



Available For Lease

Northwest Business Center

2100 Golf Road, Rolling Meadows, IL

Flex spaces with renovated office and access to truck docks

Spaces Available

Unit	Size	Office	Comments
100	5,382 SF	4,000 SF	Office can be reduced
340	8,428 SF	4,000 SF	100% air-conditioned
350	5,378 SF	4,000 SF	Unit has drive-in door & office can be reduced
420	7,250 SF	3,500 SF	Completely renovated

Features

- Prestigious image
- Business campus setting
- Great location near full interchange at I-90/Arlington Heights Road and I-355 at Algonquin Road
- Ideal for sales, service, light assembly
- 4 per 1000 car parking
- All units have access to loading docks
- Drive-in doors
- Extensive Windowline
- Renovate space with new ceilings, lights, paint, floors
- Rental Rate: STO
- Real Estate Taxes: \$4.25 SF (2026 Est.)
- Operating Expense: \$2.00 SF (2026 Est.)

Contact us:

Kelly Joyce

+1 847 698 8276

kelly.joyce@colliers.com

Colliers

Colliers

6250 N. River Rd. | Suite 11-100

Rosemont, IL 60018

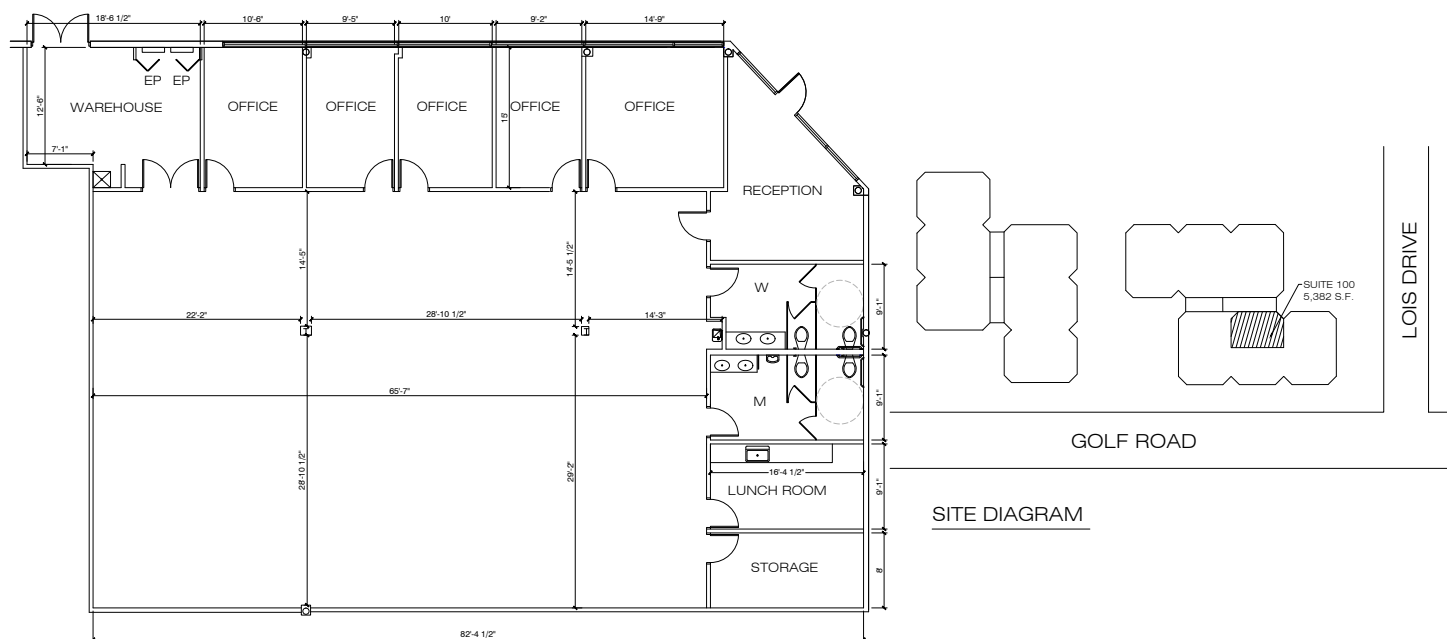
www.colliers.com/chicago

This document has been prepared by Colliers for advertising and general information only. Colliers makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers and/or its licensor(s).

-
- The site map illustrates the Northwest Industrial Center, divided into a West Building and an East Building. The West Building contains units 300, 320, 340, 350, 370, 410, 420, 490, and 460-480. The East Building contains units 100, 110, 190, 220, 230, 260, and 290. Units are color-coded: grey for occupied, blue for available, and green for under construction. A legend indicates that grey units are occupied, blue units are available, and green units are under construction. The map also shows the Northwest Tollway, Lois Drive, and a north arrow.
- | Unit Number | Occupancy Status | Size (SF) | Notes |
|--------------|------------------|-----------|--------------------------|
| Unit 460-480 | Occupied | 11,247 | Good Earth Lighting |
| Unit 490 | Occupied | 11,300 | Hexagon |
| Unit 300 | Occupied | 6,328 | Milkadamia |
| Unit 320 | Occupied | 5,287 | LCI |
| Unit 340 | Available | 8,428 | |
| Unit 350 | Available | 9,376 | |
| Unit 370 | Occupied | 7,610 | Ono Soki Technology |
| Unit 410 | Occupied | 4,393 | Hidden USA |
| Unit 420 | Available | 7,250 | 9/1/2022 |
| Unit 230 | Occupied | 8,212 | IT |
| Unit 220 | Occupied | 5,494 | IT |
| Unit 260 | Occupied | 9,590 | IT |
| Unit 290 | Occupied | 11,357 | Xi'go Holdings Inc |
| Unit 190 | Occupied | 16,887 | Perma-Pipe International |
| Unit 100 | Available | 5,382 | |
| Unit 110 | Occupied | 11,247 | Clearbrook |

2100 Golf Road, Suite 100, Rolling Meadows, IL

100
5,382 SF.



Kelly Joyce
+1 847 698 8276
kelly.joyce@colliers.com

340
8,428 SF.

LVT FLOOR

HC

LUNCH ROOM

OFFICE

OFFICE

EPOXY FLOOR

WAREHOUSE

SHELVES

RAMP

LOADING DOCK

LOIS DRIVE

GOLF ROAD

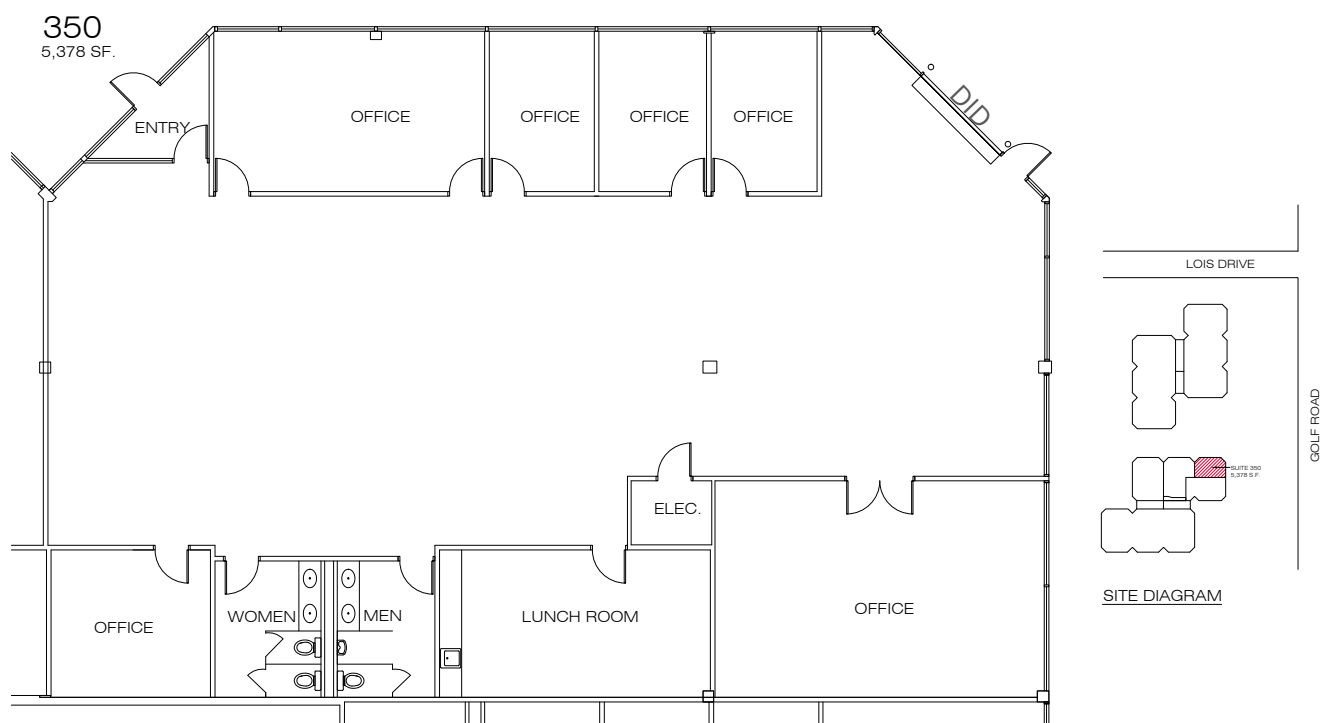
SUITE 340

SHARED AREA
662 S.F.

EXISTING FLOOR PLAN
SCALE: 1/8" = 1'-0"

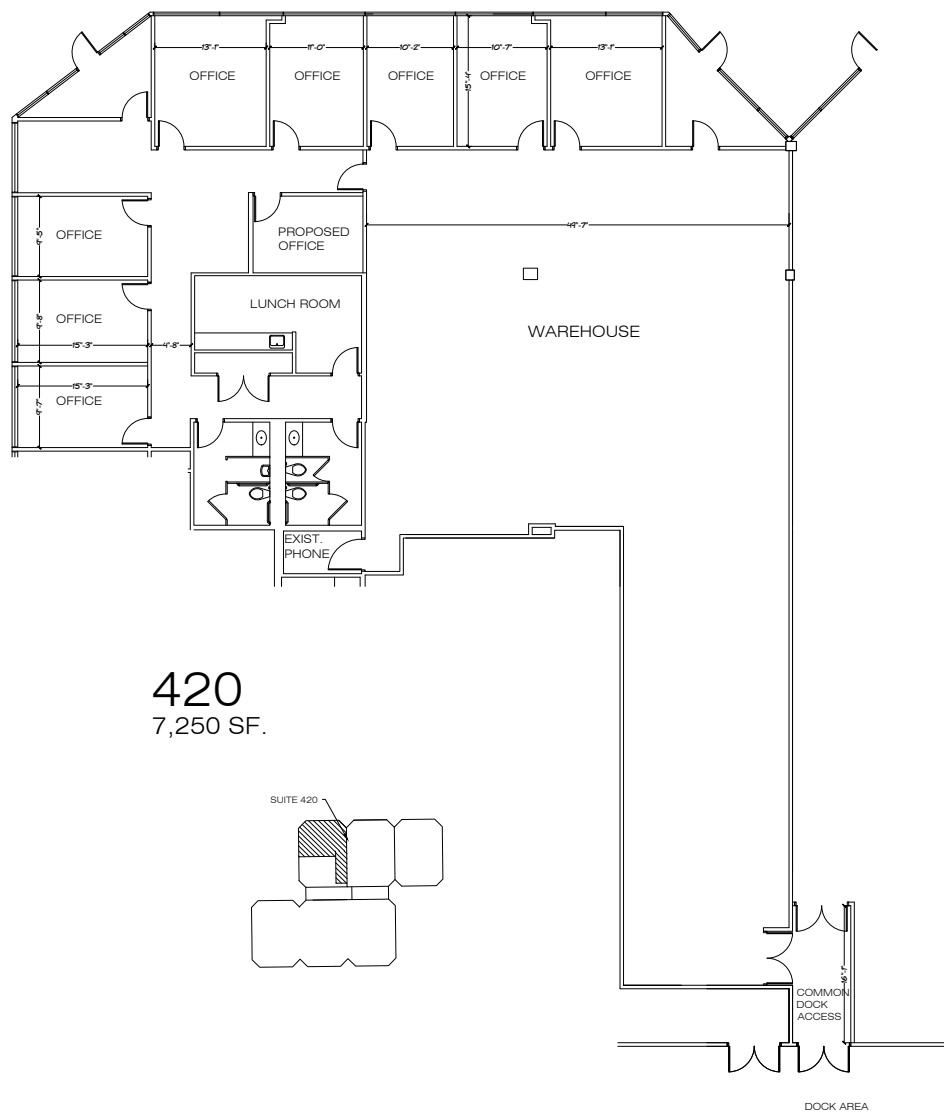
SITE DIAGRAM

2100 Golf Road, Suite 350, Rolling Meadows, IL



Kelly Joyce
+1 847 698 8276
kelly.joyce@colliers.com

2100 Golf Road, Suite 420, Rolling Meadows, IL



420
7,250 SF.



Kelly Joyce
+1 847 698 8276
kelly.joyce@colliers.com