

10514 IL Route 47
Huntley, IL 60142

13,200 sf

Retail/Showroom/Warehouse

FOR LEASE

\$10 psf Gross



Mark Brodson— Designated Managing
Broker
773.251.3666
mark@resourcecommercial.net

Space Features

- 13,200 sf total space zoned B3
 - 2,400 sf retail – 9' ceilings
 - 4,800 sf showroom – 9' ceilings
 - 6,000 sf warehouse – 18' ceilings
 - Mezzanine storage available
 - 12'x14' drive in door
 - Route 47 frontage
 - Two apartments on second floor not included
-

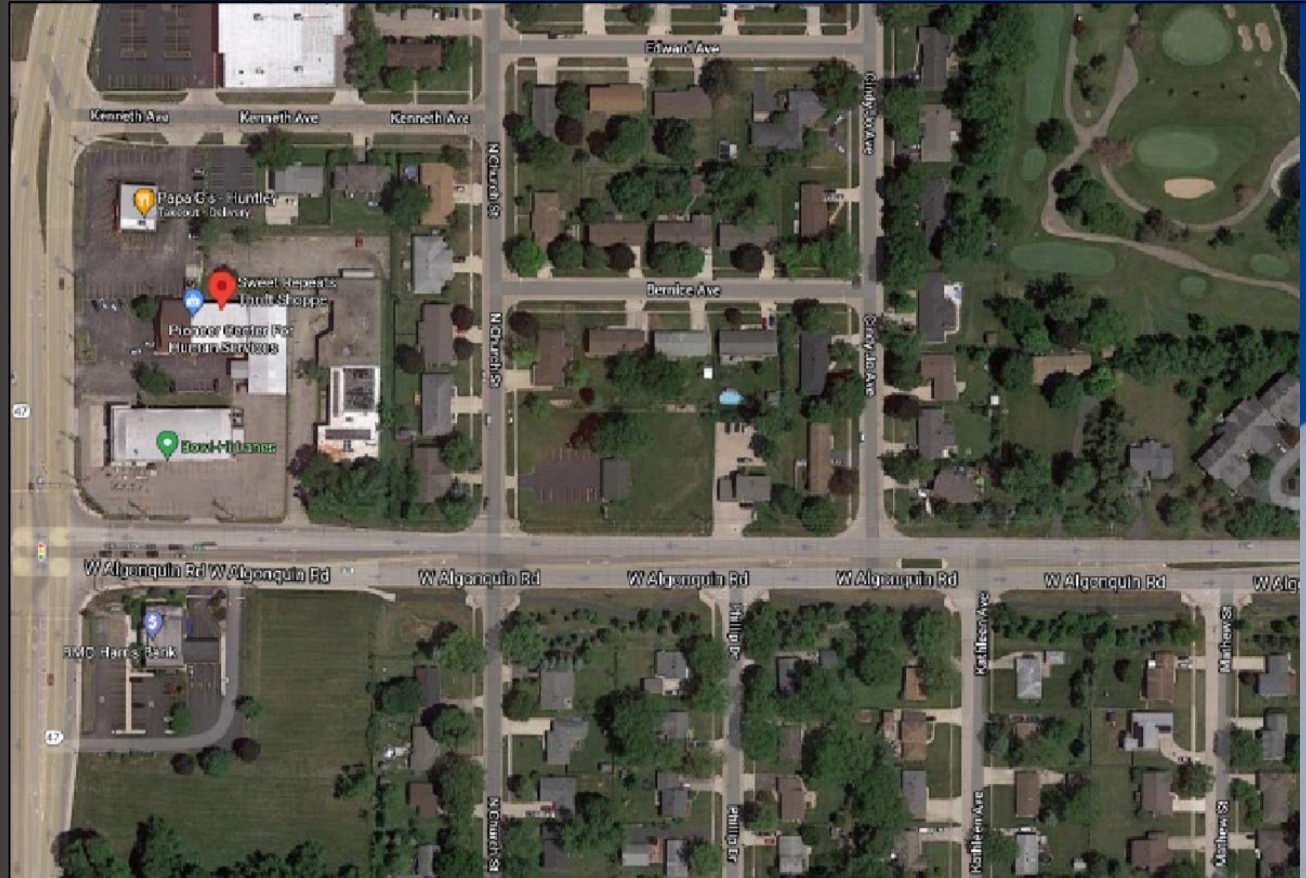


10514 Route 47, Huntley, IL 60142

Location Highlights

- Located on Route 47 just north of Algonquin Road
- 1.5 miles from I-90/Route 47 interchange
- Located in Huntley's TIF District
- Zoned B3
- Rare retail space with warehouse
- Huntley is among the fastest growing communities in the Chicago area.
- A vibrant community combining location, low cost, and full interstate access, Huntley provides a superior location for business.

Aerial Map



Disclaimer

The information contained in the memorandum has been obtained from sources we believe to be reliable; however, Resource Commercial Advisors, or any of their officers, employees, or agents, has not verified, and will not verify any of the information contained herein and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. This memorandum does not purport to be all-inclusive or to contain all the information which prospective lessee or purchaser may desire. References to square footage or age are approximate. No legal liability is assumed or shall be implied with respect thereto. The owner expressly reserves the right at its sole discretion to reject any or all proposals or expressions of interest in the property and to terminate discussions with any party at any time with or without notice.

Agency Disclosure

Mark Brodson ("Licensee") of Resource Commercial Advisors is acting solely on behalf of the Owner or Lessor of the real estate and any information given to the Licensees by the Purchaser/Lessee may be disclosed to the Owner//Lessor.

POPULATION

Huntley's corporate limits encompass 14.64 square miles of land area, with a population of 29,563 residents per 2020 esri estimates.

Huntley continues to be one of the fastest growing communities in Illinois.

The Chicago Metropolitan Agency for Planning estimates Huntley's population will rise to 41,299 by year 2050.

Currently, there are 101,379 residents with an average household income of \$121,242 within a 5 mile radius of Village Hall (10987 Main Street).



Mark Brodson – Designated Managing Broker
773.251.3666
mark@resourcecommercial.net