

HIGH-END & READY MEDICAL OFFICE





2,300 SF Top-notch medical office. Fully built-out with brand new high-end finishes and top of the line furniture & equipments.



The office has **4 fully equipped and furnished exam rooms** with sinks and custom cabinetry in addition to a high-end open kitchen equipped with a dishwasher and an ice-maker, and an ADA accessible bathroom.

High-end fixtures throughout including designer light fixtures, security system, and surround sound system that can be controlled from every individual room.

Reception area features waiting area, **product display shelves** and ample storage.

Luxurious feel throughout.

RENT: \$42-46/ SF/ YR MG
TERM: Through 2027

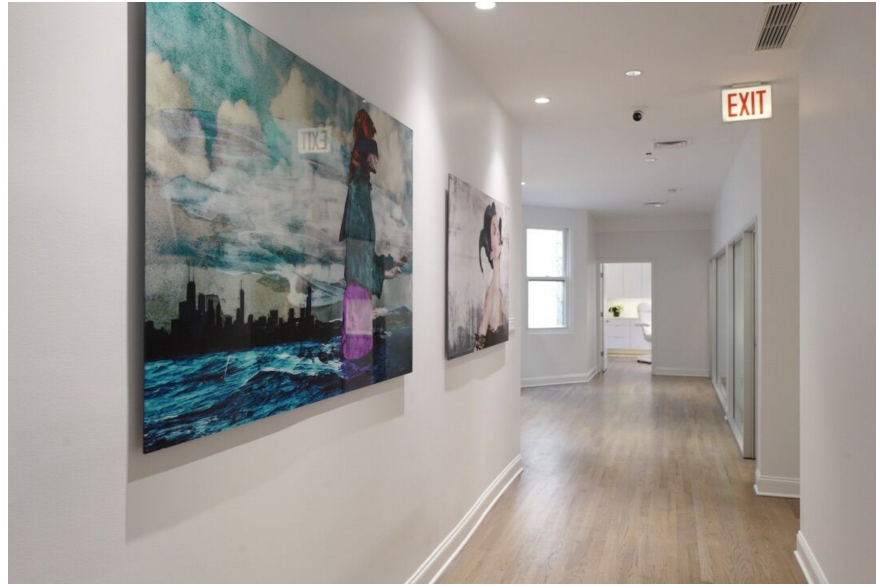


Prime location in the heart of River North. Steps away from Michigan Avenue, Northwestern Hospital, transit stations and the city's top hotels and boutique shops.





The layout, finishes and large exam rooms makes the space suitable for all types of medical uses.



The office has a **direct-** code protected- **elevator access** in addition to an intercom system on the main entry door.

The building offers a **great signage opportunity** on the front entrance canopy that guarantees high visibility on both Huron Street and State Street.

Other businesses in the building are Salon O Sixty Five, Midwest ENT specialists and an old style barbershop.







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