

# FOR LEASE

2 TENANT BUILDING  
YOU COULD BE THE 2<sup>ND</sup> TENANT!

248 E. ROOSEVELT ROAD  
LOMBARD, IL 60148

DUPAGE COUNTY



## *Property Specifications*

**Space:** 3,200 SF  
**Rent:** \$16.00 PSF GROSS

**Additional Parking in Rear / No Chiropractors**

2009 Demographics estimated	<u>3 Miles</u>	<u>5 Miles</u>	<u>7 Miles</u>
POPULATION	101,281	266,625	528,655
AVERAGE HOUSEHOLD INCOME	\$88,786	\$91,823	\$92,614
EMPLOYEES	91,708	234,123	399,482
MEDIAN AGE	40	39	39

### Contact Information:

**Joe Kunst**  
33 West Monroe, Suite 1900  
Chicago, IL 60603  
Phone: 312.795.2593  
Fax: 312.795.2793  
[kunstj@draperandkramer.com](mailto:kunstj@draperandkramer.com)

[www.dkbrokerage.com](http://www.dkbrokerage.com)



The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions, or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial, and legal advisors. You and your advisors should conduct an independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.