OFFCIE SPACE FOR LEASE

1845 EAST RAND ROAD



Available Spaces

Space	Size	Term	Rate	Space Use	Condition	Available
L-111	1,440	36-60 Months	$24.00 /sf/yr	Office	Recent Updates	At lease signing

- 1,440 SF Professional Office Condo
- Move in Ready Unit
- Built-in Podcast Studio
- Updated Kitchen with porcelain tile
- Ample common parking
- Suitable for a variety of professional uses, including medical, legal, accounting, real estate, mortgage, and general office

Move-in ready 1,440 SF corner office condo located in the Rand/Olive Professional Suites at the high-profile corner of Rand Road and Olive Street in Arlington Heights. This lower-level corner unit features grade-level windows providing excellent natural light and a recently updated interior with seven rooms, including five private offices, a reception area, kitchenette with porcelain time, built-in podcast studio. wood-look luxury vinyl plank flooring and fresh paint throughout.

The professional building offers ample common parking, with building maintenance, lawn care, snow removal, garbage, and parking maintained through the association. Monthly association fees also include water and janitorial service, while the unit owner is responsible for electric. Central heat and air conditioning provide year-round comfort.

An excellent opportunity for an owner-user seeking a professional office location with convenient access to Rand Road, shopping, restaurants, hotels, public transportation, and major expressways.

KELLER WILLIAMS ONECHICAGO
700 Busse Hwy
Park Ridge, IL 60068

Each Office Independently Owned and Operated

DAVID PIOTROWSKI
Senior Commercial Broker
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475.155906 , IL

NATE THOMPSON
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PROPERTY PHOTOS

1845 EAST RAND ROAD







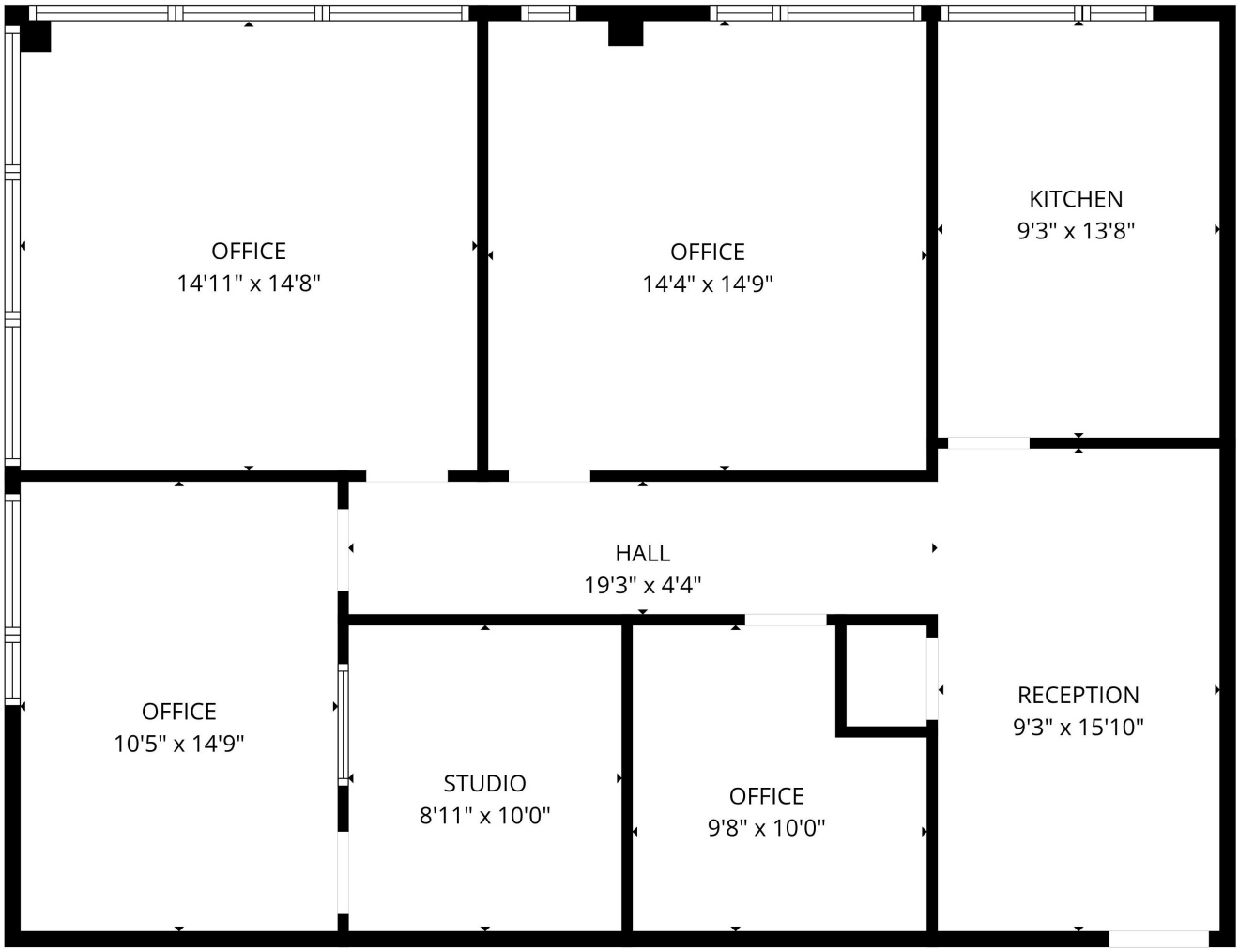






PROPERTY PHOTOS

1845 EAST RAND ROAD



FLOOR PLAN CREATED BY CUBICASA APP. MEASUREMENTS DEEMED HIGHLY RELIABLE BUT NOT GUARANTEED.

PROFESSIONAL BIO

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PROFESSIONAL BACKGROUND

David Piotrowski joined Keller Williams Realty Partners Now Keller Williams ONEChicago in 2018, later that same year joined KW Commercial, a division of Keller Williams Realty Partners. As part of KW Commercial David works with all types of commercial transactions including: acquisition, disposition, leasing and tenant representation. In today's ever-changing investment real estate market, David believes that it is imperative to be flexible and forward-thinking, and to work diligently and intelligently to consistently produce success. David's record demonstrates his ability to succeed and achieve extraordinary results for his clients under the most challenging of market conditions, through every cycle. His steadiness places him in an elite group of investment professionals who achieve optimal results for their clients through relationships with the largest pool of qualified investors available.

David's first foray into investing was helping his parents work on their apartment building which they exchanged into a Motel in Wisconsin. Then at the age of 24, purchased himself an apartment building and worked diligently to increase its value. David saw the worth in what he had done. He decided to educate himself more about real estate investing, and earned his Real Estate License in 2012. Next, he went to work with a national real estate company to help other investors in the multi-family space.

Since then, he has helped in leasing apartments, retail and office space. As well as, helping investors buy and/or sell apartments, office and retail properties in Illinois and Wisconsin. The most important duty for David is making sure investors are getting the most value out of their properties like he did.

2021 – Licensed in the State Wisconsin as a Real Estate Sales person.
2021 - Member Chicago Association of Realtors as well as a member for the Commercial Forum which is part of CAR.
2020 - Joined the Commercial Alliance Committee in 2020 as a Director with Mainstreet Organization of REALTORS®.
2019 - Managing Director of the Commercial Division and sits on the Agent Leadership Console(ALC) in the Market Center(MC)
2019 - Joined KW Commercial a Division of Keller Williams Realty Partners.
2018 – Joined Keller Williams Realty Partners.
2013 - Member of Mainstreet Organization of REALTORS®.
2011 – Licensed in the State of Illinois as Real Estate Broker.