

**FOR LEASE**  
**7,601 – 16,066 SF**

**GURNEE, IL**

# 905 LAKESIDE DRIVE

## COMMENTS

- Fully Renovated & Move-In Ready Suites
- Available for Immediate Occupancy
- Functional Suites That Vary in SF
- Drive-in Door and Common Interior Dock Access (53' Truck Capable)
- 1 Mile/4 Minutes to I-94 Four-Way Interchange (Grand Ave.)
- Business Park Atmosphere
- Professionally Owned & Managed

## BUILDING DETAILS

Building Size	62,940 SF
Unit 4:	
• Total SF	16,066 SF
• Office SF	1,200 SF
Unit 7:	
• Total SF	7,601 SF
• Office SF	1,958 SF
Loading	6 Common Loading Dock Positions 6 Drive-In Doors
Clear Height	18.5' Clear
Parking Ratio	1 Stall Per 1,000 SF
Sprinkler	Wet

Brokered by:

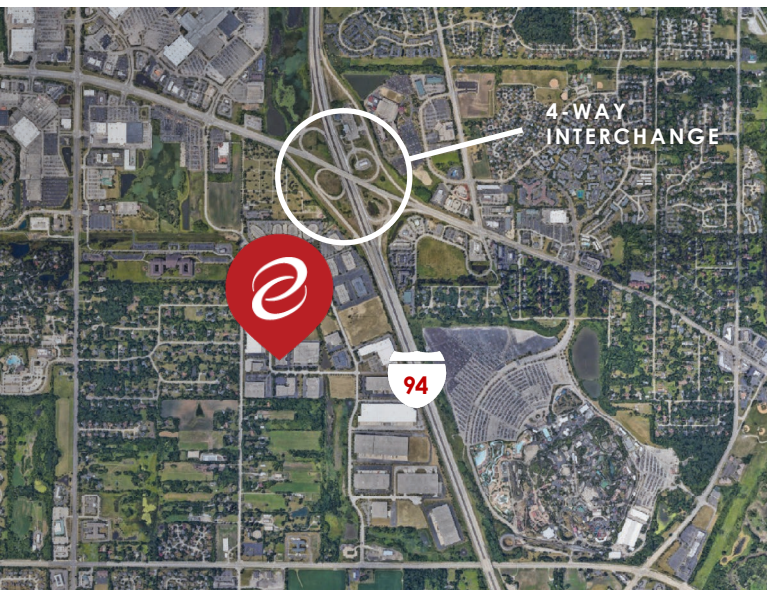
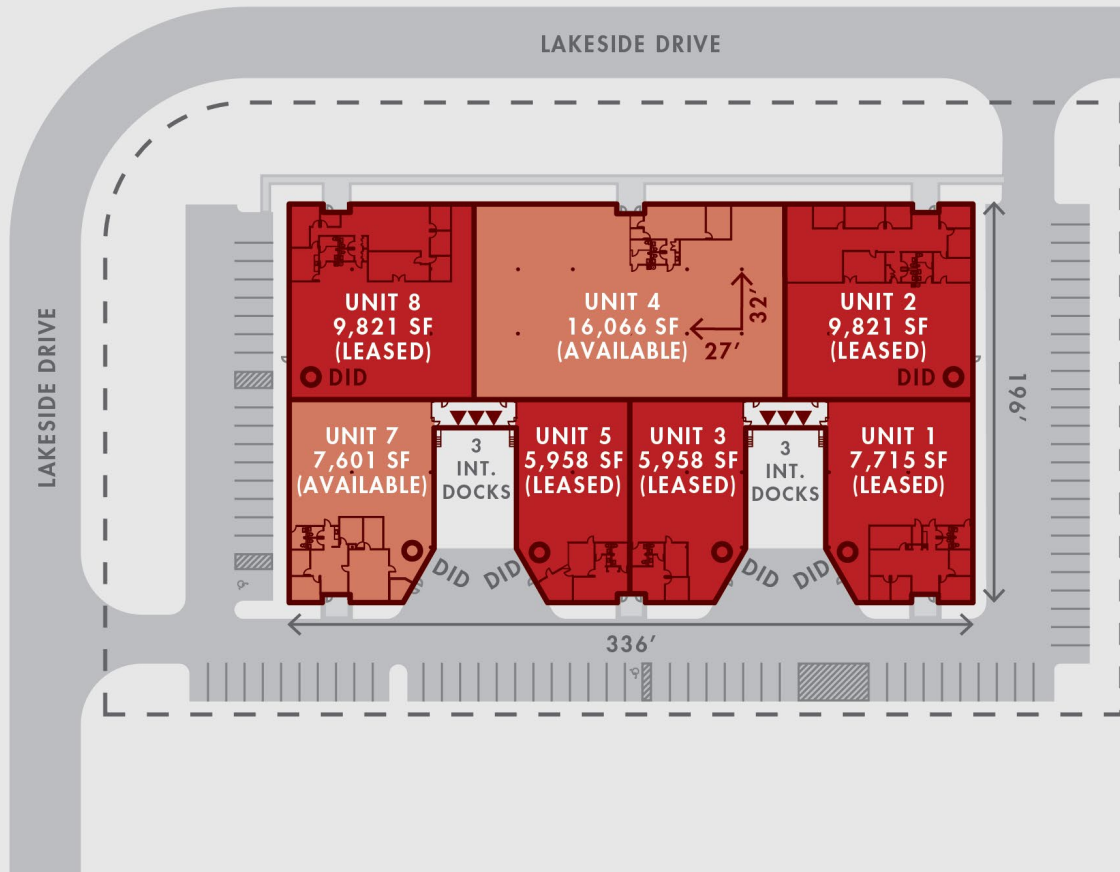
**CBRE**

Owned & Managed by:

**VentureOne** **DRA**  
ADVISORS

# FOR LEASE

## 7,601 – 16,066 SF



SUITE	TOTAL SF	OFFICE SF	ASKING RATE (MODIFIED GROSS)
Unit 1	7,715	1,945	LEASED
Unit 2	9,821	3,650	LEASED
Unit 3	5,958	861	LEASED
Unit 4	16,066	1,220	Subject to Offer
Unit 5	5,958	1,107	LEASED
Unit 7	7,601	1,958	Subject to Offer
Unit 8	9,821	2,930	LEASED
<b>TOTALS</b>	<b>62,940</b>		

**JOHNNY CONNORS**  
 CBRE  
 Johnny.Connors@CBRE.com  
 630-368-7321

**JACK FITZPATRICK**  
 CBRE  
 Jack.Fitzpatrick@CBRE.com  
 847-922-5885

**MATT KNOFF**  
 Venture One Real Estate  
 MattK@VentureOneRE.com  
 612-462-4859

