

707 Lake Cook Rd

Deerfield, IL 60015



Property Description

Discover this modern office property at 707 Lake Cook Rd in Deerfield, IL. With flexible floor plans, ample parking, and high-speed internet, this property provides a professional and accommodating space for tenants. Benefit from on-site management, customizable spaces, and convenient amenities, ensuring a practical and comfortable workspace for your business needs.

Property Highlights

- Modern architecture
- Flexible floor plans
- Ample parking
- High-speed internet connectivity

Offering Summary

Lease Rate:	\$24.50 SF/yr (MG)
Number of Units:	38
Available SF:	786 - 3,108 SF
Lot Size:	26,963 SF
Building Size:	79,383 SF

Demographics	0.25 Miles	0.5 Miles	1 Mile
Total Households	197	782	2,913
Total Population	409	1,692	6,906
Average HH Income	\$141,814	\$163,277	\$196,791

BILL GOLD | 773.792.3000 x251 | 847.736.8000 | bill@troyrealtyltd.com

6625 N AVONDALE | CHICAGO, IL 60631 | 773.792.3000 | TROY-COMPANIES.COM

The information contained herein is from other sources believed to be reliable. No independent investigation of the property or the information contained herein has been made, and no representation is made as to the accuracy or completeness thereof. Terms are subject to errors, omissions and change without notice.

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Lease Information

Lease Type:	MG	Lease Term:	Negotiable
Total Space:	786 - 3,108 SF	Lease Rate:	\$24.50 SF/yr

Available Spaces

Suite	Tenant	Size (SF)	Lease Type	Lease Rate	Description
■ 707 Lake Cook Suite 115	Available	786 SF	Modified Gross	\$24.50 SF/yr	Two Offices and Storage
■ 707 Lake Cook, Suite 250	Available	1,443 SF	Modified Gross	\$24.50 SF/yr	Four offices, Storage, Conference room, Bull Pen and Coffee Bar
■ 707 Lake Cook, Suite 260	Available	1,562 SF	Modified Gross	\$24.50 SF/yr	Two Exam Rooms, Lab space, Therapy Room, Storage Reception, and Waiting Room
■ 707 Lake Cook, Suite 276	Available	798 SF	Modified Gross	\$24.50 SF/yr	Wide Open Plan, Can be built out easily
■ 707 Lake Cook, Suite 307	Available	1,196 SF	Modified Gross	\$24.50 SF/yr	Two offices, Conference Room and Coffee bar
■ 707 Lake Cook, Suite 311	Available	951 SF	Modified Gross	\$24.50 SF/yr	Three Offices, Storage, Reception (Water in One Office)
■ 707 Lake Cook, Suite 318	Available	839 SF	Modified Gross	\$24.50 SF/yr	One Office, Bullpen, and Conference Room
■ 707 Lake Cook, Suite 350 (340)	Available	3,108 SF	Modified Gross	\$24.50 SF/yr	Two Offices, Bullpen, Conference Room, Break Room, reception, and IT Closet.

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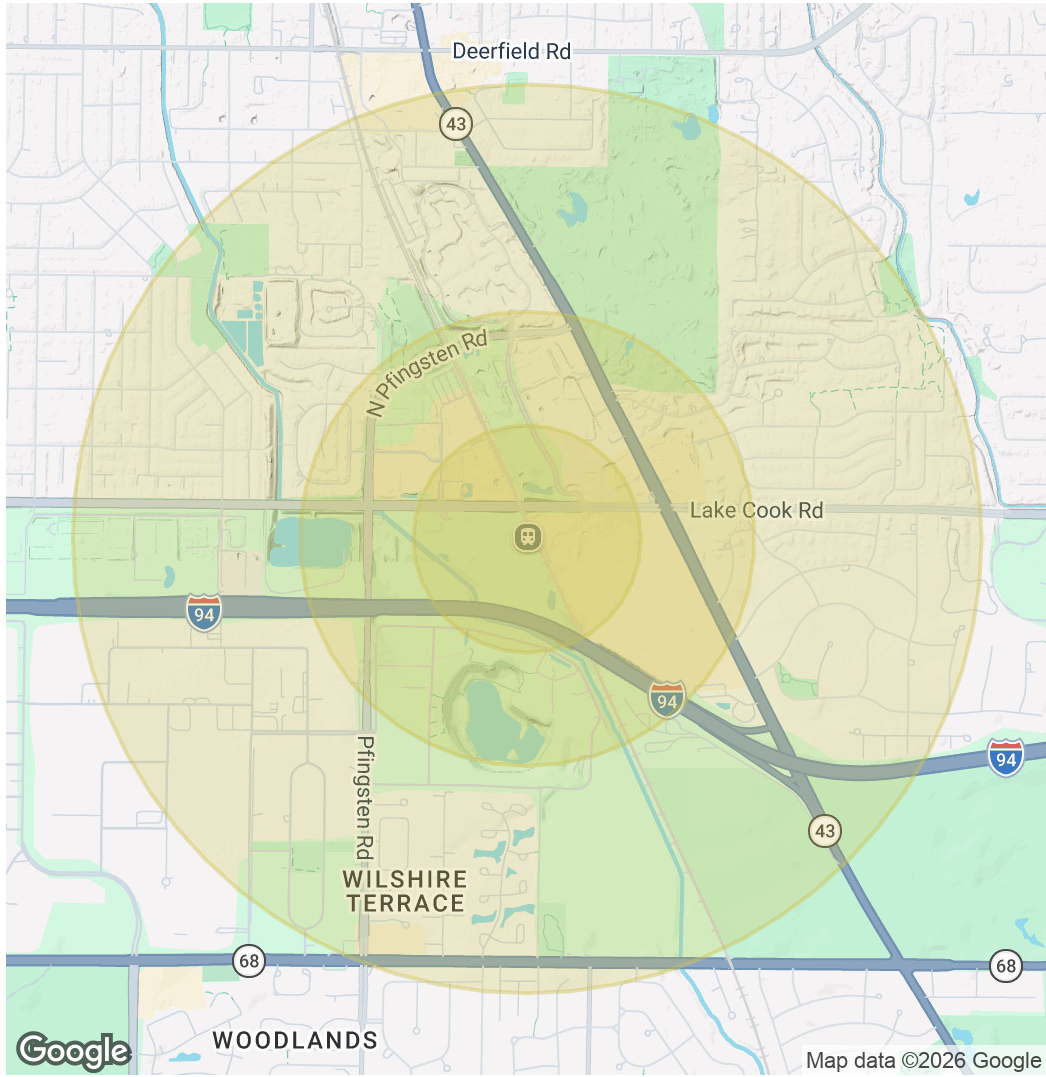
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Population	0.25 Miles	0.5 Miles	1 Mile
Total Population	409	1,692	6,906
Average Age	61.3	56.7	51.6
Average Age (Male)	60.8	55.4	49.9
Average Age (Female)	62.0	57.6	52.6

Households & Income	0.25 Miles	0.5 Miles	1 Mile
Total Households	197	782	2,913
# of Persons per HH	2.1	2.2	2.4
Average HH Income	\$141,814	\$163,277	\$196,791
Average House Value	\$536,560	\$561,122	\$610,358

2023 American Community Survey (ACS)



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