

850-868 Technology Way - Pine Meadow Corp Center

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	79,194 SF (94.8%)
Built	1999
Stories	1
Elevators	None
Typical Floor	79,194 SF
Tenancy	Multiple
Available	4,120 SF
Max Contiguous	4,120 SF
Asking Rent	Withheld
Parking Spaces	6.00/1,000 SF; 475 Surface Spaces



Property Details

Land Area	7.66 AC (333,670 SF)	Zoning	O2
Building FAR	0.24	Parcel	11-18-104-040
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	-	Office	Direct	4,120	4,120	4,120	Withheld	Vacant	1 - 5 Years

Amenities

- Pond

Transportation

Parking Details	6.00/1,000 SF; 475 Surface Spaces		
Traffic Volume	4,396 on Usg Dr (2025); 1,605 on American Way (2025); 10,632 on Lucerne Ln (2025); 20,500 on Winchester Rd (2025); 20,772 on Winchester Rd (2023); 10,632 on American Way (2025); 3,103 on Springhaven Dr (2025); 18,724 on Usg Dr (2024); 3,144 on Springhaven Dr (2023); 17,101 on St William Dr (2025)		
Commuter Rail	Mundelein Station		11 min drive
	Libertyville Station		8 min drive
Airport	Chicago O'Hare International		41 min drive
Walk Score [®]	Car-Dependent (17)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Xfinity	1	30,612	65	Jul 2019	-
Center Church	1	18,000	21	Jan 2017	-
Mobile Therapy Centers of America, LLC	1	16,069	53	Jan 2021	-

Showing 3 of 3 Tenants

1920 Innovation Way - Innovation Park

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Manufacturing

Property Summary

RBA (% Leased)	61,664 SF (0.0%)
Built/Renovated	1992/2017
Tenancy	Single
Available	61,664 SF
Max Contiguous	61,664 SF
Asking Rent	\$10.00 SF/Year/N
Clear Height	55'
Drive Ins	1 total
Docks	8 exterior
Levelers	6 exterior
Parking Spaces	Surface Spaces Available



Property Details

Land Area	84.00 AC (3,659,040 SF)	Power	Yes
Building FAR	0.02	Zoning	Industrial
Cross Docks	Yes	Parcel	11-18-300-011

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
100	Industrial	Direct	61,664	61,664	\$10.00 N	Vacant	Negotiable	7	-

Amenities

- 24 Hour Access
- Bio-Tech/ Lab Space
- Car Charging Station
- Conferencing Facility
- Fiber Optic Internet
- Fitness Center
- Mezzanine
- Monument Signage
- Property Manager on Site
- Reception
- Reception
- Restaurant
- Security System
- Security System
- Security System
- Shallow Bay
- Signage
- Smoke Detector
- Smoke Detector
- Smoke Detector
- Storage Space
- Storage Space
- Wheelchair Accessible
- Wheelchair Accessible
- Wheelchair Accessible

Transportation

Parking Details	Surface Spaces Available
Traffic Volume	16,506 on Dunbar Rd (2025); 4,396 on Usg Dr (2025); 1,605 on American Way (2025); 349 on Dairy Ln (2024); 18,724 on Usg Dr (2024); 16,535 on Highfield Rd (2024); 16,535 on Highfield Rd (2024); 10,632 on American Way (2025); 17,748 on Edgemont St (2025)
Commuter Rail	Mundelein Station 7 min drive
	Prairie Crossing Station (MD-North) 7 min drive
Airport	Chicago O'Hare International 43 min drive
	Chicago Midway International 70 min drive
Walk Score [®]	Car-Dependent (8)

325 N 4th St

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Warehouse

Property Summary

RBA (% Leased)	28,000 SF (0.0%)
Built	1965
Tenancy	Single
Available	10,000 - 28,000 SF
Max Contiguous	28,000 SF
Asking Rent	\$8.00 SF/Year/NNN
Drive Ins	3 total
Docks	2 exterior
Levelers	None
Parking Spaces	Surface Spaces Available



Property Details

Land Area	1.10 AC (47,916 SF)	Power	400a/208v
Building FAR	0.58	Zoning	I
Cross Docks	None	Parcel	11-16-417-006 (+2 more)

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	10,000 - 28,000	28,000	\$8.00 NNN	Vacant	Negotiable	1	2

Amenities

- Air Conditioning
- Air Conditioning
- Air Conditioning

Transportation

Parking Details	Surface Spaces Available
Traffic Volume	2,950 on N 4th St (2025); 4,933 on Broadway (2023); 4,828 on Broadway (2025); 2,449 on Hurlburt Ct (2025); 3,204 on Appley Ave (2025); 12,723 on S 4th Ave (2024); 12,723 on N 2nd St (2024); 4,828 on North Ave (2025); 12,723 on N 2nd St (2024); 2,240 on Wright Ct (2025)
Transit/Subway	Libertyville Station 16 min walk
Commuter Rail	Libertyville Station 16 min walk Mundelein Station 10 min drive
Airport	Chicago O'Hare International 35 min drive Chicago Midway International 63 min drive
Walk Score®	Somewhat Walkable (68)

28085 N Ashley Cir - Viking Park

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	33,026 SF (74.3%)
Built	1992
Stories	2
Elevators	None
Typical Floor	16,513 SF
Tenancy	Multiple
Available	114 - 8,500 SF
Max Contiguous	3,000 SF
Asking Rent	\$12.50 SF/Year
Parking Spaces	0.27/1,000 SF; 10 Surface Spaces



Property Details

Land Area	0.92 AC (40,075 SF)	Zoning	LI - Light Industrial
Building FAR	0.82	Parcel	11-23-401-064 (+1 more)
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	102	Office	Direct	114 - 3,000	3,000	3,000	Withheld	Vacant	Negotiable
P 2	201	Office	Direct	3,000	3,000	3,000	\$12.50 +UTIL	Vacant	1 - 5 Years
P 2	2	Office	Direct	300 - 2,500	2,500	2,500	\$12.50 MG	Vacant	1 - 5 Years

Amenities

- Conferencing Facility
- Pond
- Property Manager on Site

Transportation

Parking Details	0.27/1,000 SF; 10 Surface Spaces		
Traffic Volume	75,071 on W Petronella Dr (2025); 6,381 on W Polo TrlDr (2025); 142,722 on Rockland Rd (2025); 3,597 on W Lambs Ln (2024); 3,199 on Bradley Rd (2025); 3,763 on Old School Rd (2025); 6,381 on W Business Center Dr (2025); 1,183 on Riteway Rd (2025); 2,498 on W Old School Rd (2024); 14,313 on I- 94 (2024)		
Commuter Rail	Libertyville Station		9 min drive
	Lake Bluff Station		11 min drive
Airport	Chicago O'Hare International		34 min drive
	Chicago Midway International		61 min drive
Walk Score [®]	Car-Dependent (29)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Electronic Entry Systems Inc	1	3,000	20	Jan 2026	-
Lydia Home Association	2	3,000	20	Aug 2024	-



Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Arrow Medical	1	2,633	17	Jan 2026	-
MRH Marketing Inc	1	2,500	16	Oct 2021	-
Cutting Edge Connect	2	1,500	7	Jan 2026	-

Showing 5 of 7 Tenants

708 Florsheim Dr

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	2,000 SF (45.0%)
Built/Renovated	1999/2020
Stories	1
Typical Floor	1,100 SF
Tenancy	Multiple
Available	1,100 SF
Max Contiguous	1,100 SF
Asking Rent	\$24.00 SF/Year/MG



Property Details

Land Area	0.25 AC (10,890 SF)	Owner Occupied	No
Building FAR	0.18	Parcel	11-27-308-067
Slab to Slab	10'		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
E 1	-	Office	Direct	1,100	1,100	1,100	\$24.00 MG	Vacant	Negotiable

Transportation

Traffic Volume	22,910 on E Greggs Pkwy (2024); 29,695 on Greentree Pkwy (2025); 30,000 on Greentree Pkwy (2023); 22,910 on Artaius Pkwy (2024); 1,943 on Flamingo Pkwy (2024); 4,537 on Briarwood Ln (2025); 4,620 on Briarwood Ln (2023); 22,910 on Hollister Dr (2024); 2,441 on Paddock Ln (2024)								
Commuter Rail	Libertyville Station								5 min drive
	Vernon Hills Station								10 min drive
Airport	Chicago O'Hare International								56 min drive
	Chicago Midway International								65 min drive
Walk Score [®]	Somewhat Walkable (55)								

1840 Industrial Dr - Wagener Corporate Centre

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Industrial

Property Summary

RBA (% Leased)	55,100 SF (89.9%)
Built	1989
Tenancy	Multiple
Available	2,640 - 8,775 SF
Max Contiguous	3,225 SF
Asking Rent	\$9.00 - 9.65 SF/Year/NNN
Clear Height	14'
Drive Ins	26 total
Docks	4 exterior
Levelers	None
Parking Spaces	2.25/1,000 SF; 124 Surface Spaces; Covered Spaces Available



Property Details

Land Area	4.00 AC (174,240 SF)	Zoning	I-1
Building FAR	0.32	Parcel	10-12-203-003
Slab Thickness	6"		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
100	Industrial	Direct	3,225/690 Office	3,225	\$9.65 NNN	03/2026	Negotiable	-	1
310	Office	Direct	2,910	2,910	\$9.50 NNN	Vacant	Negotiable	-	-
120	Industrial	Direct	2,640	2,640	\$9.00 NNN	Vacant	Negotiable	-	1

Transportation

Parking Details	2.25/1,000 SF; 124 Surface Spaces; Covered Spaces Available
Traffic Volume	16,556 on Industrial Dr (2024); 22,401 on Peterson Rd (2023); 21,900 on Peterson Rd (2021); 16,495 on Industrial Dr (2025); 19,184 on US Hwy 45 (2024); 13,191 on Kelley Ct (2024); 15,910 on US Hwy 45 (2020); 16,835 on Cty A33 (2023); 26,179 on Antioch Rd (2025); 15,861 on Hwy 45 (2025)
Commuter Rail	Prairie Crossing Station (NCS) 5 min drive Prairie Crossing Station (MD-North) 4 min drive
Airport	Chicago O'Hare International 43 min drive
Walk Score [®]	Car-Dependent (18)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Midwest Hose & Speciality, Inc.	1	6,000	7	Mar 1991	-
HX Home Solutions	1	3,225	3	Apr 2014	-
EBS Ink-Jet Systems USA	1	2,753	8	Nov 2009	-
Protein Essentials	1	2,637	5	Nov 2018	-
Elliot West Home Services	1	1,500	3	Feb 2020	-

Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
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Showing 5 of 12 Tenants

1881 Industrial Dr - Libertyville Ind Center

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Warehouse

Property Summary

RBA (% Leased)	7,139 SF (0.0%)
Built	1986
Tenancy	Single
Available	7,139 SF
Max Contiguous	7,139 SF
Asking Rent	\$12.00 SF/Year/NNN
Clear Height	20'
Drive Ins	3 total/8' w x 10' h
Docks	1 interior
Levelers	1 interior
Parking Spaces	Surface Spaces Available



Property Details

Land Area	0.80 AC (34,848 SF)	Power	200a/
Building FAR	0.20	Zoning	I-1
Crane	None	Parcel	10-12-201-016

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	7,139/1,600 Office	7,139	\$12.00 NNN	Vacant	1 - 10 Years	1	3

Transportation

Parking Details	Surface Spaces Available
Traffic Volume	16,835 on Cty A33 (2023); 16,556 on Industrial Dr (2024); 22,401 on Peterson Rd (2023); 21,900 on Peterson Rd (2021); 16,495 on Industrial Dr (2025); 19,184 on US Hwy 45 (2024); 26,179 on Antioch Rd (2025); 13,191 on Kelley Ct (2024); 782 on Mallory Dr (2023); 15,910 on US Hwy 45 (2020)
Commuter Rail	Prairie Crossing Station (NCS) 4 min drive Prairie Crossing Station (MD-North) 19 min walk
Airport	Chicago O'Hare International 65 min drive
Walk Score [®]	Car-Dependent (20)

915 N Milwaukee Ave

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	3,300 SF (50.0%)
Built	1984
Stories	2
Elevators	None
Typical Floor	3,300 SF
Tenancy	Multiple
Available	1,650 - 3,300 SF
Max Contiguous	1,650 SF
Asking Rent	\$29.96 - 30.00 SF/Year
Parking Spaces	12.12/1,000 SF; 40 Surface Spaces



Property Details

Land Area	0.08 AC (3,485 SF)	Zoning	C-2
Building FAR	0.95	Parcel	11-16-100-059
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
E 1	B	Office	Sublet	1,650	1,650	1,650	\$29.96 MG	Vacant	Thru Apr 2027
E 1	-	Office	Direct	1,650	1,650	1,650	\$30.00 NNN	Vacant	Negotiable

Amenities

- Air Conditioning
- Security System
- Smoke Detector
- Air Conditioning
- Security System
- Smoke Detector
- Air Conditioning
- Skylights
- Security System
- Skylights

Transportation

Parking Details	12.12/1,000 SF; 40 Surface Spaces
Traffic Volume	21,714 on W Ellis Ave (2024); 21,714 on Johnson Ave (2024); 24,851 on Winchester Rd (2025); 25,103 on Winchester Rd (2023); 21,714 on Appley Ave (2024); 2,652 on E Ellis Ave (2025); 21,714 on Appley Ave (2024); 6,936 on N Milwaukee Ave (2025); 21,676 on Cty A34 (2025)
Commuter Rail	Libertyville Station 5 min walk Mundelein Station 8 min drive
Airport	Chicago O'Hare International 36 min drive
Walk Score [®]	Very Walkable (83)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Dr Raymond Copeland Dds Endodontist	1	500	-	Mar 2022	-
Dr Wayne Mason Dds Prosthodontics	1	500	-	Mar 2022	-
Lloyd Orthodontics	1	500	-	Mar 2022	-



2026 CoStar Group - Licensed to Village of Libertyville - 1606569
 This report does not represent zoning approval at any noted location, to ensure zoning fit for the proposed use, please submit review of Application for Occupancy which is available at www.Libertyville.com/Occupancy. Call 847-918-2029 with questions.



Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
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Showing 3 of 3 Tenants

1742-1768 N Milwaukee Ave - Adler Square

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

Center Type	Neighborhood Center
GLA (% Leased)	19,495 SF (79.2%)
Built	2003
Tenancy	Multiple
Available	1,353 - 4,063 SF
Max Contiguous	2,710 SF
Asking Rent	\$22.00 SF/Year/NNN
Frontage	207' on N Milwaukee Ave
Parking Spaces	3.74/1,000 SF; 77 Surface Spaces



Property Details

Land Area	1.93 AC (84,071 SF)	Zoning	C3, Libertyville
Building FAR	0.23	Parcel	11-09-309-015

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	1754	Office/Retail	Direct	1,357 - 2,710	2,710	2,710	\$18.00 NNN	Vacant	Negotiable
P 1	Med-ical Office	Retail	Direct	1,353	1,353	1,353	\$22.00 NNN	Vacant	Negotiable

Transportation

Parking Details	3.74/1,000 SF; 77 Surface Spaces		
Traffic Volume	26,123 on W Adler Dr (2023); 25,763 on W Adler Dr (2025); 21,714 on W Adler Dr (2024); 23,339 on Peterson Rd (2025); 20,519 on Buckley Rd (2024); 22,736 on W Des Plaines Dr (2024); 20,519 on N Milwaukee Ave (2024); 23,284 on Buckley Rd (2024); 21,714 on Finstad Dr (2024); 19,922 on Cater Ln (2024)		
Frontage	207' on N Milwaukee Ave		
Commuter Rail	Libertyville Station		4 min drive
	Prairie Crossing Station (MD-North)		6 min drive
Airport	Chicago O'Hare International		38 min drive
Walk Score®	Somewhat Walkable (54)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
The Tapastry	1	5,900	-	Aug 2025	Aug 2030
Skyline Dry Cleaner	1	4,120	8	Nov 2009	-
Great Clips	1	2,060	6	Nov 2009	-
Illinois Nails Spa	1	2,060	3	Nov 2009	-
Renew Family Consignment	1	2,060	2	Nov 2009	-

Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
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Showing 5 of 10 Tenants

902-918 S Milwaukee Ave - Liberty Mill Plaza

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

Center Type	Neighborhood Center
GLA (% Leased)	34,367 SF (100%)
Built	1974
Tenancy	Multiple
Available	2,000 - 3,500 SF
Max Contiguous	3,500 SF
Asking Rent	\$15.00 SF/Year/NNN
Frontage	536' on S Milwaukee Avenue
Frontage	367' on Valley Park Dr
Parking Spaces	1.73/1,000 SF; 178 Surface Spaces



Property Details

Land Area	7.90 AC (344,263 SF)	Parcel	11-16-100-031 (+2 more)
Building FAR	0.10		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	-	Retail	Direct	2,000 - 3,500	3,500	3,500	\$15.00 NNN	60 Days	Negotiable

Amenities

- Signage

Transportation

Parking Details	1.73/1,000 SF; 178 Surface Spaces		
Traffic Volume	1,992 on Ardmore Ter (2024); 27,732 on Valley PkDr (2025); 30,390 on Valley PkDr (2025); 30,303 on Condell Dr (2025); 2,449 on Valley PkDr (2025); 30,715 on Condell Dr (2023); 22,460 on Valley Park Dr (2018); 27,969 on Valley PkDr (2023); 2,449 on S 5th Ave (2025); 2,499 on S 5th Ave (2023)		
Frontage	536' on S Milwaukee Avenue; 367' on Valley Park Dr		
Commuter Rail	Libertyville Station		3 min drive
	Mundelein Station		10 min drive
Airport	Chicago O'Hare International		36 min drive
	Chicago Midway International		63 min drive
Walk Score [®]	Somewhat Walkable (60)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
O'Reilly Auto Parts	1	9,056	-	Apr 2012	-
Dinner by Design	1	6,500	-	Oct 2008	-
Corporate Wellness Partners	1	5,962	8	Jun 2015	-
High School Dist 128	1	5,000	-	Apr 2022	Mar 2032



Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Lake County Dental Care: Dr. David Potts	1	1,000	11	Jul 2016	-

Showing 5 of 12 Tenants

1125-1199 S Milwaukee Ave - Greentree Plaza

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

Center Type	Neighborhood Center
GLA (% Leased)	101,210 SF (82.6%)
Tenancy	Multiple
Available	6,000 - 17,600 SF
Max Contiguous	17,600 SF
Asking Rent	\$15.00 SF/Year/NNN
Frontage	Green Tree
Frontage	Milwaukee
Parking Spaces	4.20/1,000 SF; 316 Surface Spaces



Property Details

Land Area	9.70 AC (422,532 SF)	Zoning	C-4, Libertyville
Building FAR	0.24	Parcel	11-28-201-023 (+1 more)

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	1129	Retail	Direct	11,600	17,600	17,600	\$15.00 NNN	Vacant	Negotiable
P 1	1125	Retail	Direct	6,000	17,600	17,600	\$15.00 NNN	Vacant	5 - 10 Years

Amenities

- Air Conditioning
- Bus Line
- Restaurant
- Air Conditioning
- Courtyard
- Signage
- Air Conditioning
- Dedicated Turn Lane
- Signalized Intersection
- Banking
- Pylon Sign
- Tenant Controlled HVAC

Transportation

Parking Details	4.20/1,000 SF; 316 Surface Spaces
Traffic Volume	4,620 on Briarwood Ln (2023); 28,647 on Greentree Pkwy (2025); 4,537 on Briarwood Ln (2025); 26,500 on Greentree Pkwy (2021); 28,443 on Greentree Pkwy (2023); 1,943 on Flamingo Pkwy (2024); 30,000 on Greentree Pkwy (2023); 29,695 on Greentree Pkwy (2025); 2,690 on Evergreen Ct (2024); 22,460 on Valley Park Dr (2018)
Commuter Rail	Libertyville Station 5 min drive Mundelein Station 11 min drive
Airport	Chicago O'Hare International 35 min drive Chicago Midway International 62 min drive
Walk Score [®]	Somewhat Walkable (59)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Club Five Health	1	41,000	-	Apr 2026	-
O'Reilly's Furniture	1	11,000	5	Jul 2013	-
X-Golf	1	7,800	33	Sep 2019	-



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Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Caravel National Autism Treatment	1	7,000	-	Sep 2025	-
Viet Taste	1	5,061	-	Jul 2025	-

Showing 5 of 12 Tenants

1580 S Milwaukee Ave

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	63,207 SF (77.8%)
Built	1980
Stories	6
Elevators	3 passenger
Typical Floor	10,534 SF
Tenancy	Multiple
Available	286 - 14,412 SF
Max Contiguous	2,035 SF
Asking Rent	\$18.25 SF/Year/MG
Parking Spaces	3.36/1,000 SF; 290 Surface Spaces; Covered Spaces Available



Property Details

Land Area	2.41 AC (104,980 SF)	Owner Occupied	No
Building FAR	0.60	Parcel	11-28-401-005
Core Factor	16.6%		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	102	Office	Direct	2,035	2,035	2,035	\$18.25 MG	Vacant	1 - 10 Years
P 2	203	Office	Direct	1,228	1,228	1,228	\$18.25 MG	Vacant	1 - 10 Years
P 2	218	Office	Direct	782	782	782	\$18.25 MG	Vacant	Negotiable
P 2	90-214	Office	Direct	360	360	360	\$18.25 MG	03/2026	Negotiable
P 3	320/325	Office	Direct	1,909	1,909	1,909	\$18.25 MG	Vacant	Negotiable
P 3	330	Office	Direct	650	650	650	\$18.25 MG	Vacant	Negotiable
P 3	90-307	Office	Direct	286	286	286	\$18.25 MG	Vacant	Negotiable
P 4	425	Office	Direct	1,050	1,050	1,050	\$18.25 MG	Vacant	Negotiable
P 4	418	Office/Retail	Direct	717	717	717	\$18.25 MG	Vacant	Negotiable
P 5	520	Office	Direct	1,090	1,090	1,090	\$18.25 MG	Vacant	1 - 10 Years
P 5	505	Office	Direct	785	785	785	\$18.25 MG	Vacant	Negotiable
P 6	600	Office	Direct	1,450	1,450	1,450	\$18.25 MG	Vacant	Negotiable
P 6	607	Office	Direct	1,352	1,352	1,352	\$18.25 MG	Vacant	1 - 10 Years
P 6	615	Office	Direct	718	718	718	\$18.25 MG	Vacant	1 - 10 Years

Amenities

- 24 Hour Access
- Restaurant
- Conferencing Facility
- Waterfront
- Pond
- Property Manager on Site

Transportation

Parking Details	3.36/1,000 SF; 290 Surface Spaces; Covered Spaces Available	
Traffic Volume	22,910 on Artaius Pkwy (2024); 22,910 on E Greggs Pkwy (2024); 22,910 on Hollister Dr (2024); 29,695 on Greentree Pkwy (2025); 30,000 on Greentree Pkwy (2023); 1,943 on Flamingo Pkwy (2024); 6,395 on E Masters Trl (2024); 22,869 on Hollister Dr (2025); 4,537 on Briarwood Ln (2025)	
Commuter Rail	Libertyville Station 	6 min drive
	Vernon Hills Station 	10 min drive
Airport	Chicago O'Hare International	34 min drive
	Chicago Midway International	62 min drive
Walk Score [®]	Somewhat Walkable (52)	

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Annex Wealth Management	1	2,400	5	Mar 2021	-
Mainstreet Organization of Realtors	3	2,290	12	Dec 2024	-
Synergy Global Systems	4	2,000	16	May 2020	-
North Shore Family Services	1	1,918	6	Jun 2019	-
Seidler & Associates	1	1,800	4	May 2020	-

Showing 5 of 51 Tenants

700 E Park Ave

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Specialty

Property Summary

GBA (% Leased)	136,312 SF (99.0%)
Built	2009
Stories	1
Typical Floor	136,312 SF
Available	144 - 1,340 SF
Max Contiguous	256 SF
Asking Rent	\$19.00 - 22.00 SF/Year/FS
Parking Spaces	2.34/1,000 SF; 300 Surface Spaces; 12 Reserved Spaces; Covered Spaces Available



Property Details

Land Area	4.71 AC (205,168 SF)	Zoning	I-3, Libertyville
Building FAR	0.66	Parcel	11-22-101-006 (+1 more)

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	O114	Office	Direct	256	256	256	\$19.00 FS	Vacant	1 Year
P 1	O116	Office	Direct	256	256	256	\$19.00 FS	Vacant	1 - 5 Years
P 1	O104	Office	Direct	180	180	180	\$21.00 FS	Vacant	1 Year
P 1	O107	Office	Direct	180	180	180	\$21.00 FS	Vacant	1 - 5 Years
P 1	O108	Office	Direct	180	180	180	\$21.00 FS	Vacant	1 - 5 Years
P 1	O110	Office	Direct	144	144	144	\$22.00 FS	Vacant	1 Year
P 1	O112	Office	Direct	144	144	144	\$22.00 FS	Vacant	1 - 10 Years

Amenities

- Air Conditioning
- Air Conditioning
- Air Conditioning
- Property Manager on Site

Transportation

Parking Details	2.34/1,000 SF; 300 Surface Spaces; 12 Reserved Spaces; Covered Spaces Available		
Traffic Volume	12,723 on S 4th Ave (2024); 2,449 on Hurlburt Ct (2025); 12,723 on N 2nd St (2024); 2,950 on N 4th St (2025); 4,828 on Broadway (2025); 4,933 on Broadway (2023); 2,009 on E Lincoln Ave (2025); 12,723 on N 2nd St (2024); 13,755 on N 1st St (2024)		
Commuter Rail	Libertyville Station		4 min drive
	Mundelein Station		12 min drive
Airport	Chicago O'Hare International		32 min drive
Walk Score [®]	Somewhat Walkable (51)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Ahs Plumbing & Sewer Repair	Unkwn	500	3	Dec 2016	-
Creative Candles Glassware	Unkwn	500	3	Feb 2016	-
Cruising Characters	1	500	-	Jun 2023	-
Culinary Suppliers Of Illinois	Unkwn	500	-	Oct 2016	-
Jdc Graphic Design	Unkwn	500	3	Feb 2016	-

Showing 5 of 9 Tenants

125 W Park Ave

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	1,774 SF (48.1%)
Built	1895
Stories	2
Typical Floor	1,008 SF
Tenancy	Multiple
Available	920 SF
Max Contiguous	920 SF
Asking Rent	\$19.00 SF/Year/TBD
Parking Spaces	3.97/1,000 SF; 8 Surface Spaces



Property Details

Land Area	0.19 AC (8,262 SF)	Zoning	C-3, Libertyville
Building FAR	0.21	Parcel	11-21-109-004
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
E 1	-	Office	Direct	920	920	920	\$19.00 TBD	Vacant	Negotiable

Transportation

Parking Details	3.97/1,000 SF; 8 Surface Spaces								
Traffic Volume	13,514 on S Stewart Ave (2025); 13,676 on S Stewart Ave (2023); 28,106 on Sunnyside Pl (2025); 28,366 on Sunnyside Pl (2023); 12,882 on N Milwaukee Ave (2024); 11,715 on S Stewart Ave (2025); 23,339 on Hurlburt Ct (2025); 10,449 on N Milwaukee Ave (2025); 23,581 on Hurlburt Ct (2023)								
Frontage	49' on Park								
Transit/Subway	Libertyville Station  								13 min walk
Commuter Rail	Libertyville Station  								13 min walk
	Mundelein Station  								8 min drive
Airport	Chicago O'Hare International								35 min drive
	Chicago Midway International								62 min drive
Walk Score [®]	Very Walkable (83)								

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Running Management Svc	Unkwn	-	10	Feb 2010	-

Showing 1 of 1 Tenants

210-240 Peterson Rd - Grand Place

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

GLA (% Leased)	30,280 SF (100%)
Built	2004
Tenancy	Multiple
Available	2,000 - 6,500 SF
Max Contiguous	4,500 SF
Asking Rent	\$14.00 - 17.00 SF/Year/NNN
Frontage	376' on Peterson Rd
Parking Spaces	4.36/1,000 SF; 132 Surface Spaces



Property Details

Land Area	2.86 AC (124,582 SF)	Zoning	C-3
Building FAR	0.24	Parcel	11-08-203-009

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	216	Retail	Direct	4,500	4,500	4,500	\$14.00 NNN	30 Days	3 - 10 Years
P 1	220	Retail	Direct	2,000	2,000	2,000	\$17.00 NNN	30 Days	3 - 10 Years

Transportation

Parking Details	4.36/1,000 SF; 132 Surface Spaces		
Traffic Volume	28,941 on N Milwaukee Ave (2025); 27,317 on N Milwaukee Ave (2024); 19,419 on Cater Ln (2025); 19,669 on Cater Ln (2024); 29,943 on Cass Ave (2025); 19,922 on Cater Ln (2024); 23,284 on Buckley Rd (2024); 22,903 on Brookhill Rd (2025); 20,519 on N Milwaukee Ave (2024); 25,256 on Bell Ln (2025)		
Frontage	376' on Peterson Rd		
Commuter Rail	Libertyville Station		4 min drive
	Prairie Crossing Station (MD-North)		5 min drive
Airport	Chicago O'Hare International		39 min drive
Walk Score®	Somewhat Walkable (57)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Grand Appliance & T V	1	14,798	8	Oct 2020	-
House Of Salons	1	2,000	6	Oct 2020	-
Porto's Peri Peri	1	2,000	7	Apr 2018	-
Dunkin'	1	1,500	8	Oct 2020	-
Pro Nails And Spa	1	1,500	10	Jun 2018	-

Showing 5 of 8 Tenants

400-454 Peterson Rd - Country Court



Libertyville, Illinois 60048 (Lake County) - Central North Submarket

Retail

Property Summary

Center Type	Strip Center
GLA (% Leased)	28,800 SF (100%)
Built	1978
Tenancy	Multiple
Available	1,600 SF
Max Contiguous	1,600 SF
Asking Rent	\$17.00 SF/Year/NNN
Frontage	510' on Peterson Rd
Parking Spaces	6.46/1,000 SF; 186 Surface Spaces



Property Details

Land Area	4.96 AC (216,058 SF)	Zoning	C-3
Building FAR	0.13	Parcel	11-08-200-004

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	424	Retail	Direct	1,600	1,600	1,600	\$17.00 NNN	30 Days	3 - 10 Years

Transportation

Parking Details	6.46/1,000 SF; 186 Surface Spaces
Traffic Volume	29,943 on Cass Ave (2025); 25,256 on Bell Ln (2025); 27,608 on Forest Creek Ln (2024); 28,941 on N Milwaukee Ave (2025); 27,317 on N Milwaukee Ave (2024); 28,941 on N Butterfield Rd (2025); 19,419 on Cater Ln (2025); 22,903 on Brookhill Rd (2025); 19,669 on Cater Ln (2024)
Frontage	510' on Peterson Rd
Commuter Rail	Libertyville Station 5 min drive Prairie Crossing Station (MD-North) 5 min drive
Airport	Chicago O'Hare International 39 min drive
Walk Score [®]	Somewhat Walkable (57)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Blue Violet Salon	1	2,998	3	Aug 2013	-
Talent Forum	1	2,800	5	Feb 2014	-
Pets General Store	1	2,700	-	Oct 2019	-
Urban Total Fitness	1	2,700	8	Oct 2019	-
Libertyville Wellness Group	1	2,000	-	Oct 2019	-

Showing 5 of 12 Tenants

114 W Rockland Rd - Rockland Professional Center

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	8,868 SF (79.7%)
Built	2010
Stories	3
Elevators	1 passenger
Typical Floor	2,667 SF
Tenancy	Multiple
Available	900 - 1,800 SF
Max Contiguous	900 SF
Asking Rent	\$32.00 SF/Year/MG
Parking Spaces	3.25/1,000 SF; 37 Surface Spaces



Property Details

Land Area	0.50 AC (21,605 SF)	Owner Occupied	No
Building FAR	0.41	Zoning	C3, Libertyville
Slab to Slab	10'	Parcel	11-21-224-008

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P LL	Lower Level	Office/Medical	Direct	900	900	900	\$32.00 MG	Vacant	3 Years
P 2	202	Office/Medical	Direct	900	900	900	\$32.00 MG	Vacant	3 - 5 Years

Amenities

- Air Conditioning
- Air Conditioning
- Air Conditioning
- Property Manager on Site
- Signage

Transportation

Parking Details	3.25/1,000 SF; 37 Surface Spaces
Traffic Volume	23,906 on W Rockland Rd (2024); 1,869 on S Stewart Ave (2025); 23,906 on W Lincoln Ave (2024); 5,313 on Prairie Ave (2025); 23,906 on W Austin Ave (2024); 5,388 on Prairie Ave (2023); 5,243 on S 2nd Ave (2025); 2,502 on Cir Dr (2025); 28,366 on Sunnyside Pl (2023)
Commuter Rail	Libertyville Station 20 min walk Mundelein Station 8 min drive
Airport	Chicago O'Hare International 36 min drive
Walk Score®	Very Walkable (73)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Medical Arts Unlimited	1	1,050	7	Jul 2016	-
Specialty Diagnostic Svc	1	600	4	Jul 2016	-
Rockland Professional Group	1	500	-	May 2024	-



2026 CoStar Group - Licensed to Village of Libertyville - 1606569
 This report does not represent zoning approval at any noted location, to ensure zoning fit for the proposed use, please submit review of Application for Occupancy which is available at www.Libertyville.com/Occupancy. Call 847-918-2029 with questions.



Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Brett Sisler	Unkwn	-	-	Jul 2016	-
North Shore Lash	2	-	-	Nov 2016	-

Showing 5 of 5 Tenants

950 Technology Way - Pine Meadow Corp Center II

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	90,258 SF (97.5%)
Built	2001
Stories	3
Elevators	2 passenger
Typical Floor	30,086 SF
Tenancy	Multiple
Available	2,253 - 4,506 SF
Max Contiguous	2,253 SF
Asking Rent	\$14.50 SF/Year/N
Parking Spaces	4.00/1,000 SF; 362 Surface Spaces



Property Details

Land Area	5.28 AC (229,997 SF)	Zoning	O-2, Libertyville
Building FAR	0.39	Parcel	11-18-104-037
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	125	Office	Direct	2,253	2,253	2,253	\$14.50 N	Vacant	Negotiable
P 1	-	Office	Direct	2,253	2,253	2,253	\$14.50 N	60 Days	Negotiable

Amenities

- Atrium
- Property Manager on Site
- Atrium
- Controlled Access
- Pond

Transportation

Parking Details	4.00/1,000 SF; 362 Surface Spaces		
Traffic Volume	4,396 on Usg Dr (2025); 1,605 on American Way (2025); 10,632 on Lucerne Ln (2025); 10,632 on American Way (2025); 18,724 on Usg Dr (2024); 17,101 on St William Dr (2025); 20,772 on Winchester Rd (2023); 20,500 on Winchester Rd (2025); 24,966 on American Way (2023); 3,103 on Springhaven Dr (2025)		
Commuter Rail	Prairie Crossing Station (MD-North)		6 min drive
	Libertyville Station		8 min drive
Airport	Chicago O'Hare International		42 min drive
Walk Score®	Car-Dependent (26)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Snap-On Credit, LLC.	2-3	50,820	150	Mar 2005	-
Comprehensive Gastrointestinal Health	2	9,352	12	Sep 2023	-
Derick Dermatology	1	5,301	35	May 2019	-
Salvi & Maher, LLP	1	5,212	17	Aug 2022	-



2026 CoStar Group - Licensed to Village of Libertyville - 1606569
 This report does not represent zoning approval at any noted location, to ensure zoning fit for the proposed use, please submit review of Application for Occupancy which is available at www.Libertyville.com/Occupancy. Call 847-918-2029 with questions.



Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
CMI	1	3,468	-	Apr 2025	-

Showing 5 of 5 Tenants

410 E Church St - Foulds, Inc. Warehouse

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Warehouse

Property Summary

RBA (% Leased)	25,000 SF (100%)
Built	1966
Tenancy	Single
Available	25,000 SF
Max Contiguous	25,000 SF
Asking Rent	Withheld
Clear Height	20'
Drive Ins	None
Docks	3 exterior
Levelers	None
Parking Spaces	1.00/1,000 SF; 25 Surface Spaces



Property Details

Land Area	0.77 AC (33,541 SF)	Power	800a/ Heavy
Building FAR	0.75	Sprinklers	Wet
Crane	None	Zoning	I-3
Cross Docks	None	Parcel	11-16-413-001

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	25,000/700 Office	25,000	Withheld	30 Days	Negotiable	2	-

Amenities

- 24 Hour Access

Transportation

Parking Details	1.00/1,000 SF; 25 Surface Spaces
Traffic Volume	2,950 on N 4th St (2025); 4,933 on Broadway (2023); 4,828 on Broadway (2025); 3,204 on Appley Ave (2025); 4,828 on North Ave (2025); 2,240 on Wright Ct (2025); 2,449 on Hurlburt Ct (2025); 3,178 on Sandstone Dr (2025); 12,723 on N 2nd St (2024); 12,723 on N 2nd St (2024)
Walk Score ®	Very Walkable (79)

1900 Hollister Dr - Hawthorn Health Center

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	35,000 SF (73.5%)
Built/Renovated	1979/1986
Stories	3
Elevators	Yes
Typical Floor	11,666 SF
Tenancy	Multiple
Available	1,429 - 9,292 SF
Max Contiguous	5,815 SF
Asking Rent	Withheld
Parking Spaces	4.00/1,000 SF; 145 Surface Spaces; Covered Spaces Available



Property Details

Land Area	5.10 AC (222,156 SF)	Zoning	C-4
Building FAR	0.16	Parcel	11-34-100-009
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	120	Office/Medical	Direct	1,429	1,429	1,429	Withheld	Vacant	Negotiable
P 3	390	Office/Medical	Direct	3,197	5,815	5,815	Withheld	Vacant	Negotiable
P 3	330/350	Office/Medical	Direct	2,618	5,815	5,815	Withheld	Vacant	Negotiable
P 3	380	Office/Medical	Direct	2,048	2,048	2,048	Withheld	Vacant	Negotiable

Amenities

- 24 Hour Access
- Security System
- Atrium
- Security System
- Atrium
- Security System
- Property Manager on Site

Transportation

Parking Details	4.00/1,000 SF; 145 Surface Spaces; Covered Spaces Available
Traffic Volume	22,869 on Hollister Dr (2025); 22,910 on Hollister Dr (2024); 22,910 on Ring Dr (2024); 2,698 on Mall Dr (2024); 22,910 on Ring Dr (2024); 22,910 on Hollister Dr (2024); 29,695 on Townline Rd (2025); 22,910 on Artaius Pkwy (2024); 28,163 on Townline Rd (2024)
Commuter Rail	Libertyville Station 6 min drive Vernon Hills Station 9 min drive
Airport	Chicago O'Hare International 33 min drive Chicago Midway International 60 min drive
Walk Score [®]	Car-Dependent (37)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Weil Foot & Ankle Institute	1	4,339	8	Jul 2016	-
Ear, Nose, & Throat Specialists of Illinois	2	2,990	19	Jun 2024	-
North Shore Primary Care	2	2,902	14	Aug 2016	-
North Shore Allergy & Asthma	3	2,073	5	Jul 2016	-
NorthShore Center for Oral & Facial Surgery and Implantology	2	2,000	-	Jan 2026	-

Showing 5 of 10 Tenants

1124 N Milwaukee Ave

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

GLA (% Leased)	1,725 SF (0.0%)
Built	1969
Tenancy	Single
Available	1,725 SF
Max Contiguous	1,725 SF
Asking Rent	Withheld
Frontage	109' on 1124 N Milwaukee Ave
Parking Spaces	10.00/1,000 SF; 75 Surface Spaces; Reserved Spaces Available



Property Details

Land Area	0.46 AC (20,038 SF)	Zoning	C-3
Building FAR	0.09	Parcel	11-16-100-008

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
E 1	-	Retail	Direct	1,725	1,725	1,725	Withheld	Vacant	Negotiable

Amenities

- Drive Thru
- Drive Thru
- Signage
- Signalized Intersection

Transportation

Parking Details	10.00/1,000 SF; 75 Surface Spaces; Reserved Spaces Available		
Traffic Volume	21,676 on Cty A34 (2025); 2,652 on E Ellis Ave (2025); 25,103 on Winchester Rd (2023); 24,851 on Winchester Rd (2025); 6,936 on N Milwaukee Ave (2025); 21,714 on W Ellis Ave (2024); 21,714 on Walnut St (2024); 21,714 on Johnson Ave (2024); 21,714 on Parkview Dr (2024)		
Frontage	109' on 1124 N Milwaukee Ave		
Transit/Subway	Libertyville Station		8 min walk
Commuter Rail	Libertyville Station		8 min walk
	Prairie Crossing Station (MD-North)		7 min drive
Airport	Chicago O'Hare International		59 min drive
Walk Score [®]	Somewhat Walkable (67)		

611 S Milwaukee Ave

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	9,700 SF (100%)
Built	1980
Stories	1
Elevators	None
Typical Floor	9,700 SF
Tenancy	Multiple
Available	10 - 6,655 SF
Max Contiguous	1,295 SF
Asking Rent	Withheld
Parking Spaces	3.71/1,000 SF; 36 Surface Spaces



Property Details

Land Area	1.12 AC (48,787 SF)	Owner Occupied	No
Building FAR	0.20	Parcel	11-21-401-008

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	Open-PlanOffice for +15		Coworking	1,075 - 1,295	1,295	1,295	Withheld	TBD	-
P 1	Open-PlanOffice for +10		Coworking	480 - 1,185	1,185	1,185	Withheld	TBD	-
P 1	Office for 5	Office	Coworking	325 - 800	800	800	Withheld	TBD	-
P 1	Office for 3	Office	Coworking	150 - 650	650	650	Withheld	TBD	-
P 1	Office for 4	Office	Coworking	215 - 650	650	650	Withheld	TBD	-
P 1	Office for 1	Office	Coworking	80 - 550	550	550	Withheld	TBD	-
P 1	Office for 2	Office	Coworking	100 - 550	550	550	Withheld	TBD	-
P 1	Mem-ber-ship Cowork-ing	Office	Coworking	50 - 500	500	500	Withheld	TBD	-
P 1	Cowork-ing	Office	Coworking	100 - 325	325	325	Withheld	TBD	-
P 1	Mem-ber-ship Office	Office	Coworking	80 - 100	100	100	Withheld	TBD	-
P 1	Virtual Office	Office	Coworking	10 - 50	50	50	Withheld	TBD	-

Transportation

Parking Details	3.71/1,000 SF; 36 Surface Spaces	
Traffic Volume	23,906 on W Austin Ave (2024); 30,715 on Condell Dr (2023); 5,313 on Prairie Ave (2025); 5,388 on Prairie Ave (2023); 23,906 on W Rockland Rd (2024); 5,243 on S 2nd Ave (2025); 1,869 on S Stewart Ave (2025); 30,303 on Condell Dr (2025); 30,390 on Valley PkDr (2025)	
Commuter Rail	Libertyville Station 	3 min drive
	Mundelein Station 	9 min drive
Airport	Chicago O'Hare International	36 min drive
	Chicago Midway International	63 min drive
Walk Score [®]	Somewhat Walkable (66)	

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
The Law Office of Ray & Glick, Ltd.	1	4,800	18	Jan 1993	-
Friestedt Wolf Betsy	1	600	4	Jul 2016	-
Agape Home Care Agency 'llc	1	500	-	Sep 2025	-
Beber Camp Property, Inc	1	500	-	May 2025	-
Bogdan Martinovich Attorney At Law	1	500	-	May 2025	-

Showing 5 of 11 Tenants

755 S Milwaukee Ave - Advocate Condell Medical Campus

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	47,401 SF (79.9%)
Built/Renovated	1979/2021
Stories	2
Elevators	1 passenger
Typical Floor	23,700 SF
Tenancy	Multiple
Available	1,499 - 11,031 SF
Max Contiguous	6,025 SF
Asking Rent	Withheld
Parking Spaces	Surface Spaces Available



Property Details

Land Area	3.78 AC (164,657 SF)	Owner Occupied	No
Building FAR	0.29	Parcel	11-21-408-022
Core Factor	14%		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	150	Office/Medical	Direct	1,634	1,634	1,634	Withheld	Vacant	Negotiable
P 1	189	Office/Medical	Direct	1,499	1,499	1,499	Withheld	04/2026	Negotiable
P 2	283	Office/Medical	Direct	3,907	6,025	6,025	Withheld	Vacant	3 - 5 Years
P 2	292 (SPEC SUITE)	Office/Medical	Direct	2,118	6,025	6,025	Withheld	Vacant	Negotiable
P 2	240	Office/Medical	Direct	1,873	1,873	1,873	Withheld	Vacant	Negotiable

Amenities

- 24 Hour Access
- Air Conditioning
- Central Heating
- Natural Light
- Property Manager on Site
- Security System
- Storage Space
- Accent Lighting
- Atrium
- Fiber Optic Internet
- Open-Plan
- Secure Storage
- Signage
- Storage Space
- Air Conditioning
- Atrium
- Kitchen
- Outdoor Seating
- Security System
- Smoke Detector
- Wheelchair Accessible
- Air Conditioning
- Bus Line
- Monument Signage
- Partitioned Offices
- Security System
- Smoke Detector
- Wheelchair Accessible

Transportation

Parking Details	Surface Spaces Available
Traffic Volume	30,715 on Condell Dr (2023); 30,303 on Condell Dr (2025); 30,390 on Valley PkDr (2025); 23,906 on W Austin Ave (2024); 1,992 on Ardmore Ter (2024); 5,313 on Prairie Ave (2025); 5,388 on Prairie Ave (2023); 5,243 on S 2nd Ave (2025); 23,906 on W Rockland Rd (2024)
Commuter Rail	Libertyville Station 4 min drive Mundelein Station 10 min drive



Transportation (Continued)

Airport	Chicago O'Hare International	37 min drive
Walk Score [®]	Somewhat Walkable (60)	

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Evolve Chiropractic	1	4,740	-	Jan 2026	-
North Suburban Periodontics, Ltd.	1	4,110	8	Jan 1997	-
Uropartners	2	3,450	-	Aug 2025	-
Retina Consultants, Ltd.	2	3,227	7	May 2024	-
Chicago Center for Hand Surgery & Rehabilitation	2	2,464	-	Jan 2026	-

Showing 5 of 17 Tenants

1300-1406 S Milwaukee Ave - Red Top Plaza

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

Center Type	Community Center
GLA (% Leased)	121,740 SF (94.7%)
Built/Renovated	1981/1990
Tenancy	Multiple
Available	800 - 13,300 SF
Max Contiguous	6,400 SF
Asking Rent	Withheld
Frontage	Milwaukee
Frontage	Rte. 21 & Rte. 60
Parking Spaces	4.40/1,000 SF; 668 Surface Spaces



Property Details

Land Area	12.45 AC (542,322 SF)	Zoning	B-2
Building FAR	0.22	Parcel	11-28-211-005 (+1 more)

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	1336	Retail	Direct	6,400	6,400	6,400	Withheld	Vacant	Negotiable
P 1	1356	Retail	Direct	2,500	2,500	2,500	Withheld	30 Days	Negotiable
P 1	1426	Retail	Direct	1,600	1,600	1,600	Withheld	30 Days	Negotiable
P 1	1410	Retail	Direct	1,200	1,200	1,200	Withheld	60 Days	Negotiable
P 1	1432	Retail	Direct	800	800	800	Withheld	30 Days	Negotiable
P 1	1430	Retail	Direct	800	800	800	Withheld	60 Days	Negotiable

Transportation

Parking Details	4.40/1,000 SF; 668 Surface Spaces		
Traffic Volume	1,943 on Flamingo Pkwy (2024); 30,000 on Greentree Pkwy (2023); 29,695 on Greentree Pkwy (2025); 4,537 on Briarwood Ln (2025); 22,910 on E Greggs Pkwy (2024); 4,620 on Briarwood Ln (2023); 28,647 on Greentree Pkwy (2025); 2,441 on Paddock Ln (2024); 26,500 on Greentree Pkwy (2021); 28,443 on Greentree Pkwy (2023)		
Commuter Rail	Libertyville Station		5 min drive
	Vernon Hills Station		11 min drive
Airport	Chicago O'Hare International		35 min drive
	Chicago Midway International		62 min drive
Walk Score [®]	Somewhat Walkable (59)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Jewel-Osco	1	66,844	120	May 1981	-
Goodwill	1	9,060	-	Mar 2024	-
Phenix Salon Suites	1	7,595	25	Nov 2018	-



Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Pet Supplies Plus	1	6,400	12	Jul 2017	-
Foss Swim School	1	5,205	35	Jan 2012	-

Showing 5 of 18 Tenants

2101-2115 Tempel Dr

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Warehouse

Property Summary

RBA (% Leased)	32,883 SF (50.4%)
Built	1987
Tenancy	Multiple
Available	7,618 - 16,324 SF
Max Contiguous	8,706 SF
Asking Rent	Withheld
Clear Height	20'
Drive Ins	1 total/12' w x 14' h
Docks	4 exterior
Levelers	4 exterior



Property Details

Land Area	0.78 AC (33,977 SF)	Power	400 - 1,600a/480v Heavy
Building FAR	0.97	Zoning	I-1 Limited Industrial
Cross Docks	None	Parcel	10-12-203-011

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	8,706	8,706	Withheld	Vacant	Negotiable	1	-
-	Industrial	Direct	7,618	7,618	Withheld	Vacant	Negotiable	-	1

Amenities

- Air Conditioning
- Air Conditioning
- Air Conditioning

Transportation

Traffic Volume	22,401 on Peterson Rd (2023); 21,900 on Peterson Rd (2021); 16,495 on Industrial Dr (2025); 16,556 on Industrial Dr (2024); 19,184 on US Hwy 45 (2024); 26,179 on Antioch Rd (2025); 13,191 on Kelley Ct (2024); 15,861 on Hwy 45 (2025); 15,910 on US Hwy 45 (2020); 15,927 on US Hwy 45 (2020)
Commuter Rail	Prairie Crossing Station (NCS) 5 min drive Prairie Crossing Station (MD-North) 4 min drive
Airport	Chicago O'Hare International 43 min drive
Walk Score [®]	Car-Dependent (24)

1850 N US 45 - Libertyville 45 Corporate Center

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Distribution

Property Summary

RBA (% Leased)	168,789 SF (0.0%)
Built	2024
Tenancy	Multiple
Available	40,000 - 168,789 SF
Max Contiguous	168,789 SF
Asking Rent	Withheld
Clear Height	32'
Drive Ins	4 total
Docks	24 exterior
Levelers	None
Parking Spaces	1.20/1,000 SF; 202 Surface Spaces



Property Details

Land Area	19.15 AC (834,174 SF)	Sprinklers	ESFR
Building FAR	0.20	Zoning	O-2
Cross Docks	None	Parcel	11-07-100-029
Power	4,000a/ Heavy		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
B	Industrial	Direct	40,000 - 168,789	168,789	Withheld	Vacant	Negotiable	24	4

Transportation

Parking Details	1.20/1,000 SF; 202 Surface Spaces								
Traffic Volume	15,910 on US Hwy 45 (2020); 13,191 on Kelley Ct (2024); 19,184 on US Hwy 45 (2024); 15,861 on Hwy 45 (2025); 16,495 on Industrial Dr (2025); 12,867 on Hwy 45 (2023); 22,401 on Peterson Rd (2023); 21,900 on Peterson Rd (2021); 16,556 on Industrial Dr (2024); 13,009 on Hwy 45 (2025)								
Commuter Rail	Prairie Crossing Station (MD-North)								4 min drive
	Prairie Crossing Station (NCS)								5 min drive
Airport	Chicago O'Hare International								42 min drive
Walk Score [®]	Car-Dependent (24)								

1900 N US 45 - Libertyville 45 Corporate Center

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Distribution

Property Summary

RBA (% Leased)	164,958 SF (21.9%)
Built	2024
Tenancy	Multiple
Available	40,000 - 128,809 SF
Max Contiguous	128,809 SF
Asking Rent	Withheld
Clear Height	32'
Drive Ins	3 total
Docks	24 exterior
Levelers	None
Parking Spaces	0.85/1,000 SF; 140 Surface Spaces



Property Details

Land Area	7.67 AC (334,299 SF)	Sprinklers	ESFR
Building FAR	0.49	Zoning	60
Cross Docks	None		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	40,000 - 128,809	128,809	Withheld	Vacant	Negotiable	-	-

Transportation

Parking Details	0.85/1,000 SF; 140 Surface Spaces								
Traffic Volume	15,861 on Hwy 45 (2025); 21,900 on Peterson Rd (2021); 22,401 on Peterson Rd (2023); 15,910 on US Hwy 45 (2020); 13,191 on Kelley Ct (2024); 19,184 on US Hwy 45 (2024); 16,495 on Industrial Dr (2025); 12,867 on Hwy 45 (2023); 16,556 on Industrial Dr (2024); 15,927 on US Hwy 45 (2020)								
Commuter Rail	Prairie Crossing Station (MD-North)							3 min drive	
	Prairie Crossing Station (NCS)							5 min drive	
Airport	Chicago O'Hare International							43 min drive	
Walk Score [®]	Car-Dependent (12)								

1870 W Winchester Rd

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	60,940 SF (100%)
Built	2003
Stories	2
Typical Floor	30,741 SF
Tenancy	Multiple
Available	10 - 6,655 SF
Max Contiguous	1,295 SF
Asking Rent	Withheld
Parking Spaces	2.79/1,000 SF; 170 Surface Spaces; Covered Spaces Available



Property Details

Land Area	13.71 AC (597,057 SF)	Zoning	O-2
Building FAR	0.10	Parcel	11-18-100-023
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	Open Plan for +15	Office	Coworking	1,075 - 1,295	1,295	1,295	Withheld	TBD	-
P 1	Open Plan for +10	Office	Coworking	480 - 1,185	1,185	1,185	Withheld	TBD	-
P 1	Office for 5	Office	Coworking	325 - 800	800	800	Withheld	TBD	-
P 1	Office for 3	Office	Coworking	150 - 650	650	650	Withheld	TBD	-
P 1	Office for 4	Office	Coworking	215 - 650	650	650	Withheld	TBD	-
P 1	Office for 1	Office	Coworking	80 - 550	550	550	Withheld	TBD	-
P 1	Office for 2	Office	Coworking	100 - 550	550	550	Withheld	TBD	-
P 1	Membership Coworking	Office	Coworking	50 - 500	500	500	Withheld	TBD	-
P 1	Coworking	Office	Coworking	100 - 325	325	325	Withheld	TBD	-
P 1	Membership Office	Office	Coworking	80 - 100	100	100	Withheld	TBD	-
P 1	Virtual Office	Office	Coworking	10 - 50	50	50	Withheld	TBD	-

Available Spaces (Continued)

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term	
Amenities										
• 24 Hour Access										
Transportation										
Parking Details			2.79/1,000 SF; 170 Surface Spaces; Covered Spaces Available							
Traffic Volume			1,605 on American Way (2025); 4,396 on Usg Dr (2025); 10,632 on American Way (2025); 10,632 on Lucerne Ln (2025); 14,655 on Old Peterson Rd (2023); 13,355 on Peterson Rd (2025); 24,966 on American Way (2023); 14,460 on Old Peterson Rd (2025); 14,277 on Cty A33 (2025); 14,560 on Old Peterson Rd (2025)							
Commuter Rail			Libertyville Station  						7 min drive	
			Prairie Crossing Station (MD-North)  						6 min drive	
Airport			Chicago O'Hare International						41 min drive	
Walk Score [®]			Car-Dependent (19)							

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Regus	1	7,988	3	Oct 2024	-
Lake Heart Specialists	2	6,000	3	Jan 2026	-
North Suburban Healthcare	2	4,500	2	Jan 2026	-
ExeQuity	1	3,689	12	Nov 2009	-
Joint & Vascular Institute	1	3,660	2	Nov 2025	-

Showing 5 of 11 Tenants

1232-1280 American Way - American Way Corporate Center

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	22,855 SF (90.0%)
Built	2005
Stories	2
Typical Floor	17,000 SF
Tenancy	Multiple
Available	1,800 - 8,688 SF
Max Contiguous	2,299 SF
Asking Rent	\$16.00 - 24.00 SF/Year/MG
Parking Spaces	8.08/1,000 SF; 79 Surface Spaces



Property Details

Land Area	3.76 AC (163,786 SF)	Zoning	O 2
Building FAR	0.14	Parcel	11-07-301-007
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	1272/76	Medical	Direct	2,295	2,295	2,295	\$24.00 MG	05/2026	3 - 10 Years
P 1	1280	Office	Direct	2,294	2,294	2,294	\$24.00 MG	Vacant	3 - 7 Years
P 1	1264	Medical	Direct	1,800	1,800	1,800	\$24.00 MG	30 Days	3 - 7 Years
P 2	1266	Office	Direct	2,299	2,299	2,299	\$16.00 MG	30 Days	Negotiable

Amenities

- 24 Hour Access

Transportation

Parking Details	8.08/1,000 SF; 79 Surface Spaces
Traffic Volume	24,966 on American Way (2023); 19,300 on Shell Dr (2021); 21,374 on Shell Dr (2023); 10,632 on American Way (2025); 1,605 on American Way (2025); 6,890 on Franklin Blvd (2025); 18,724 on Usg Dr (2024); 4,396 on Usg Dr (2025); 15,910 on US Hwy 45 (2020); 13,191 on Kelley Ct (2024)
Commuter Rail	Prairie Crossing Station (MD-North) 4 min drive Prairie Crossing Station (NCS) 6 min drive
Airport	Chicago O'Hare International 65 min drive
Walk Score ®	Car-Dependent (27)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Edward Jones	1	3,250	3	Apr 2024	Apr 2027
Libertyville Counseling Group	1	3,000	12	Apr 2015	-

Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
North Suburban Family Physicians	1	3,000	10	Jan 2016	-
Associates in Nephrology	1	2,700	9	Jul 2016	-
Landhäus Builders & Developers	1	1,700	-	Sep 2025	-

Showing 5 of 9 Tenants

28045 N Ashley Cir - Viking Park

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Light Distribution

Property Summary

RBA (% Leased)	21,053 SF (90.9%)
Built	1980
Tenancy	Multiple
Available	1,920 SF
Max Contiguous	1,920 SF
Asking Rent	\$12.50 SF/Year/MG
Clear Height	17'
Drive Ins	1 total
Docks	1 interior
Levelers	None
Parking Spaces	Surface Spaces Available



Property Details

Land Area	2.50 AC (108,925 SF)	Zoning	LI - Light Industrial
Building FAR	0.19	Parcel	11-23-401-080
Power	200a/240v 1p		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 2	212	Flex	Direct	1,920/1,920 Office	1,920	1,920	\$12.50 MG	Vacant	Negotiable

Amenities

- Air Conditioning
- Air Conditioning
- Air Conditioning
- Signage

Transportation

Parking Details	Surface Spaces Available
Traffic Volume	75,071 on W Petronella Dr (2025); 6,381 on W Polo TrlDr (2025); 3,199 on Bradley Rd (2025); 142,722 on Rockland Rd (2025); 3,763 on Old School Rd (2025); 3,597 on W Lambs Ln (2024); 2,498 on W Old School Rd (2024); 1,183 on Riteway Rd (2025); 6,381 on W Business Center Dr (2025); 15,954 on Bradley Rd (2023)
Commuter Rail	Libertyville Station 9 min drive Lake Bluff Station 11 min drive
Airport	Chicago O'Hare International 34 min drive
Walk Score®	Car-Dependent (29)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Grand Marketing	2	2,970	-	Jan 2016	-
Ashley Circle 2018	1	2,024	-	May 2018	-
Manufacture Rep.	1	1,962	-	Feb 2018	-
First Command	1	1,200	8	Oct 2009	-

Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Lake County High School Tech Cmps	1	500	-	Oct 2021	-

Showing 5 of 8 Tenants

200-206 E Church St

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	2,515 SF (73.2%)
Built	1979
Stories	1
Typical Floor	2,515 SF
Tenancy	Multiple
Available	72 - 1,089 SF
Max Contiguous	675 SF
Asking Rent	\$40.00 SF/Year/MG
Parking Spaces	3.58/1,000 SF; 9 Surface Spaces



Property Details

Land Area	0.30 AC (13,068 SF)	Owner Occupied	No
Building FAR	0.19	Parcel	11-16-411-022

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	-	Retail	Direct	675	675	675	\$40.00 MG	Vacant	1 Year
P 1	1	Office	Coworking	180	180	180	\$60.00 FS	TBD	-
P 1	3 & 4	Office	Coworking	72 - 144	144	144	\$45.00 FS	TBD	-
P 1	2	Office	Coworking	90	90	90	\$65.00 FS	TBD	-

Amenities

- Air Conditioning
- Atrium
- Storage Space
- Air Conditioning
- Conferencing Facility
- Air Conditioning
- Controlled Access
- Atrium
- Storage Space

Transportation

Parking Details	3.58/1,000 SF; 9 Surface Spaces		
Traffic Volume	2,240 on Wright Ct (2025); 21,714 on W Church St (2024); 24,173 on Broadway (2023); 23,881 on Broadway (2025); 2,251 on Brainerd Ave (2025); 1,699 on Brainerd Ave (2024); 23,581 on Hurlburt Ct (2023); 2,284 on Brainerd Ave (2023); 23,339 on Hurlburt Ct (2025); 3,847 on W Cook Ave (2024)		
Transit/Subway	Libertyville Station		9 min walk
Commuter Rail	Libertyville Station		9 min walk
	Mundelein Station		9 min drive
Airport	Chicago O'Hare International		58 min drive
	Chicago Midway International		66 min drive
Walk Score ®	Very Walkable (87)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Zeus Recycling Solutions Llc	1	400	2	Apr 2015	-
Bleck and Bleck Architects	1	-	5	Dec 2009	-
Shakou, LLC Series Park Ridge	1	-	-	Feb 2018	-

Showing 3 of 3 Tenants

1910 Innovation Way - Innovation Park

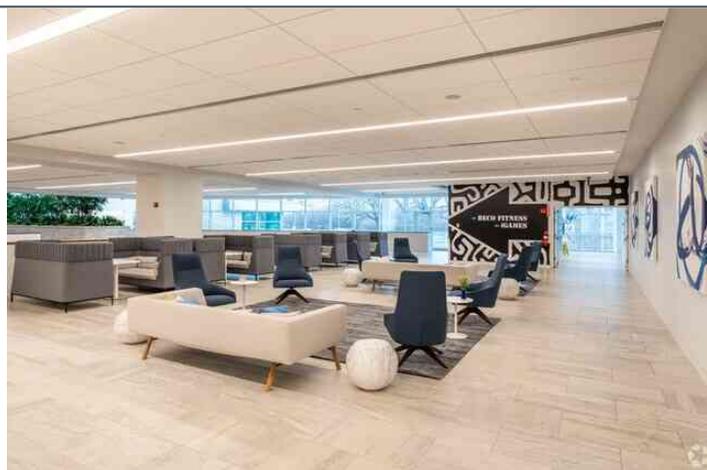
Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	345,550 SF (47.1%)
Built/Renovated	1992/2017
Stories	2
Typical Floor	172,775 SF
Tenancy	Multiple
Available	145 - 182,952 SF
Max Contiguous	140,000 SF
Asking Rent	\$7.50 - 16.00 SF/Year
Parking Spaces	8.00/1,000 SF; Surface Spaces Available



Property Details

Land Area	84.00 AC (3,659,040 SF)	Zoning	Commercial
Building FAR	0.09	Parcel	11-18-300-011
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	150	Office	Direct	145 - 42,952	42,952	42,952	\$16.00 N	Vacant	Negotiable
P 2	250	Office	Direct	140,000	140,000	140,000	\$7.50 NNN	Vacant	Negotiable

Amenities

- Conferencing Facility
- Monument Signage
- Security System
- Fitness Center
- Natural Light
- Security System
- Food Service
- Outdoor Seating
- Security System
- Food Service
- Property Manager on Site
- Signage

Transportation

Parking Details	8.00/1,000 SF; Surface Spaces Available
Traffic Volume	16,506 on Dunbar Rd (2025); 4,396 on Usg Dr (2025); 18,724 on Usg Dr (2024); 1,605 on American Way (2025); 349 on Dairy Ln (2024); 10,632 on American Way (2025); 16,535 on Highfield Rd (2024); 16,535 on Highfield Rd (2024); 17,748 on Edgemont St (2025)
Commuter Rail	Libertyville Station 8 min drive Mundelein Station 10 min drive
Airport	Chicago O'Hare International 43 min drive
Walk Score [®]	Car-Dependent (8)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Valent BioSciences	2	27,873	60	Dec 2020	-

Showing 1 of 1 Tenants

1930 Innovation Way - Innovation Park

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Manufacturing

Property Summary

RBA (% Leased)	279,731 SF (98.2%)
Built/Renovated	1992/2017
Tenancy	Multiple
Available	150 - 5,000 SF
Max Contiguous	5,000 SF
Asking Rent	\$20.00 SF/Year/N
Drive Ins	4 total
Docks	5 exterior
Levelers	None
Parking Spaces	49 Surface Spaces



Property Details

Land Area	84.00 AC (3,659,040 SF)	Power	Yes
Building FAR	0.08	Zoning	Commercial
Cross Docks	None	Parcel	11-18-300-011

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
-	Office	Direct	150 - 5,000	5,000	\$20.00 N	Vacant	Negotiable	-	-

Amenities

- 24 Hour Access
- Conferencing Facility
- Property Manager on Site
- Storage Space
- Atrium
- Courtyard
- Security System
- Storage Space
- Atrium
- Fenced Lot
- Security System
- Yard
- Car Charging Station
- Fitness Center
- Security System
- Yard

Transportation

Parking Details	49 Surface Spaces
Traffic Volume	16,506 on Dunbar Rd (2025); 349 on Dairy Ln (2024); 4,396 on Usg Dr (2025); 16,535 on Highfield Rd (2024); 18,724 on Usg Dr (2024); 16,535 on Highfield Rd (2024); 1,605 on American Way (2025); 10,632 on American Way (2025); 17,748 on Edgemont St (2025)
Commuter Rail	Mundelein Station 7 min drive Prairie Crossing Station (MD-North) 6 min drive
Airport	Chicago O'Hare International 43 min drive
Walk Score®	Car-Dependent (8)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Warespace	1	100,000	1	Feb 2023	-
Takeda	1	79,521	-	Jan 2026	-
JMR Landscaping, LLC	2	4,050	27	Jul 2024	-



Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
HRBOOST, LLC	2	3,150	21	Jul 2023	-
SERVPRO	2	2,000	10	Jul 2024	-

Showing 5 of 8 Tenants

1950 Innovation Way - West Building

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	340,809 SF (51.5%)
Built/Renovated	1992/2017
Stories	4
Typical Floor	85,202 SF
Tenancy	Multiple
Available	38,700 - 203,930 SF
Max Contiguous	165,230 SF
Asking Rent	\$20.00 SF/Year/N
Parking Spaces	8.00/1,000 SF; Surface Spaces Available



Property Details

Land Area	84.00 AC (3,659,040 SF)	Zoning	Commercial
Building FAR	0.09	Parcel	11-18-300-011
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 2	-	Office	Direct	61,457	61,457	165,230	\$20.00 N	Vacant	Negotiable
P 3	-	Office	Direct	57,125	57,125	165,230	\$20.00 N	Vacant	Negotiable
P 4	-	Office	Direct	46,648	46,648	165,230	\$20.00 N	Vacant	Negotiable
P 4	-	Office	Sublet	38,700	38,700	38,700	Withheld	30 Days	Thru Dec 2036

Amenities

- Air Conditioning
- Conferencing Facility
- Monument Signage
- Security System
- Smoke Detector
- Air Conditioning
- Fitness Center
- Natural Light
- Security System
- Smoke Detector
- Air Conditioning
- Food Service
- Outdoor Seating
- Security System
- Central Heating
- Food Service
- Property Manager on Site
- Signage

Transportation

Parking Details	8.00/1,000 SF; Surface Spaces Available		
Traffic Volume	16,506 on Dunbar Rd (2025); 18,724 on Usg Dr (2024); 4,396 on Usg Dr (2025); 349 on Dairy Ln (2024); 1,605 on American Way (2025); 10,632 on American Way (2025); 16,535 on Highfield Rd (2024); 16,535 on Highfield Rd (2024); 6,890 on Franklin Blvd (2025)		
Commuter Rail	Prairie Crossing Station (MD-North)		8 min drive
	Libertyville Station		9 min drive
Airport	Chicago O'Hare International		44 min drive
Walk Score [®]	Car-Dependent (10)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Intermatic	3	28,223	188	Dec 2020	-
Takeda	1	26,152	-	Jan 2026	-
BCI Acrylic	2	21,876	100	Oct 2021	-
PPI Beauty	1	20,476	125	Jun 2020	-

Showing 4 of 4 Tenants

800 S Milwaukee Ave - 800 S Milwaukee Ave

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	36,642 SF (84.6%)
Built	1979
Stories	2
Elevators	1 passenger
Typical Floor	16,900 SF
Tenancy	Multiple
Available	792 - 15,340 SF
Max Contiguous	4,188 SF
Asking Rent	\$12.00 SF/Year
Parking Spaces	4.53/1,000 SF; 166 Surface Spaces



Property Details

Land Area	8.00 AC (348,480 SF)	Owner Occupied	No
Building FAR	0.11	Zoning	Commercial
Slab to Slab	13'		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	107	Office	Direct	1,541	1,541	1,541	\$12.00 MG	60 Days	Negotiable
P 1	190	Office	Direct	944	944	944	\$12.00 MG	Vacant	Negotiable
P 1	165	Office	Direct	792	792	792	\$12.00 MG	Vacant	Negotiable
P 2	210 & 215	Office	Direct	4,188	4,188	4,188	\$12.00 MG	60 Days	Negotiable
P 2	205	Office	Direct	3,958	3,958	3,958	\$12.00 MG	60 Days	Negotiable
P 2	220	Office	Direct	3,917	3,917	3,917	\$12.00 FS	Vacant	3 - 5 Years

Amenities

- 24 Hour Access
- Air Conditioning
- Air Conditioning
- Air Conditioning
- Courtyard
- Property Manager on Site
- Signage

Transportation

Parking Details	4.53/1,000 SF; 166 Surface Spaces		
Traffic Volume	1,992 on Ardmore Ter (2024); 30,303 on Condell Dr (2025); 30,390 on Valley PkDr (2025); 30,715 on Condell Dr (2023); 2,449 on Valley PkDr (2025); 27,732 on Valley PkDr (2025); 5,243 on S 2nd Ave (2025); 23,906 on W Austin Ave (2024); 5,243 on S 4th Ave (2025)		
Commuter Rail	Libertyville Station		4 min drive
	Mundelein Station		10 min drive
Airport	Chicago O'Hare International		36 min drive
	Chicago Midway International		64 min drive
Walk Score [®]	Somewhat Walkable (57)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Community Partners for Affordable Housing	2	8,450	17	Dec 2018	-
C & E Construction, Inc.	1	5,700	25	Jul 2006	-
Dr.Kimberly Zizic DDS	1	3,300	7	Jan 2000	-
Douglas R. Brown	1	2,270	-	Jan 2026	-
Vernon Hills Medical Ctr	1	1,583	7	Dec 2013	-

Showing 5 of 7 Tenants

820-890 S Milwaukee Ave - Cambridge Plaza

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

Center Type	Neighborhood Center
GLA (% Leased)	36,642 SF (75.4%)
Built/Renovated	1979/2000
Tenancy	Multiple
Available	1,200 - 9,029 SF
Max Contiguous	4,429 SF
Asking Rent	\$12.00 SF/Year/NNN
Frontage	Milwaukee Avenue
Frontage	Valley Park Drive
Parking Spaces	7.81/1,000 SF; 286 Surface Spaces



Property Details

Land Area	8.00 AC (348,480 SF)	Zoning	C4, Libertyville
Building FAR	0.11	Parcel	11-21-400-021

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	850	Retail	Direct	4,429	4,429	4,429	\$12.00 NNN	Vacant	3 - 5 Years
P 1	820B	Retail	Direct	1,800	1,800	1,800	\$12.00 NNN	Vacant	3 - 5 Years
P 1	860	Retail	Direct	1,600	1,600	1,600	\$12.00 NNN	Vacant	3 - 5 Years
P 1	878	Retail	Direct	1,200	1,200	1,200	\$12.00 NNN	Vacant	3 - 5 Years

Amenities

- Banking
- Energy Star Labeled
- Restaurant
- Signage

Transportation

Parking Details	7.81/1,000 SF; 286 Surface Spaces		
Traffic Volume	1,992 on Ardmore Ter (2024); 30,303 on Condell Dr (2025); 30,390 on Valley PkDr (2025); 2,449 on Valley PkDr (2025); 30,715 on Condell Dr (2023); 27,732 on Valley PkDr (2025); 23,906 on W Austin Ave (2024); 2,449 on S 5th Ave (2025); 5,243 on S 2nd Ave (2025)		
Commuter Rail	Libertyville Station		4 min drive
	Mundelein Station		10 min drive
Airport	Chicago O'Hare International		36 min drive
	Chicago Midway International		63 min drive
Walk Score [®]	Somewhat Walkable (57)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
BMO	1	3,819	11	May 2020	-
Express Employment Professionals	1	2,800	7	Apr 2009	-

Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Sports 11	1	2,000	6	Jan 1987	-
Panera Bread	1	1,852	36	May 2020	-
Bagels By The Book	1	1,800	6	Mar 2013	-

Showing 5 of 16 Tenants

1113 S Milwaukee Ave - Forum Square II

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	25,992 SF (86.5%)
Built/Renovated	1987/2016
Stories	3
Elevators	1 passenger
Typical Floor	8,664 SF
Tenancy	Multiple
Available	660 - 7,070 SF
Max Contiguous	3,555 SF
Asking Rent	\$13.00 SF/Year/FS
Parking Spaces	3.23/1,000 SF; 84 Surface Spaces



Property Details

Land Area	1.17 AC (50,965 SF)	Owner Occupied	No
Building FAR	0.51	Zoning	C4
Core Factor	16%	Parcel	04-09-304-032 (+1 more)

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 2	202	Office	Direct	660	660	660	\$13.00 FS	Vacant	2 - 5 Years
P 3	301 (- Full)	Office	Direct	3,555	3,555	3,555	\$13.00 FS	30 Days	2 - 5 Years
P 3	301-A (Half)	Office	Direct	1,675	1,675	1,675	\$13.00 FS	Vacant	2 - 5 Years
P 3	300	Office	Direct	1,180	1,180	1,180	\$13.00 FS	Vacant	Negotiable

Amenities

- 24 Hour Access
- Bus Line
- Air Conditioning
- Security System
- Air Conditioning
- Security System
- Air Conditioning
- Security System

Transportation

Parking Details	3.23/1,000 SF; 84 Surface Spaces		
Traffic Volume	22,460 on Valley Park Dr (2018); 27,969 on Valley PkDr (2023); 26,500 on Greentree Pkwy (2021); 28,443 on Greentree Pkwy (2023); 4,796 on S Milwaukee Ave (2024); 28,647 on Greentree Pkwy (2025); 27,732 on Valley PkDr (2025); 2,449 on S 5th Ave (2025); 2,690 on Evergreen Ct (2024); 1,689 on Harvard Ln (2023)		
Commuter Rail	Libertyville Station		4 min drive
	Mundelein Station		10 min drive
Airport	Chicago O'Hare International		35 min drive
	Chicago Midway International		63 min drive
Walk Score [®]	Somewhat Walkable (56)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Lustigson & Fagan Pc	1	3,781	2	Jul 2016	-
Farmers Insurance	2	3,414	-	Jan 2026	-
Motivation Consultants Inc	3	3,000	6	May 2015	-
International Financial Services Corporation	3	1,732	-	Feb 2020	-
Precision Title Co	1	1,650	3	Jun 2017	-

Showing 5 of 13 Tenants

1117 S Milwaukee Ave - Forum Square I Bldg. B

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	14,475 SF (91.7%)
Built	1981
Stories	1
Elevators	None
Typical Floor	14,475 SF
Tenancy	Multiple
Available	984 - 2,189 SF
Max Contiguous	1,205 SF
Asking Rent	\$13.00 - 14.00 SF/Year/NN
Parking Spaces	3.87/1,000 SF; 56 Surface Spaces



Property Details

Land Area	2.42 AC (105,415 SF)	Zoning	C-4
Building FAR	0.14	Parcel	11-28-201-045
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	B4	Office	Direct	1,205	1,205	1,205	\$13.00 NN	Vacant	3 - 10 Years
P 1	B5	Office	Direct	984	984	984	\$14.00 NN	30 Days	3 - 10 Years

Amenities

- Atrium
- Atrium

Transportation

Parking Details	3.87/1,000 SF; 56 Surface Spaces		
Traffic Volume	4,796 on S Milwaukee Ave (2024); 22,460 on Valley Park Dr (2018); 27,969 on Valley PkDr (2023); 26,500 on Greentree Pkwy (2021); 28,443 on Greentree Pkwy (2023); 28,647 on Greentree Pkwy (2025); 27,732 on Valley PkDr (2025); 2,690 on Evergreen Ct (2024); 4,537 on Cypress Ln (2025); 4,620 on Briarwood Ln (2023)		
Commuter Rail	Libertyville Station		4 min drive
	Mundelein Station		11 min drive
Airport	Chicago O'Hare International		36 min drive
	Chicago Midway International		63 min drive
Walk Score [®]	Car-Dependent (42)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Allstate Insurance Company	1	1,250	8	Jan 1993	-
Equity Next Inc.	1	900	3	Oct 2019	-
Michael L. Klestinski, A.C.S.W. & Assoc.	1	900	3	Jan 1998	-

Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Healthy Minds Behavioral Health Llc	1	500	-	Sep 2024	-

Showing 4 of 4 Tenants

1117 S Milwaukee Ave - Forum Square Bldg C

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	14,075 SF (0.0%)
Built	1981
Stories	1
Elevators	None
Typical Floor	14,075 SF
Tenancy	Multiple
Available	7,000 - 14,075 SF
Max Contiguous	14,075 SF
Asking Rent	\$10.00 SF/Year/NN
Parking Spaces	4.76/1,000 SF; 67 Surface Spaces



Property Details

Land Area	6.00 AC (261,360 SF)	Zoning	B-1
Building FAR	0.05	Parcel	11-28-201-044
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	-	Office	Direct	7,000 - 14,075	14,075	14,075	\$10.00 NN	Vacant	Negotiable

Amenities

- 24 Hour Access
- Property Manager on Site
- Atrium
- Skylights
- Atrium
- Skylights
- Courtyard

Transportation

Parking Details	4.76/1,000 SF; 67 Surface Spaces
Traffic Volume	4,796 on S Milwaukee Ave (2024); 22,460 on Valley Park Dr (2018); 27,969 on Valley PkDr (2023); 26,500 on Greentree Pkwy (2021); 28,443 on Greentree Pkwy (2023); 28,647 on Greentree Pkwy (2025); 2,690 on Evergreen Ct (2024); 4,537 on Cypress Ln (2025); 27,732 on Valley PkDr (2025); 4,620 on Briarwood Ln (2023)
Commuter Rail	Libertyville Station 5 min drive Mundelein Station 11 min drive
Airport	Chicago O'Hare International 58 min drive Chicago Midway International 66 min drive
Walk Score [®]	Car-Dependent (42)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Heritage Signs Ltd	1	1,250	4	Jul 2023	-
Chevelure Salon	1	500	-	Sep 2023	-
Schmid's Draperies & Shades	1	-	5	Jan 2008	-

Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
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Showing 3 of 3 Tenants

1117 S Milwaukee Ave - Forum Square I, Bldg D

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	14,475 SF (100%)
Built	1981
Stories	1
Elevators	None
Typical Floor	14,475 SF
Tenancy	Multiple
Available	1,930 - 4,230 SF
Max Contiguous	2,300 SF
Asking Rent	\$13.00 SF/Year/NN
Parking Spaces	4.70/1,000 SF; 68 Surface Spaces



Property Details

Land Area	2.82 AC (122,839 SF)	Zoning	B-3
Building FAR	0.12	Parcel	11-28-201-044
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	D9 + D10	Office	Direct	2,300	2,300	2,300	\$13.00 NN	30 Days	Negotiable
P 1	D7	Office	Direct	1,930	1,930	1,930	\$13.00 NN	30 Days	Negotiable

Amenities

- 24 Hour Access
- Atrium
- Drop Ceiling
- Skylights
- Air Conditioning
- Atrium
- Kitchen
- Air Conditioning
- Central Heating
- Property Manager on Site
- Air Conditioning
- Courtyard
- Skylights

Transportation

Parking Details	4.70/1,000 SF; 68 Surface Spaces
Traffic Volume	4,796 on S Milwaukee Ave (2024); 22,460 on Valley Park Dr (2018); 27,969 on Valley PkDr (2023); 26,500 on Greentree Pkwy (2021); 28,443 on Greentree Pkwy (2023); 28,647 on Greentree Pkwy (2025); 2,690 on Evergreen Ct (2024); 27,732 on Valley PkDr (2025); 4,537 on Cypress Ln (2025); 4,620 on Briarwood Ln (2023)
Commuter Rail	Libertyville Station 5 min drive Mundelein Station 11 min drive
Airport	Chicago O'Hare International 58 min drive Chicago Midway International 66 min drive
Walk Score®	Car-Dependent (42)

1117 S Milwaukee Ave - Forum Square I Bldg. A

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	14,475 SF (97.2%)
Built	1981
Stories	1
Elevators	None
Typical Floor	14,475 SF
Tenancy	Multiple
Available	410 SF
Max Contiguous	410 SF
Asking Rent	\$27.80 SF/Year/NN
Parking Spaces	3.87/1,000 SF; 56 Surface Spaces



Property Details

Land Area	2.42 AC (105,415 SF)	Zoning	B-1
Building FAR	0.14	Parcel	11-28-201-045
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	A9	Office	Direct	410	410	410	\$27.80 NN	Vacant	3 - 10 Years

Amenities

- Air Conditioning
- Atrium
- Skylights
- Air Conditioning
- Courtyard
- Skylights
- Air Conditioning
- Property Manager on Site
- Atrium
- Signage

Transportation

Parking Details	3.87/1,000 SF; 56 Surface Spaces		
Traffic Volume	4,796 on S Milwaukee Ave (2024); 26,500 on Greentree Pkwy (2021); 28,443 on Greentree Pkwy (2023); 22,460 on Valley Park Dr (2018); 27,969 on Valley PkDr (2023); 28,647 on Greentree Pkwy (2025); 2,690 on Evergreen Ct (2024); 27,732 on Valley PkDr (2025); 4,537 on Cypress Ln (2025); 4,620 on Briarwood Ln (2023)		
Commuter Rail	Libertyville Station		4 min drive
	Mundelein Station		10 min drive
Airport	Chicago O'Hare International		35 min drive
Walk Score [®]	Car-Dependent (42)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Iris Global Llc	1	1,600	1	Feb 2020	-
Three Cord Ministries, Inc	1	1,400	7	Oct 2009	-
Kenneth Borcia Law Offices	1	1,000	3	Jan 1981	-
United Industrial Construction	1	800	4	May 2010	-



Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Addictions Associates Therapy Inc.	1	500	4	Jul 2022	-

Showing 5 of 14 Tenants

128 Newberry Ave

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	2,488 SF (100%)
Built/Renovated	1979/2023
Stories	2
Typical Floor	1,244 SF
Tenancy	Multiple
Available	150 SF
Max Contiguous	150 SF
Asking Rent	\$40.00 SF/Year/MG
Parking Spaces	Surface Spaces Available



Property Details

Land Area	0.20 AC (8,712 SF)	Zoning	C-1
Building FAR	0.29	Parcel	11-16-403-004
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	-	Office/Medical	Direct	150	150	150	\$40.00 MG	30 Days	Negotiable

Transportation

Parking Details	Surface Spaces Available
Traffic Volume	24,173 on Newberry Ave (2023); 23,881 on Newberry Ave (2025); 2,789 on Bartlett Ter (2024); 21,714 on Appley Ave (2024); 21,714 on Appley Ave (2024); 21,714 on Johnson Ave (2024); 1,699 on Brainerd Ave (2024); 3,847 on W Cook Ave (2024); 21,714 on W Church St (2024); 2,240 on Wright Ct (2025)
Commuter Rail	Libertyville Station  4 min walk Mundelein Station  8 min drive
Airport	Chicago O'Hare International 36 min drive
Walk Score [®]	Very Walkable (87)

Property Summary

RBA (% Leased)	288,122 SF (61.2%)
Built	1954
Tenancy	Multiple
Available	28,514 - 111,683 SF
Max Contiguous	111,683 SF
Asking Rent	\$6.95 SF/Year
Clear Height	38'
Drive Ins	5 total
Docks	8 exterior
Levelers	None
Parking Spaces	Surface Spaces Available



Property Details

Land Area	21.36 AC (930,442 SF)	Power	Yes
Building FAR	0.31	Sprinklers	Wet
Crane	Yes	Parcel	11-22-100-039
Cross Docks	None		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
922	Industrial	Direct	51,398/2,125 Office	111,683	\$6.95 IG	Vacant	Negotiable	1	4
907	Industrial	Direct	31,771	111,683	\$6.95 MG	Vacant	Negotiable	2	1
911	Industrial	Direct	28,514	111,683	\$6.95 MG	Vacant	Negotiable	1	1

Transportation

Parking Details	Surface Spaces Available
Traffic Volume	12,708 on Hough St (2025); 12,959 on Ashbury Ln (2025); 5,058 on Riverside Dr (2025); 5,099 on Riverside Dr (2023); 16,470 on Ashbury Ln (2023); 5,243 on Kenwood Ave (2025); 5,243 on W Rockland Ln (2025); 16,250 on Ashbury Ln (2025); 5,243 on Hampton Ter (2025)
Commuter Rail	Libertyville Station 4 min drive Mundelein Station 10 min drive
Airport	Chicago O'Hare International 35 min drive Chicago Midway International 62 min drive
Walk Score®	Car-Dependent (14)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Temperature Equipment Corporation	1	63,176	11	Aug 2019	-

Showing 1 of 1 Tenants

300 Peterson Rd

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Warehouse

Property Summary

RBA (% Leased)	31,968 SF (100%)
Built	1983
Tenancy	Multiple
Available	9,010 SF
Max Contiguous	9,010 SF
Asking Rent	\$12.00 SF/Year/NNN
Drive Ins	None
Docks	1 exterior
Levelers	None
Parking Spaces	3.72/1,000 SF; 119 Surface Spaces



Property Details

Land Area	2.37 AC (103,237 SF)	Zoning	C-3
Building FAR	0.31	Parcel	11-08-200-021

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
306	Industrial	Direct	9,010/4,300 Office	9,010	\$12.00 NNN	30 Days	Negotiable	1	-

Transportation

Parking Details	3.72/1,000 SF; 119 Surface Spaces
Traffic Volume	29,943 on Cass Ave (2025); 28,941 on N Milwaukee Ave (2025); 27,317 on N Milwaukee Ave (2024); 25,256 on Bell Ln (2025); 19,419 on Cater Ln (2025); 19,669 on Cater Ln (2024); 19,922 on Cater Ln (2024); 27,608 on Forest Creek Ln (2024); 22,903 on Brookhill Rd (2025)
Commuter Rail	Libertyville Station 4 min drive Prairie Crossing Station (MD-North) 5 min drive
Airport	Chicago O'Hare International 38 min drive
Walk Score [®]	Somewhat Walkable (57)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Dover Saddlery	Unkwn	5,400	-	Feb 2022	-

Showing 1 of 1 Tenants

312-342 Peterson Rd - Brookside Shopping Center

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

Center Type	Strip Center
GLA (% Leased)	31,260 SF (93.4%)
Built	1986
Tenancy	Multiple
Available	2,060 SF
Max Contiguous	2,060 SF
Asking Rent	\$18.00 SF/Year/NNN
Frontage	411' on Peterson Rd
Parking Spaces	6.78/1,000 SF; 212 Surface Spaces



Property Details

Land Area	3.66 AC (159,430 SF)	Zoning	C-3
Building FAR	0.20	Parcel	11-08-200-013

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	312	Retail	Direct	2,060	2,060	2,060	\$18.00 NNN	Vacant	3 - 10 Years

Transportation

Parking Details	6.78/1,000 SF; 212 Surface Spaces								
Traffic Volume	29,943 on Cass Ave (2025); 25,256 on Bell Ln (2025); 28,941 on N Milwaukee Ave (2025); 27,317 on N Milwaukee Ave (2024); 27,608 on Forest Creek Ln (2024); 19,419 on Cater Ln (2025); 19,669 on Cater Ln (2024); 22,903 on Brookhill Rd (2025); 19,922 on Cater Ln (2024)								
Frontage	411' on Peterson Rd								
Commuter Rail	Libertyville Station								4 min drive
	Prairie Crossing Station (MD-North)								5 min drive
Airport	Chicago O'Hare International								39 min drive
Walk Score [®]	Somewhat Walkable (57)								

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
CORE Martial Arts and Fitness	1	6,700	8	Sep 2018	Aug 2028
CarePartners Pharmacy	1	2,500	4	Mar 2019	-
Advanced Eyecare Consultants	1	1,800	5	May 2020	-
Art & Nature Eco Salon	1	1,800	2	May 2020	-
BioDome	1	1,752	3	Jul 2022	Jul 2028

Showing 5 of 10 Tenants

1899 W Winchester Rd - Pine Meadow Corporate Center

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	117,020 SF (73.4%)
Built	1998
Stories	4
Elevators	2 passenger
Typical Floor	29,255 SF
Tenancy	Multiple
Available	8,000 - 31,077 SF
Max Contiguous	31,077 SF
Asking Rent	\$21.00 SF/Year/FS
Parking Spaces	4.40/1,000 SF; 515 Surface Spaces



Property Details

Land Area	6.59 AC (287,060 SF)	Owner Occupied	No
Building FAR	0.41	Zoning	O-2, Libertyville
Slab to Slab	13'4"	Parcel	11-18-104-036

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
E 2	-	Office	Direct	8,000 - 31,077	31,077	31,077	\$21.00 FS	Vacant	5 Years

Amenities

- Air Conditioning
- Atrium
- Fully Carpeted
- Property Manager on Site
- null
- Air Conditioning
- Controlled Access
- High Ceilings
- Security System
- Air Conditioning
- Direct Elevator Exposure
- Natural Light
- Security System
- Atrium
- Drop Ceiling
- Pond
- Security System

Transportation

Parking Details	4.40/1,000 SF; 515 Surface Spaces		
Traffic Volume	4,396 on Usg Dr (2025); 1,605 on American Way (2025); 10,632 on American Way (2025); 18,724 on Usg Dr (2024); 24,966 on American Way (2023); 10,632 on Lucerne Ln (2025); 6,890 on Franklin Blvd (2025); 21,374 on Shell Dr (2023); 19,300 on Shell Dr (2021); 17,101 on St William Dr (2025)		
Commuter Rail	Prairie Crossing Station (MD-North)		5 min drive
	Prairie Crossing Station (NCS)		8 min drive
Airport	Chicago O'Hare International		38 min drive
Walk Score®	Car-Dependent (26)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Lake County Forest Preserve District	LL, 1, 3	70,916	473	Jan 2011	-
Bess Bower Dunn Museum	1	500	2	Oct 2019	-



Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Greenbelt Cultural Center	1	500	5	Aug 2017	-

Showing 3 of 3 Tenants

1800 Hollister Dr - Grand Oaks Health Center

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	57,000 SF (87.6%)
Built	1998
Stories	3
Elevators	2 passenger
Typical Floor	19,000 SF
Tenancy	Multiple
Available	1,788 - 7,094 SF
Max Contiguous	4,982 SF
Asking Rent	Withheld
Parking Spaces	4.50/1,000 SF; 148 Surface Spaces; 49 Covered Spaces



Property Details

Land Area	4.25 AC (185,088 SF)	Zoning	C-4
Building FAR	0.31	Parcel	11-34-100-022
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P GRND	G10-18	Office/Medical	Direct	1,788 - 4,982	4,982	4,982	Withheld	Vacant	Negotiable
P 2	210	Office/Medical	Direct	2,112	2,112	2,112	Withheld	Vacant	Negotiable

Amenities

- 24 Hour Access
- Atrium
- Outdoor Seating
- Security System
- Air Conditioning
- Atrium
- Pond
- Storage Space
- Air Conditioning
- Central Heating
- Security System
- Storage Space
- Air Conditioning
- Natural Light
- Security System
- Waterfront

Transportation

Parking Details	4.50/1,000 SF; 148 Surface Spaces; 49 Covered Spaces		
Traffic Volume	22,869 on Hollister Dr (2025); 22,910 on Hollister Dr (2024); 22,910 on Hollister Dr (2024); 22,910 on Ring Dr (2024); 2,698 on Mall Dr (2024); 22,910 on Ring Dr (2024); 22,910 on Artaius Pkwy (2024); 29,695 on Townline Rd (2025); 22,910 on E Greggs Pkwy (2024)		
Commuter Rail	Libertyville Station		7 min drive
	Vernon Hills Station		10 min drive
Airport	Chicago O'Hare International		34 min drive
	Chicago Midway International		61 min drive
Walk Score [®]	Car-Dependent (37)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Advocate Infusion Center	1	8,550	57	Feb 2020	-
Illinois Retina Associates, S.C.	2	5,178	2	Apr 2017	-
North Shore Glaucoma Center	2	5,178	15	Jul 2000	-
Foot Care Group	1	4,750	4	Dec 1999	-
Clear Cognition	GRND	3,706	2	Mar 2022	-

Showing 5 of 11 Tenants

430-432 N Milwaukee Ave

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

GLA (% Leased)	5,989 SF (80.0%)
Built	1910
Tenancy	Multiple
Available	1,200 SF
Max Contiguous	1,200 SF
Asking Rent	Withheld
Frontage	40' on Cook Avenue
Frontage	60' on N Milwaukee Ave



Property Details

Land Area	0.09 AC (3,920 SF)	Zoning	C-1
Building FAR	1.53	Parcel	11-16-400-025 (+2 more)

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	-	Retail	Direct	1,200	1,200	1,200	Withheld	Vacant	Negotiable

Amenities

- Signage
- Signalized Intersection
- Storage Space
- Storage Space

Transportation

Traffic Volume	21,714 on W Church St (2024); 1,699 on Brainerd Ave (2024); 2,251 on Brainerd Ave (2025); 2,240 on Wright Ct (2025); 24,173 on Broadway (2023); 2,284 on Brainerd Ave (2023); 3,847 on W Cook Ave (2024); 23,881 on Broadway (2025); 7,449 on W Church St (2025); 24,173 on Newberry Ave (2023)
Frontage	60' on N Milwaukee Ave; 40' on Cook Avenue
Transit/Subway	Libertyville Station 6 min walk
Commuter Rail	Libertyville Station 6 min walk Mundelein Station 9 min drive
Airport	Chicago O'Hare International 58 min drive Chicago Midway International 66 min drive
Walk Score [®]	Very Walkable (88)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Idea Design/Build	1	1,000	2	Dec 2017	-
Steve's Formal Wear	1	1,000	-	Dec 2017	-

Showing 2 of 2 Tenants

1408-1440 S Milwaukee Ave - Red Top Plaza

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

Center Type	Community Center
GLA (% Leased)	23,100 SF (100%)
Built	1981
Tenancy	Multiple
Available	1,200 SF
Max Contiguous	1,200 SF
Asking Rent	Withheld
Parking Spaces	Surface Spaces Available



Property Details

Land Area	2.92 AC (127,195 SF)	Parcel	11-28-403-006
Building FAR	0.18		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	1412	Retail	Direct	1,200	1,200	1,200	Withheld	30 Days	Negotiable

Transportation

Parking Details	Surface Spaces Available
Traffic Volume	22,910 on E Greggs Pkwy (2024); 29,695 on Greentree Pkwy (2025); 30,000 on Greentree Pkwy (2023); 1,943 on Flamingo Pkwy (2024); 4,537 on Briarwood Ln (2025); 22,910 on Artaius Pkwy (2024); 4,620 on Briarwood Ln (2023); 28,647 on Greentree Pkwy (2025); 2,441 on Paddock Ln (2024); 26,500 on Greentree Pkwy (2021)
Commuter Rail	Libertyville Station 5 min drive
	Vernon Hills Station 11 min drive
Airport	Chicago O'Hare International 57 min drive
	Chicago Midway International 65 min drive
Walk Score [®]	Somewhat Walkable (55)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Lou Malnati's Pizzeria	1	4,400	30	Apr 2006	-
Plato's Closet	1	3,200	8	Apr 2006	-
Great Lakes Dental Solutions	1	1,600	5	Oct 2014	-
L.A.Tan	1	1,600	6	Mar 2016	-
Hertz	1	1,300	2	Nov 2005	-

Showing 5 of 11 Tenants

851-899 E Park Ave - LogistiCenter at 94

Libertyville, Illinois 60048 (Lake County) - South Lake County Submarket



Distribution

Property Summary

RBA (% Leased)	185,670 SF (100%)
Built	2015
Tenancy	Multiple
Available	36,137 SF
Max Contiguous	36,137 SF
Asking Rent	Withheld
Clear Height	32'
Drive Ins	6 total/12' w x 14' h
Docks	27 exterior
Levelers	27 exterior
Parking Spaces	0.16/1,000 SF; 51 Surface Spaces; Covered Spaces Available



Property Details

Land Area	9.82 AC (427,554 SF)	Power	800a/277 - 480v 3p Heavy
Building FAR	0.43	Sprinklers	ESFR
Column Spacing	48'w x 50'd	Zoning	I (Industrial)
Cross Docks	None	Parcel	11-22-103-093

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
-	Industrial	Direct	36,137/4,189 Office	36,137	Withheld	30 Days	Negotiable	6	1

Amenities

- Fluorescent Lighting

Transportation

Parking Details	0.16/1,000 SF; 51 Surface Spaces; Covered Spaces Available		
Traffic Volume	5,243 on Kenwood Ave (2025); 5,243 on Hampton Ter (2025); 5,058 on Riverside Dr (2025); 5,099 on Riverside Dr (2023); 12,708 on Hough St (2025); 2,009 on E Lincoln Ave (2025); 12,723 on S 4th Ave (2024); 2,449 on Hurlburt Ct (2025); 5,243 on S 4th Ave (2025)		
Commuter Rail	Libertyville Station		5 min drive
	Mundelein Station		13 min drive
Airport	Chicago O'Hare International		33 min drive
Walk Score [®]	Car-Dependent (36)		

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
StarTek Lighting	1	51,832	12	Sep 2022	-
Maxxsonics USA	1	38,931	50	Oct 2015	-
NavePoint	1	36,137	20	Oct 2016	-

Tenants (Continued)

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
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Showing 3 of 3 Tenants

1413-1451 Peterson Rd - Butterfield Square

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Retail

Property Summary

Center Type	Neighborhood Center
GLA (% Leased)	106,755 SF (84.5%)
Built	1997
Tenancy	Multiple
Available	1,252 - 16,552 SF
Max Contiguous	7,500 SF
Asking Rent	Withheld
Frontage	584' on Butterfield Rd
Frontage	785' on Peterson Rd
Parking Spaces	3.84/1,000 SF; 410 Surface Spaces



Property Details

Land Area	15.51 AC (675,768 SF)	Parcel	11-08-308-038 (+2 more)
Building FAR	0.16		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
P 1	200	Retail	Direct	7,500	7,500	7,500	Withheld	Vacant	Negotiable
P 1	105	Retail	Direct	3,500	3,500	3,500	Withheld	Vacant	Negotiable
P 1	310	Retail	Direct	2,500	2,500	2,500	Withheld	Vacant	Negotiable
P 1	110	Retail	Direct	1,800	1,800	1,800	Withheld	Vacant	Negotiable
P 1	305	Retail	Direct	1,252	1,252	1,252	Withheld	Vacant	Negotiable

Amenities

- Banking
- Restaurant
- Dedicated Turn Lane
- Signage
- Freeway Visibility
- Signalized Intersection
- Pylon Sign

Transportation

Parking Details	3.84/1,000 SF; 410 Surface Spaces
Traffic Volume	27,317 on N Butterfield Rd (2024); 15,861 on N Butterfield Rd (2025); 16,005 on N Butterfield Rd (2023); 16,590 on Old Peterson Rd (2025); 14,835 on St William Dr (2025); 28,941 on N Butterfield Rd (2025); 16,782 on Old Peterson Rd (2023); 17,351 on St William Dr (2023); 7,263 on Old Peterson Rd (2025); 14,460 on Old Peterson Rd (2025)
Frontage	584' on Butterfield Rd; 785' on Peterson Rd
Commuter Rail	Prairie Crossing Station (MD-North) 4 min drive Prairie Crossing Station (NCS) 5 min drive
Airport	Chicago O'Hare International 40 min drive
Walk Score®	Car-Dependent (33)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Sunset Foods	1	51,677	150	Jul 2013	-
Jimmy's Charhouse	1	8,240	40	Feb 2006	-
Anytime Fitness	1	4,898	3	Mar 2015	-
FedEx Office	1	4,500	12	Jul 2023	-
Meat n' Melt	1	1,625	20	Feb 2025	-

Showing 5 of 6 Tenants

1900 USG Dr - Libertyville Office Building

Libertyville, Illinois 60048 (Lake County) - Central North Submarket



Office

Property Summary

RBA (% Leased)	16,004 SF (100%)
Built	1997
Stories	1
Elevators	None
Typical Floor	16,004 SF
Tenancy	Multiple
Available	16,004 SF
Max Contiguous	16,004 SF
Asking Rent	Withheld
Parking Spaces	5.80/1,000 SF; 93 Surface Spaces



1900 USG Drive

Property Details

Land Area	2.83 AC (123,275 SF)	Zoning	O-2
Building FAR	0.13	Parcel	11-18-103-028 (+2 more)
Owner Occupied	No		

Available Spaces

Floor	Suite	Use	Type	SF Available	Floor Contiguous	Building Contiguous	Rent/SF/Year	Occupancy	Term
E 1	-	Office	Sublet	16,004	16,004	16,004	Withheld	Vacant	Thru Dec 2036

Amenities

- 24 Hour Access

Transportation

Parking Details	5.80/1,000 SF; 93 Surface Spaces
Traffic Volume	4,396 on Usg Dr (2025); 1,605 on American Way (2025); 10,632 on American Way (2025); 18,724 on Usg Dr (2024); 24,966 on American Way (2023); 6,890 on Franklin Blvd (2025); 21,374 on Shell Dr (2023); 19,300 on Shell Dr (2021); 10,632 on Lucerne Ln (2025); 13,009 on Hwy 45 (2025)
Commuter Rail	Prairie Crossing Station (MD-North) 6 min drive Mundelein Station 8 min drive
Airport	Chicago O'Hare International 64 min drive
Walk Score [®]	Car-Dependent (24)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Pharma Company Inc	1	1,103	-	Jan 2020	-

Showing 1 of 1 Tenants

Property Summary

RBA (% Leased)	48,529 SF (100%)
Built	2005
Tenancy	Single
Available	48,529 SF
Max Contiguous	48,529 SF
Asking Rent	Withheld
Clear Height	24'
Drive Ins	1 total/12' w x 16' h
Docks	4 exterior
Levelers	4 exterior
Parking Spaces	1.31/1,000 SF; 64 Surface Spaces



Property Details

Land Area	2.95 AC (128,502 SF)	Power	800a/480v 3p Heavy
Building FAR	0.38	Sprinklers	ESFR
Crane	None	Zoning	O-2, Libertyville
Column Spacing	42'w x 45'd	Parcel	11-18-103-037
Cross Docks	None		

Available Spaces

Suite	Use	Type	SF Available	Building Contiguous	Rent/SF/Year	Occupancy	Term	Docks	Drive Ins
-	Industrial	Sublet	48,529	48,529	Withheld	Vacant	Thru Dec 2036	-	-

Transportation

Parking Details	1.31/1,000 SF; 64 Surface Spaces
Traffic Volume	4,396 on Usg Dr (2025); 1,605 on American Way (2025); 10,632 on American Way (2025); 18,724 on Usg Dr (2024); 24,966 on American Way (2023); 6,890 on Franklin Blvd (2025); 21,374 on Shell Dr (2023); 19,300 on Shell Dr (2021); 10,632 on Lucerne Ln (2025); 13,009 on Hwy 45 (2025)
Commuter Rail	Prairie Crossing Station (MD-North) 6 min drive Mundelein Station 8 min drive
Airport	Chicago O'Hare International 42 min drive
Walk Score [®]	Car-Dependent (24)

Tenants

Tenant Name	Floor	SF Occupied	Employees	Move Date	Expiration
Novartis Gene Therapies	1	48,529	75	Jul 2016	Sep 2026

Showing 1 of 1 Tenants