



1,236 - 3,742^{SF}

FOR LEASE

CENTRUM OFFICE CENTER

1811-1815 W. DIEHL ROAD, NAPERVILLE, IL



SUBURBAN
REAL ESTATE SERVICES

PROPERTY

HIGHLIGHTS



24 Hour Tenant Access



Full HVAC Control



Abundant Parking



Windows with natural light



Private Entrances



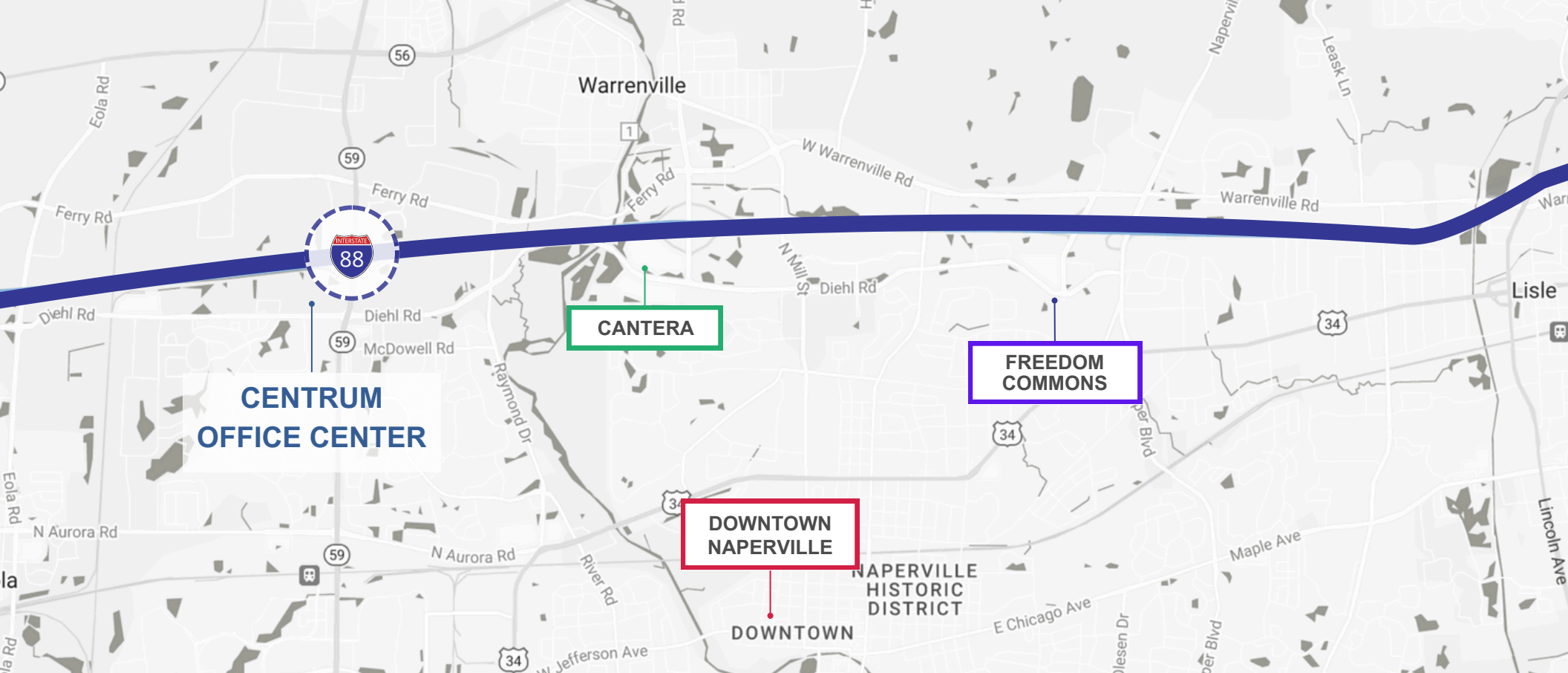
Well-Capitalized Ownership

VIEW AERIAL TOUR

Rental Rate (per SF)

Lease Type:	Net
Base Rate:	\$12.00
Real Estate Taxes (2024 est.):	2.47
Operating Expenses (2024 est.):	4.29
Gross Rate:	\$18.76*

*Tenant pays electric, gas, and janitorial.



Interstate access:
1 block to Route 59 Access



5 miles to dining, shopping,
lodging, and entertainment in
downtown Naperville

CANTERA AREA AMENITIES

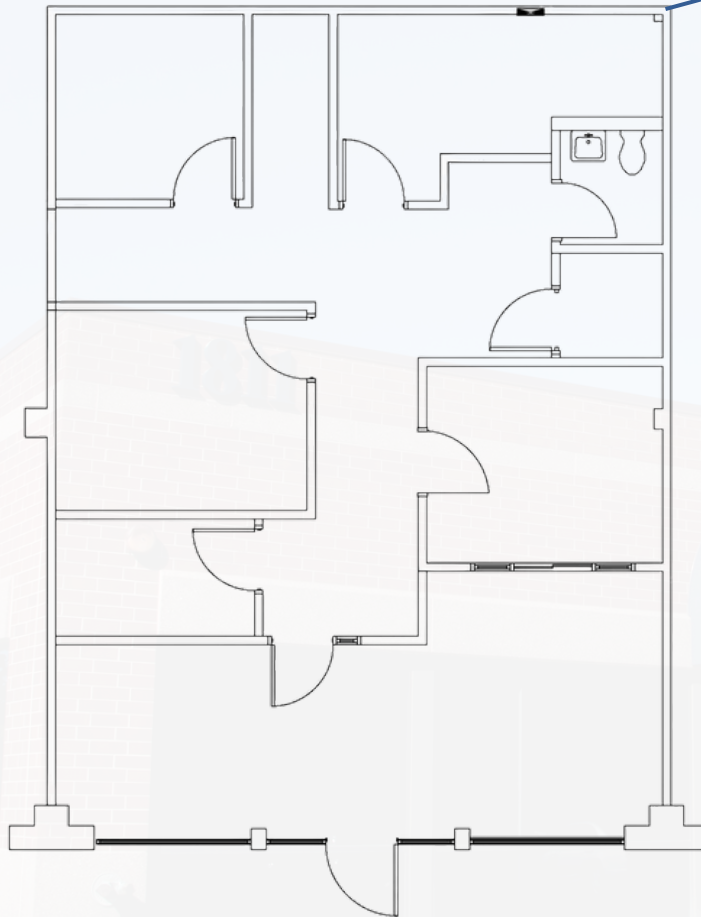
- Starbucks
- Eddie Merlot's
- Rock Bottom
- Corner Bakery
- Target
- Bank of America
- Hyatt Place & Hyatt House
- Hilton Garden

FREEDOM COMMONS AMENITIES

- Starbucks
- Cooper's Hawk
- Morton's Steakhouse
- Old Town Pour House
- Maggiano's
- The White Chocolate Grill
- iFly Indoor Skydiving
- Hampton Inn
- Courtyard by Marriott

1811 W. DIEHL | SUITE 200

1,236 SF



- Immediate occupancy
- May combine with Suite 300
- Three (3) private offices
- Reception area
- Private restroom

Inger Britt

Broker
630-487-2103
inger@suburbanrealestate.com

Bryan Barus

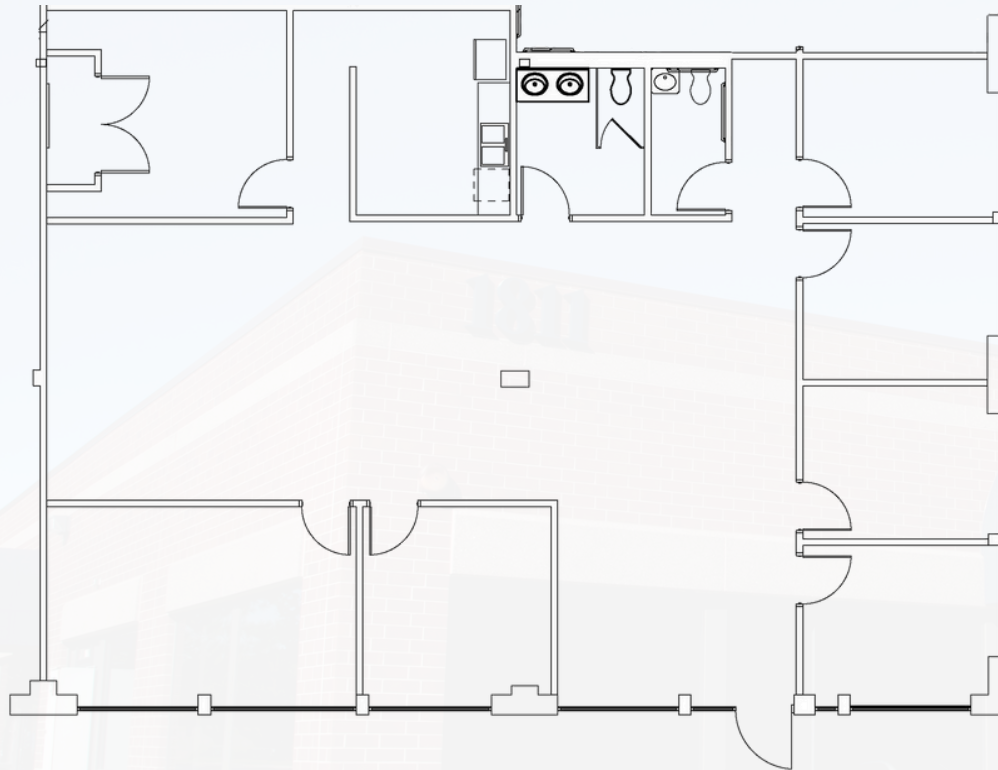
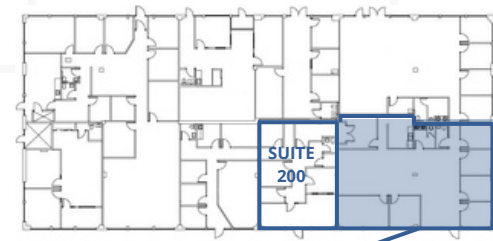
Designated Managing Broker
630-487-2111
bbarus@suburbanrealestate.com



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1811 W. DIEHL | SUITE 300

2,506 SF



- Available September 1, 2025
- May combine with Suite 200
- Corner unit
- Five (5) private offices
- Conference room
- Kitchen
- Private restrooms

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Bryan Barus

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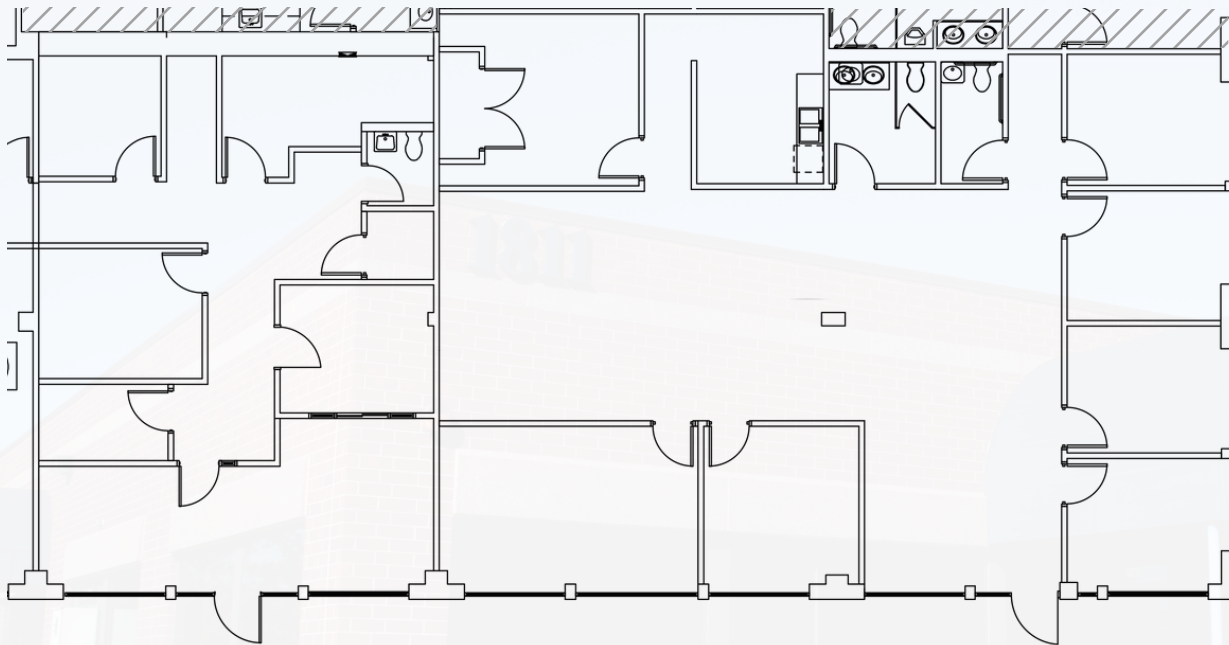


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Information contained herein is subject to verification, modification and withdrawal without notice.

1811 W. DIEHL | SUITE 200 & 300

3,742 SF



- Available September 1, 2025
- Eight (8) private offices
- Reception area
- Conference room
- Kitchen
- Private restrooms

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