



**COLDWELL BANKER  
COMMERCIAL**  
DEVONSHIRE  
REALTY

## OFFICE SUITES FOR LEASE

\$425/month

FOR LEASE



### 917 Clocktower Drive

Springfield, IL 62704

244 – 417 SF

OFFICE

#### AVAILABLE SPACE

Suite 320 – 244 SF

#### LEASE PRICE

\$425/ MO

#### LEASE TYPE

Gross

#### PARKING

Ample

#### TAX PIN

14-31.0-376-042

#### ZONING

S-2

### PROPERTY DESCRIPTION

Available suite in this desirable west side location. The lease rate includes utilities, wireless internet, taxes, and insurance. The Landlord requires completed rental applications and direct deposit rent payments.

**Suite 320:** 244 SqFt @ \$425/mo\*

\*Available within 30 days of lease execution

### AREA DESCRIPTION

The property is in a desirable and affordable west side location of Springfield. It is visible from the highly traveled Rt. 4/Veteran Pkwy (24,000 AADT), and one block from prime commuter traffic on W. Monroe (21,500 AADT). The surrounding area includes many destinations, such as Levi, Ray & Shoup (LRS), Crawford, Murphy & Tilly (CMT), AMF Strike N' Spare Lanes, Walgreens, Krispy Kreme Doughnuts, and a small medical office park.



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### SUITE 320 PHOTOS



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