

1901 Butterfield Road

Suite 260

1901 Butterfield Road, Downers Grove, IL

60515

HAMILTON PARTNERS  
www.hamiltonpartners.com



### DETAILS

**Square Feet:** 1,815 S.F.

**Net Rent:** \$19.75/S.F.

**OP. Expense:** \$10.62/S.F.

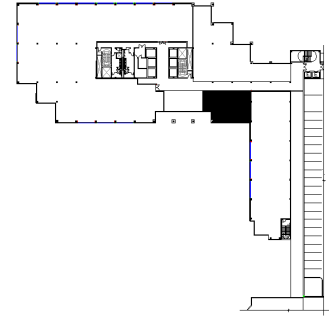
**Tax:** \$1.89/S.F.

**Gross Rent:** \$32.26/S.F.

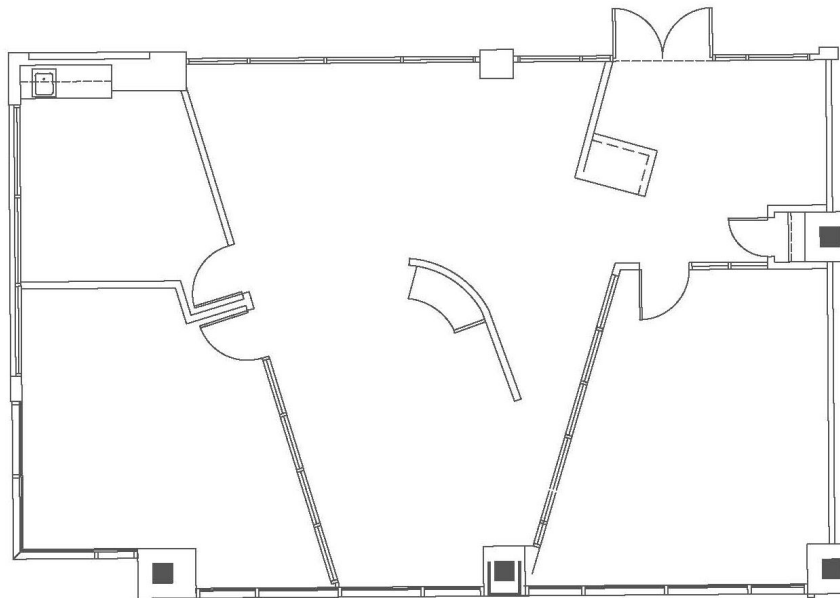
### SUITE FEATURES

- Available 10/1/2026
- High-end finishes with incredible identity
- Large corner office and beautiful conference room
- Glass and wood millwork framing throughout
- Existing kitchen
- Overlooks beautiful indoor building lobby
- 55 lineal feet of exterior windowline
- Column free space!

### 2nd Floor FLOOR PLAN



### SPACE PLAN



### HAMILTON PARTNERS - Sponsoring Broker

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