

Office Space For Lease



# UNIQUE DOWNTOWN JOLIET OFFICE SPACE

167 N CHICAGO ST, JOLIET, IL 60432

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### OFFERING SUMMARY

Available SF:	1,900 SF
Lease Rate:	\$1,500.00 per month (MG)
Lot Size:	0.07 Acres
Building Size:	4,129 SF
Zoning:	B2

### PROPERTY HIGHLIGHTS

- Vintage building in excellent condition, ready for immediate possession
- Beautifully build out space with hardwood floors and exposed brick
- Entrance, foyer, 2 large offices and restroom
- Hard to find on site parking behind building – 4 spaces available by day, 3 at night
- Former insurance office

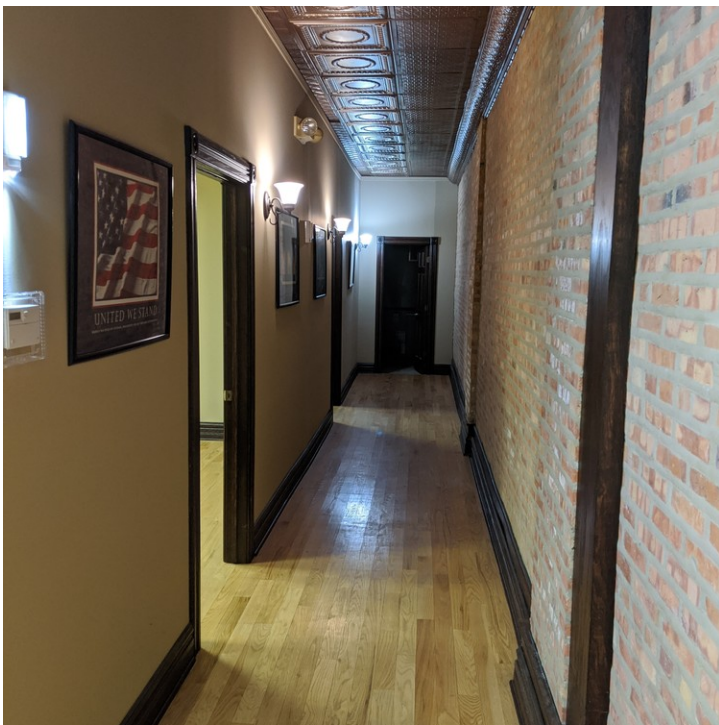
### LOCATION OVERVIEW

Located on busy Chicago Street in downtown Joliet. Adjacent to the library, restaurants and downtown attractions. Within walking distance of the courthouse.

### DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	6,148	31,708	57,444
Total Population	20,096	95,496	165,234
Average HH Income	\$41,596	\$51,919	\$56,908

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