

1200 N. Arlington Heights Rd.

Suite 430

Itasca, IL 60143

# HAMILTON PARTNERS

www.hamiltonpartners.com



## DETAILS

**Square Feet:** 2,465 S.F.  
**Net Rent:** \$13.25/S.F.  
**OP. Expense:** \$7.59/S.F.  
**Tax:** \$1.72/S.F.  
**Gross Rent:** \$22.56/S.F.

## SUITE FEATURES

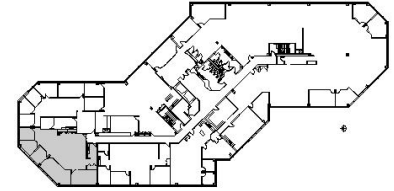
- DuPage County taxes
- Great access to O'Hare and Chicago
- Restaurants and hotels within walking distance

### Improvements and Renovations:

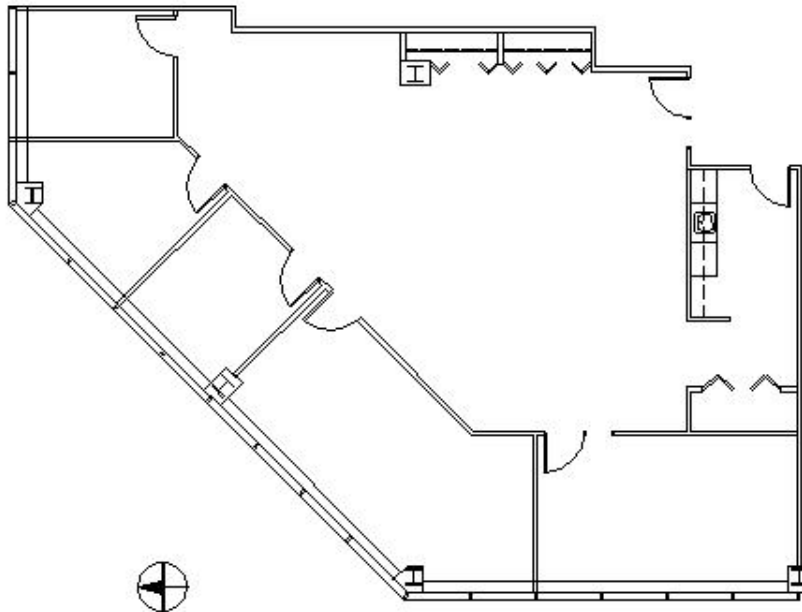
- New entry
- Renovated lobby
- New elevator cab
- New patio
- New WiFi lounge

All employees of tenants of 1200 N. Arlington Heights Road will receive a Hamilton Lakes Health Club membership included in the gross rent.

## FOURTH FLOOR PLAN



## SPACE PLAN



## HAMILTON PARTNERS - Sponsoring Broker

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