

## Land

SWC of Randall Road & Corporate Pkwy  
Lots 9 & 11  
Algonquin, IL 60102

## FOR SALE OR LAND LEASE

### PROPERTY SPECIFICATIONS

Description:	Pad Ready Fully Developed
Land Size:	Lot 9: 41,231 SF (0.95 AC) Lot 11: 41,274 SF (0.95 AC)
Topography:	Flat
Environmental Status:	Phase 1 Available
Utilities:	To Site
Sewer/Water:	Village
Frontage Dimensions:	Lot 9 – 252 Feet Lot 11 – 119 Feet
Possession:	Closing
Zoning:	B-2 PUD
Real Estate Taxes:	Lot 9 - \$5,258.02 (2012) Lot 11 - \$4,732.18 (2012)
Sales Price:	\$18.00 PSF
Land Lease:	Terms Negotiable



### PROPERTY OVERVIEW

Two Outstanding Parcels  
± 1 Acre Each

Restaurant/Retail/Showroom

- Lots 9 & 11 fully developed building pads. Outlots adjacent to the new Hobby Lobby. Lot 11 fronts on Randall Road.
- The Esplanade is part of the 1000 acre Algonquin Corporate Campus and is just south of Algonquin Commons, a 600,000 SF Lifestyle Center.
- PINs: (Lot 9) 03-06-427-021  
(Lot 11) 03-06-427-013

Presented By:  
Dave Schmidt  
Senior Vice President  
847.404.3851  
DSchmidt@realtymetrix.com

RealtyMetrix  
2390 Esplanade Drive  
Suite 201  
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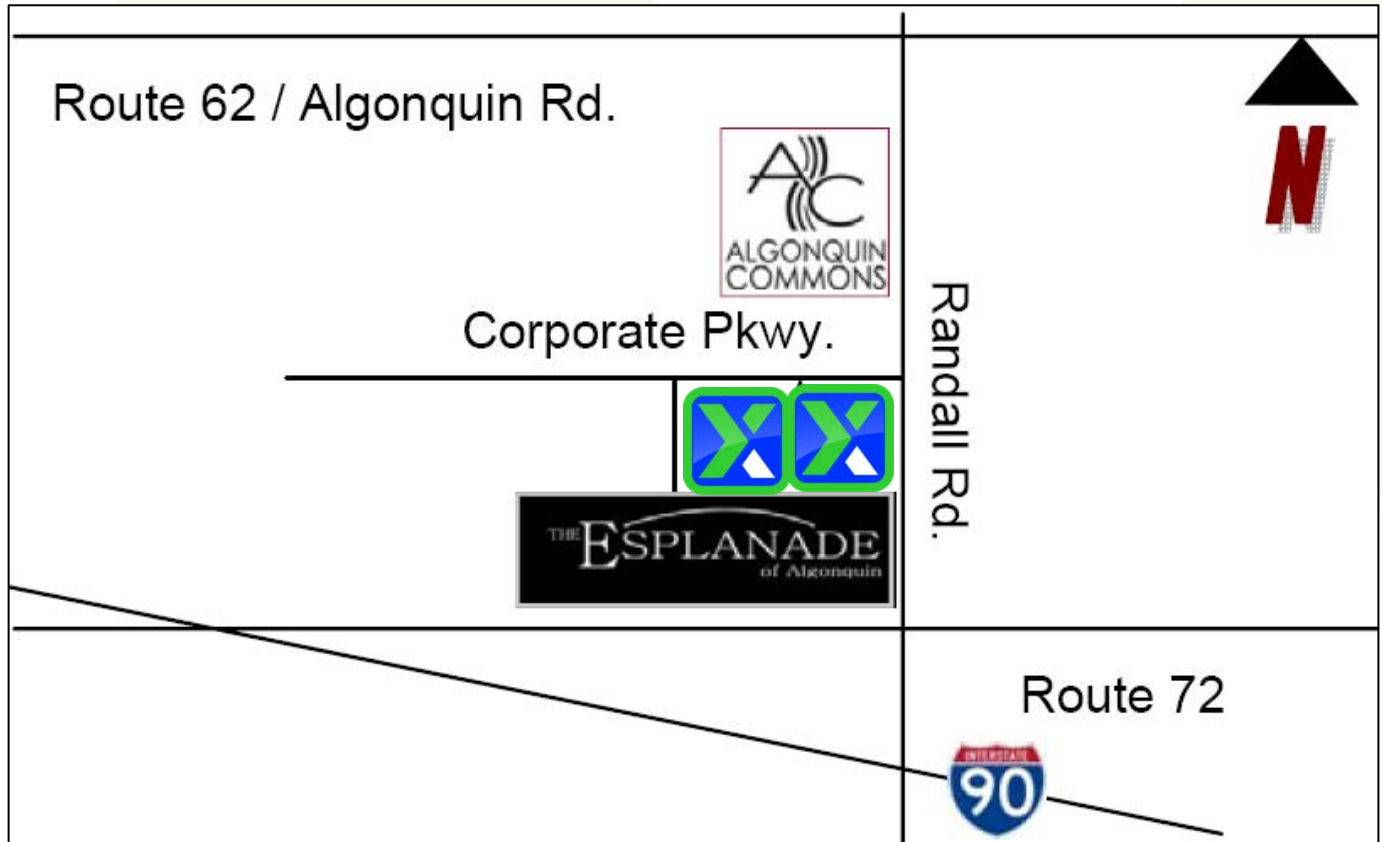
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Directions: I-90 to Randall Road exit. North 4.5 miles, west on Corporate Parkway,  
South on Esplanade Drive. Site is South of Algonquin Commons.

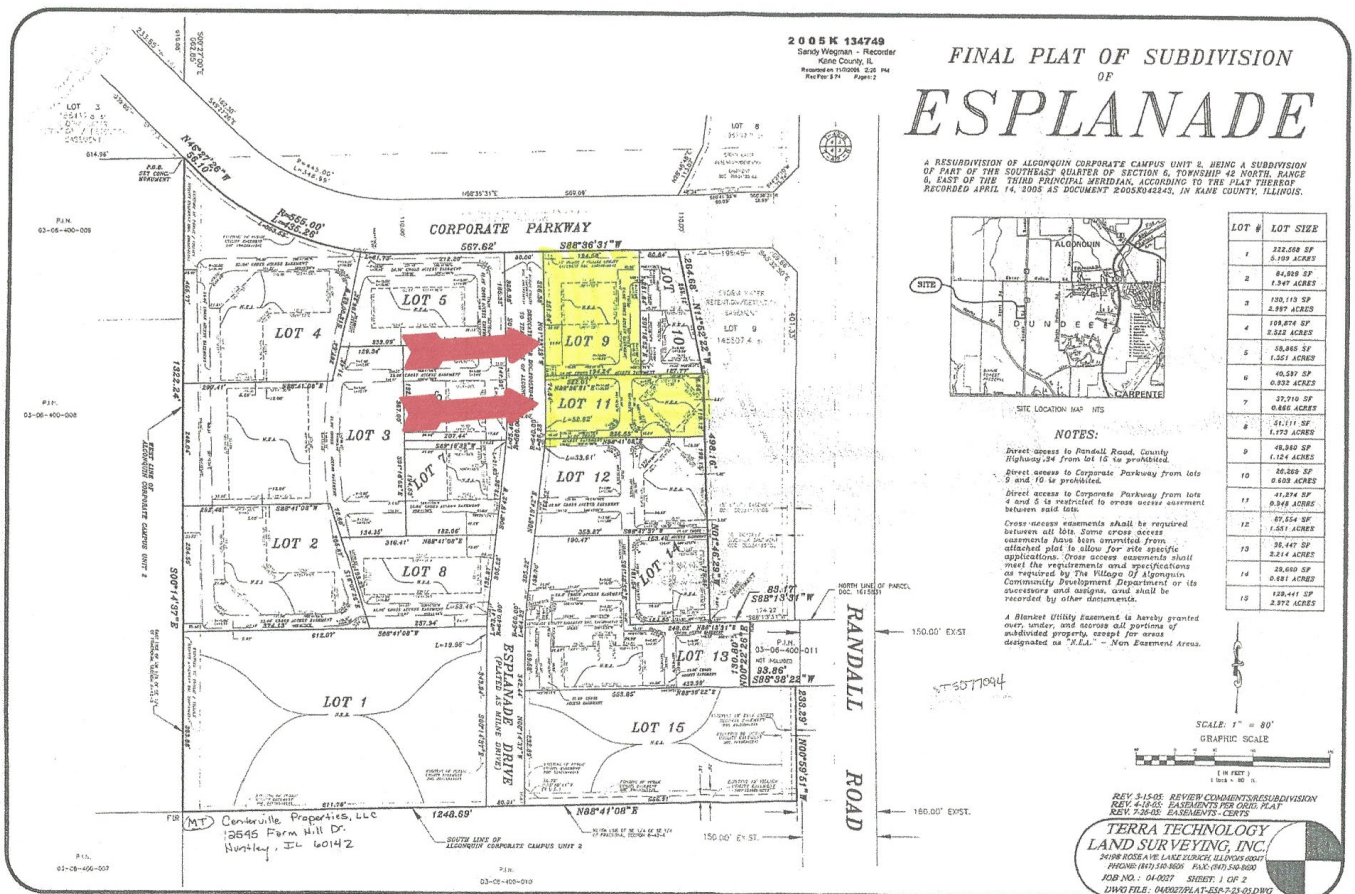
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