

MEDICAL OFFICE BUILDING FOR LEASE



**New Class A, Four-Story, 64,000 SF Medical Office Center
1,200 S.F. to 45,000 S.F. Available**

4885 Hoffman Boulevard, Hoffman Estates, IL

Within the 59-90 Gateway and Route 59

Close to Prominent Medical Facilities:

- Advocate Good Shepherd Hospital
- Alexian Brothers Medical Center
- Northwest Community Hospital
- Provena St. Joseph Hospital
- Sherman Hospital
- St. Alexius Medical Center

On-Site Building Amenities:

- Fitness Center
- Conference Room
- Café

Local Conveniences

- The Arboretum of South Barrington
- Popular Creek Crossing
- Sears Centre Arena
- Restaurants, Hotels & Recreational Facilities
- Prairie Stone Business Park

Area Employment/Office Data Within 6 Mile Radius:

- Approx. 40,000 Employees
- Over 10 Million S.F. of Office

Traffic Counts:

I-90: 122,000 VPD / IL-59: 30,400 VPD



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