

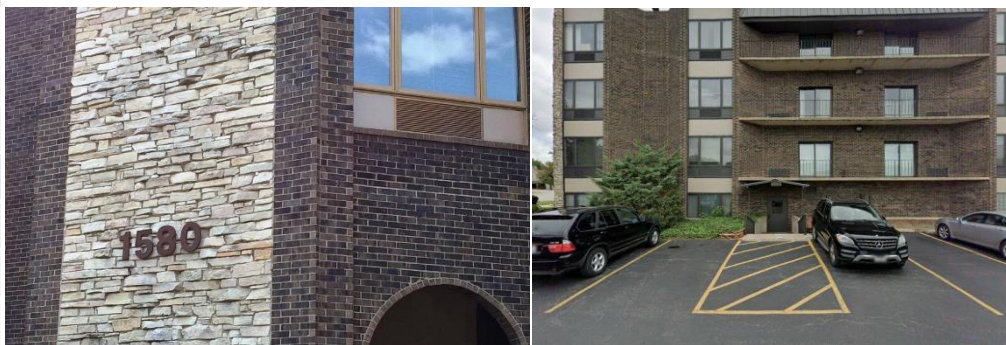
Situated In a Commercial Office Complex

Amenities:

- 250 – 4,300 Sq. Ft.
Available for General
Office Professionals
- Immediate Access to I-294
(Tri-State)
- HVAC & Janitorial
Service Provided
- Below Market Rents
- On-Site Storage for
Tenants
- Ample Parking
- Advocate Lutheran
General Hospital 1.3 Miles
to the West
- Served by Pace Bus Route
209 to Des Plaines Metra
Station and Harlem CTA
Station
- Median Household Income
of \$124,535 in Park Ridge

For LEASE \$14 psf MG
4-Story Professional Office Building

1580 Northwest Highway Park Ridge



4747 W. Peterson Ave.,
Chicago, IL 60646
P: 773-736-4100
E: info@imperialrealtyco.com
www.imperialrealtyco.com

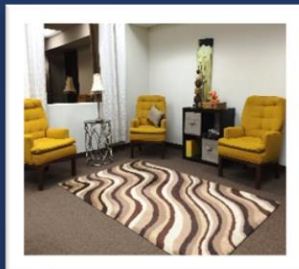
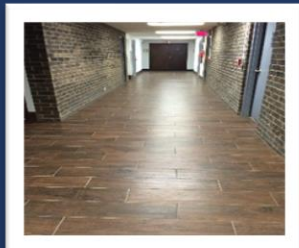
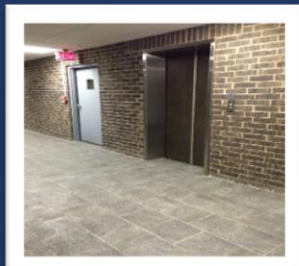
1580 Northwest Highway, Park Ridge, IL 60086

Features Include: 1580 Northwest Highway is a 4-story professional office building available for lease in Park Ridge, Illinois. The busy building is occupied by many local professionals that include medical groups, law firms, accounting practices, insurance agencies and technology firms. The building has ample outdoor parking with 145 spaces including 18 covered executive spaces. The property is set within the Park Ridge Office Complex providing access to conference rooms, storage spaces, indoor parking, loading docks, cafeteria, multiple vending machines and break areas. Ownership provided HVAC and janitorial service and has on-site staff.

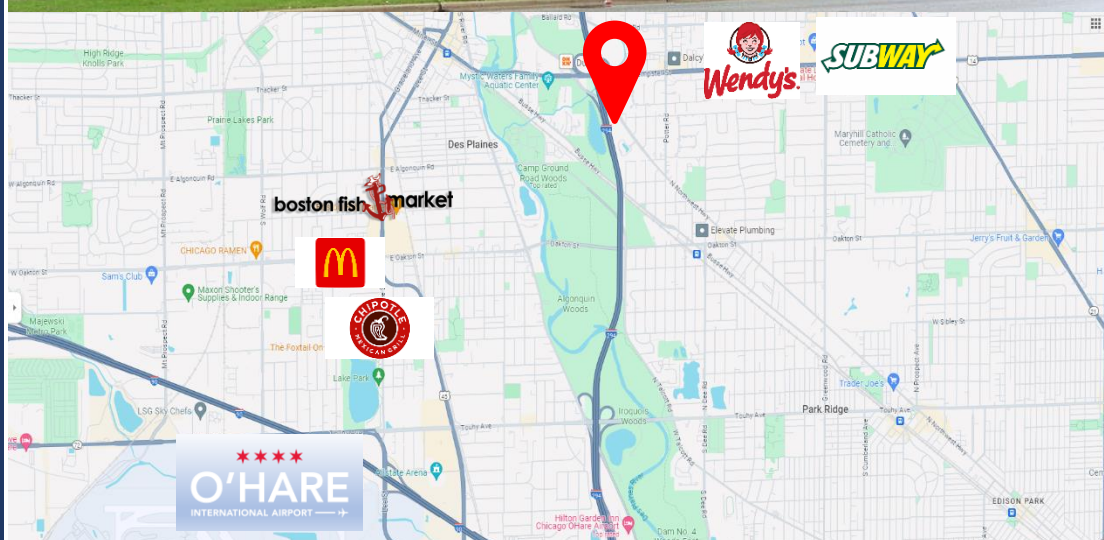
Please call to arrange a private viewing: 773-736-4100 info@imperialrealtyco.com

The information herein has been gathered from sources deemed reliable. We have no reason to doubt its accuracy but we do not guarantee it.

*Minutes Away
from The Golf
Mill Shopping
Center*



For LEASE \$14 psf MG
250 – 7,800 Sq. Ft. of Office Space Available



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1580 Northwest Highway, Park Ridge, IL 60086

Additional Information: The office building is situated at the I-294 (Tri-State Tollway), Route 14 (Dempster Street), Northwest Highway and Rand Road interchange. The office building is 1.3 miles west of Advocate Lutheran General Hospital and is served by Pace, CTA, and the Des Plaines Metra Station. The property is located approximately 8 minutes from O'Hare International Airport.

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