

# 401 Huehl Road

Northbrook, IL 60062



## Property Description

Explore this modern office building at 401 Huehl Road in Northbrook, IL. With flexible floor plans, ample parking, and high-speed internet, this property provides a professional and accommodating space for tenants. Benefit from , customizable spaces, and convenient amenities, ensuring a practical and comfortable workspace for your business needs.

## Property Highlights

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

## Offering Summary

Lease Rate:	\$18.50 SF/yr (MG)
Available SF:	651 & 945 SF
Building Size:	21,289 SF

Demographics	0.25 Miles	0.5 Miles	1 Mile
Total Households	141	581	2,906
Total Population	328	1,361	7,360
Average HH Income	\$176,590	\$180,357	\$206,701

**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:	651 & 945 SF	Lease Rate:	\$18.50 SF/yr

## Available Spaces

Suite	Tenant	Size (SF)	Lease Type	Lease Rate	Description
■ 401 Huehl, Suite 1D	Available	945 SF	Modified Gross	\$18.50 SF/yr	Two Offices, Lounge and Reception
■ 401 Huehl 1B	Available	651 SF	Modified Gross	\$18.50 SF/yr	1 Office, Reception and Front desk

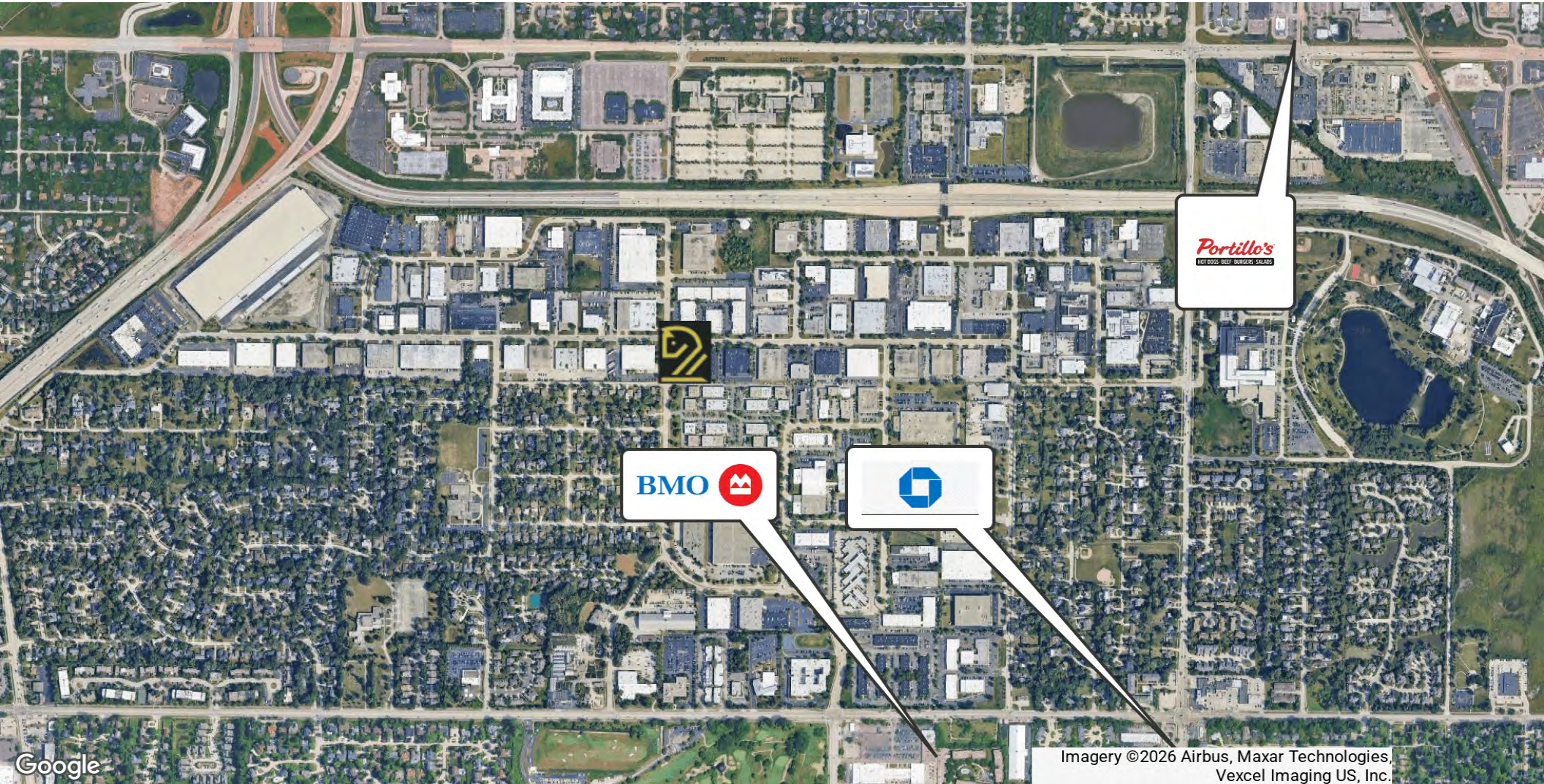
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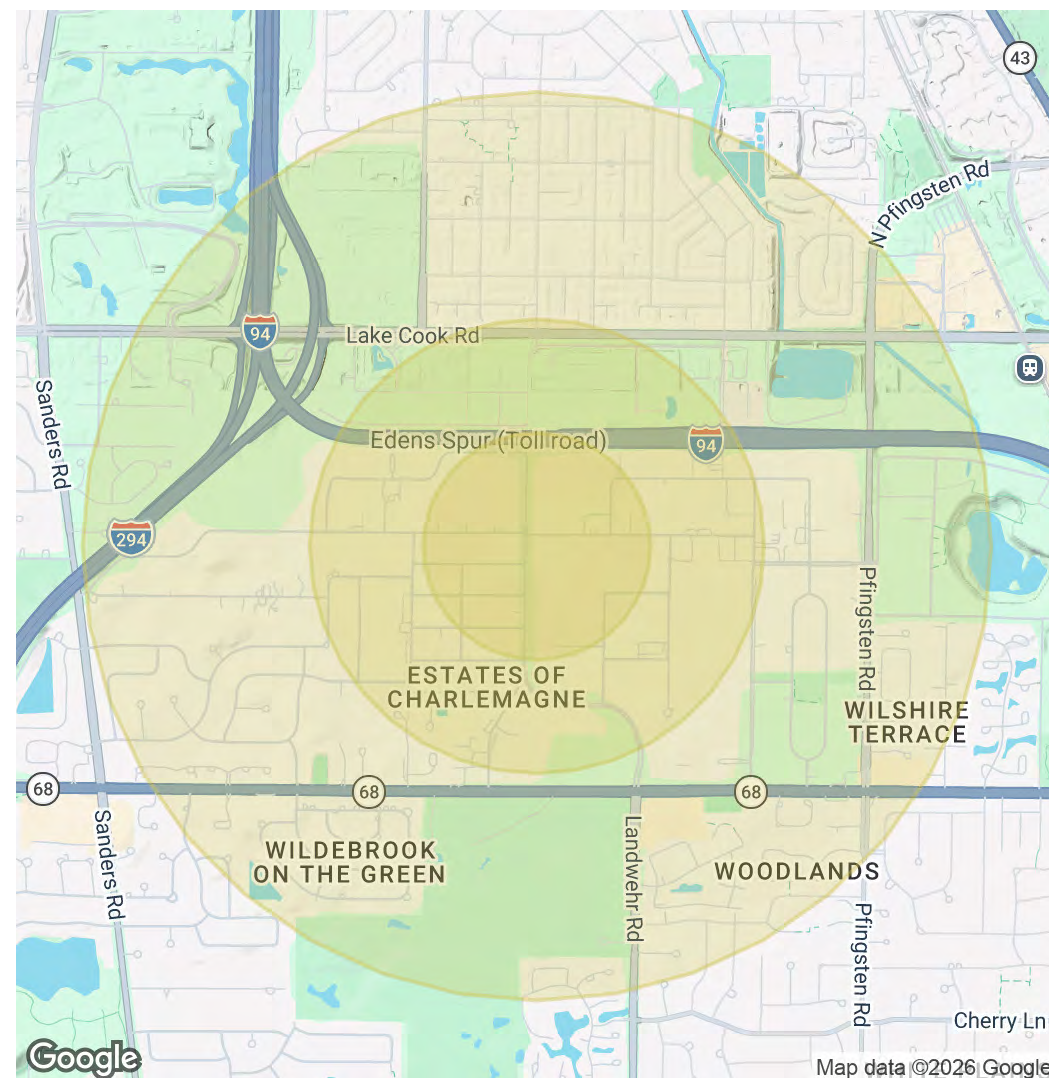
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Population	0.25 Miles	0.5 Miles	1 Mile
Total Population	328	1,361	7,360
Average Age	50.5	49.9	47.4
Average Age (Male)	49.4	48.8	46.8
Average Age (Female)	52.4	51.9	48.0

Households & Income	0.25 Miles	0.5 Miles	1 Mile
Total Households	141	581	2,906
# of Persons per HH	2.3	2.3	2.5
Average HH Income	\$176,590	\$180,357	\$206,701
Average House Value	\$605,650	\$602,716	\$635,695

2023 American Community Survey (ACS)



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