



# TWO WOODLAND BUSINESS PARK

4951 Indiana Ave | Lisle, IL 60532

Your Name Here

OFFICE SPACE FOR LEASE

1,750 - 13,011 SF





# PROPERTY HIGHLIGHTS



Immediate Availability & Flexible Lease Terms



24-Hour Tenant Access & HVAC Control



Monument Signage



Ample Parking



~ 5 Minutes to I-88 Interchange



~ 5 Minutes to I-355 Interchange



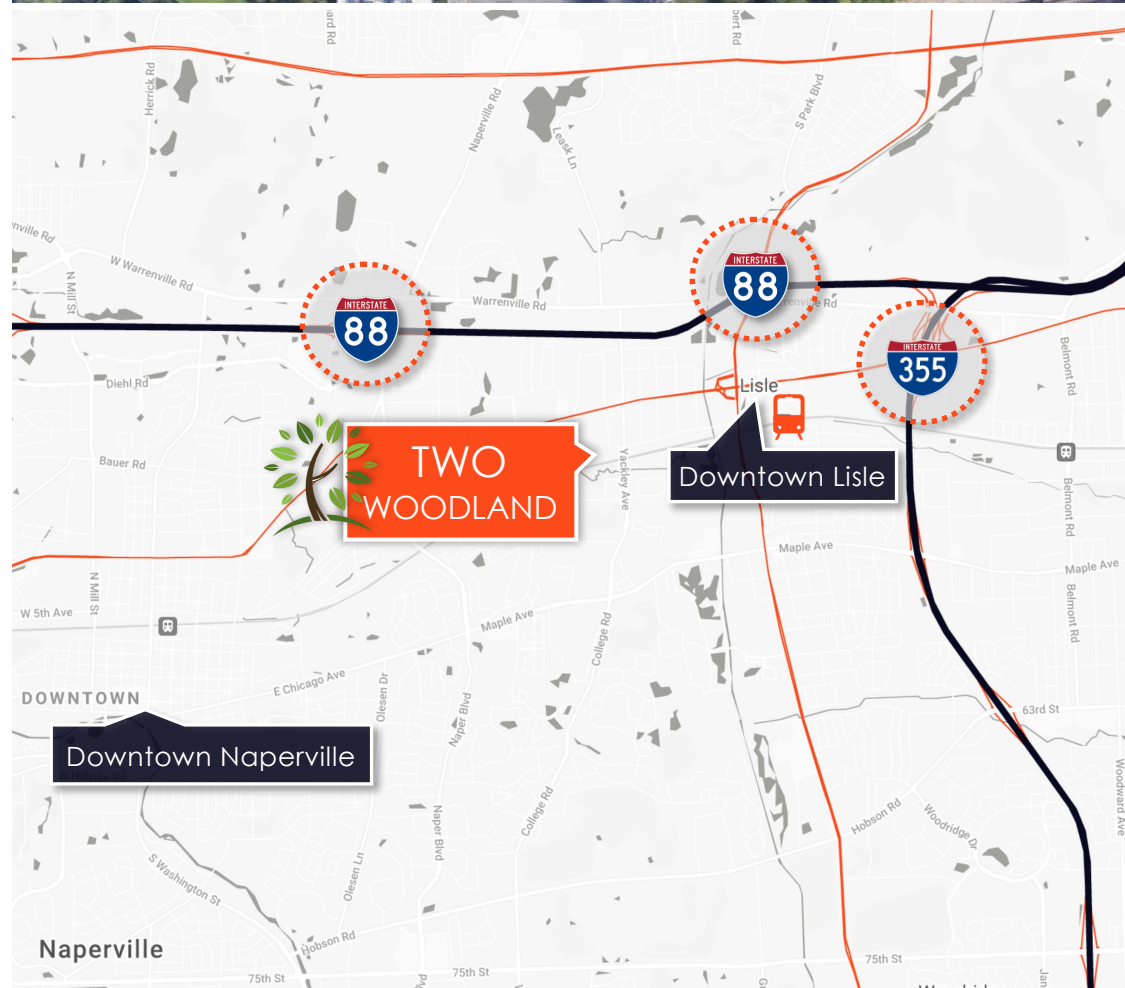
~ 6 Minutes to [Freedom Commons](#)



~ 4 Minutes to [Downtown Lisle](#) & [Metra](#)

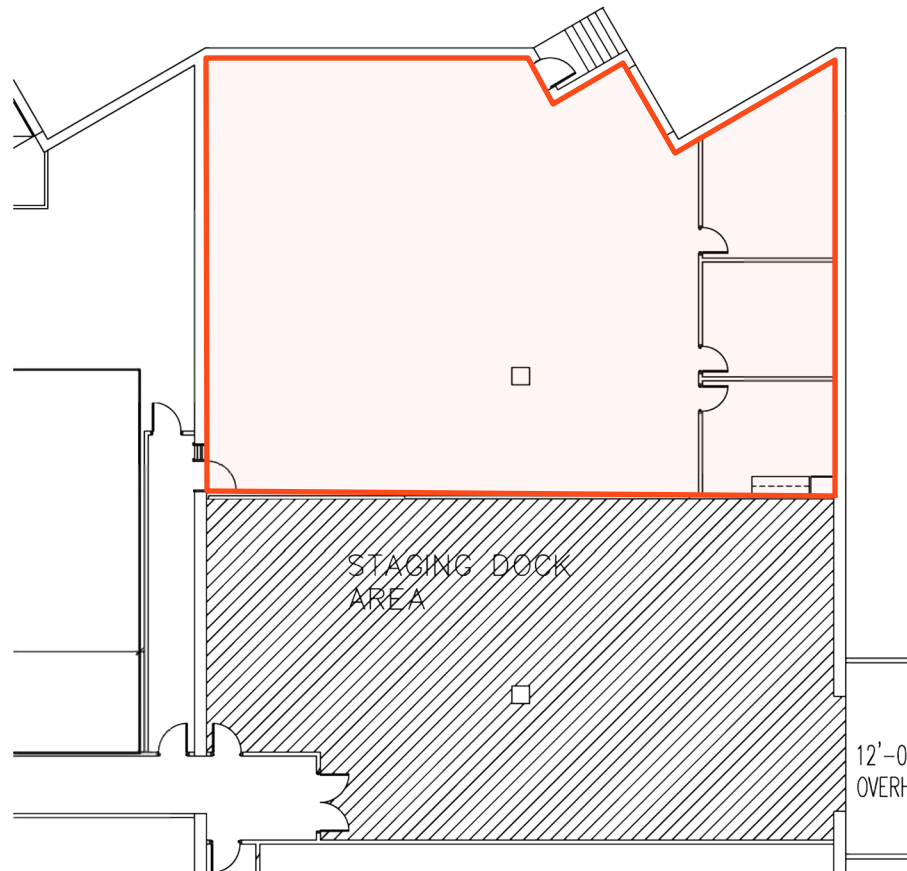


~ 12 Minutes to [Downtown Naperville](#)



# SUITE 650 | 3,266 SF

May be combined w/ Suite 450 & 550



- Potential Warehouse Use
- One (1) dock
- Two (2) Private Offices
- Kitchen/Breakroom
- Large Open Collaboration Area
- New LED Lighting

## LEASE RATE:

\$14.50 /sf MG

Tenant pays utilities and janitorial services.



### INGER BRITT

Broker

630-430-6583

inger@suburbanrealestate.com

### BRYAN BARUS, CCIM, CPM

Designated Managing Broker

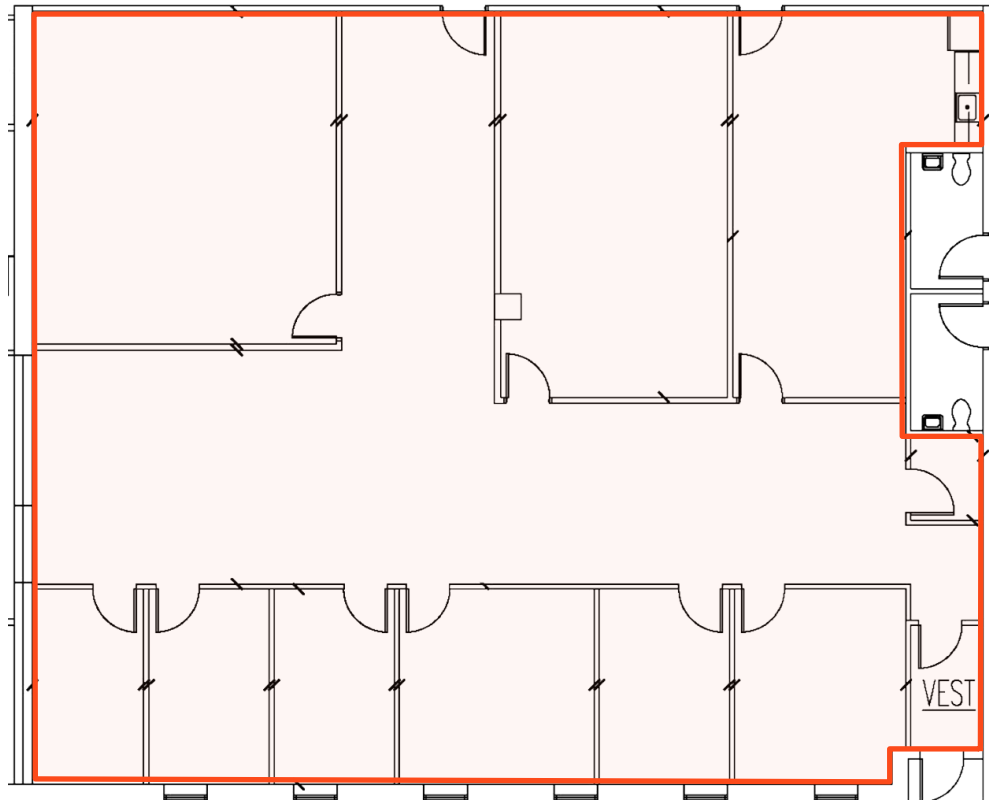
630-487-2111

bbarus@suburbanrealestate.com

Two Woodland Business Park | Lisle, IL

# SUITE 500 | 3,839 SF\*

\*AS-IS



- Six (6) Private Offices
- Two (2) Large Team Rooms
- Kitchen/Breakroom
- Open Collaboration Area
- Dedicated IT Room
- New LED Lighting

## LEASE RATE:

\$14.50 /sf MG

Tenant pays utilities and janitorial services.



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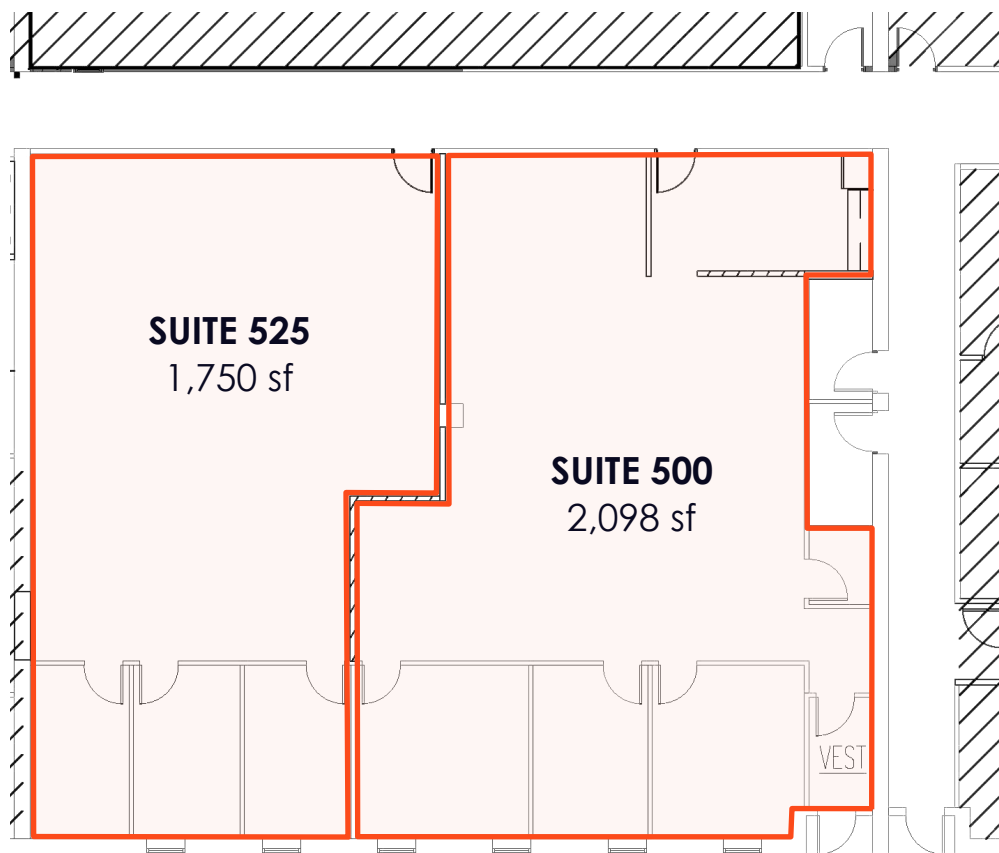
630-487-2111

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Two Woodland Business Park | Lisle, IL

# SUITE 500 | 1,750 - 2,098 SF\*

\*POTENTIAL DEMISE



## SUITE 525 | 1,750 sf

- Three (3) Private Offices
- Open Collaboration Area
- New LED Lighting

## SUITE 500 | 2,098 sf

- Three (3) Private Offices
- Open Collaboration Area
- Kitchen/Breakroom
- Dedicated IT Room
- New LED Lighting

## LEASE RATE:

\$14.50 /sf MG

Tenant pays utilities and janitorial services.



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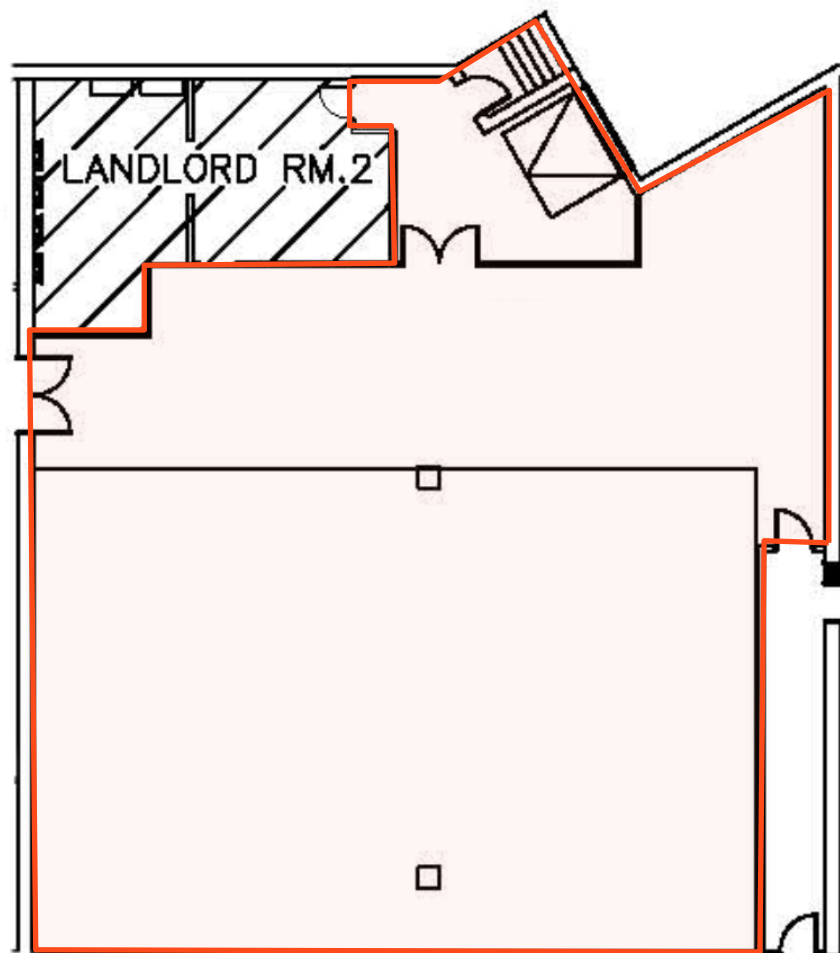
630-487-2111

bbarus@suburbanrealestate.com

Two Woodland Business Park | Lisle, IL

# SUITE 550 | 4,475 SF

May be combined w/ Suite 450 & 650



- Available 08/01/2022
- Open Collaboration Area
- One (1) dock

## LEASE RATE:

\$14.50 /sf MG

Tenant pays utilities and janitorial services.



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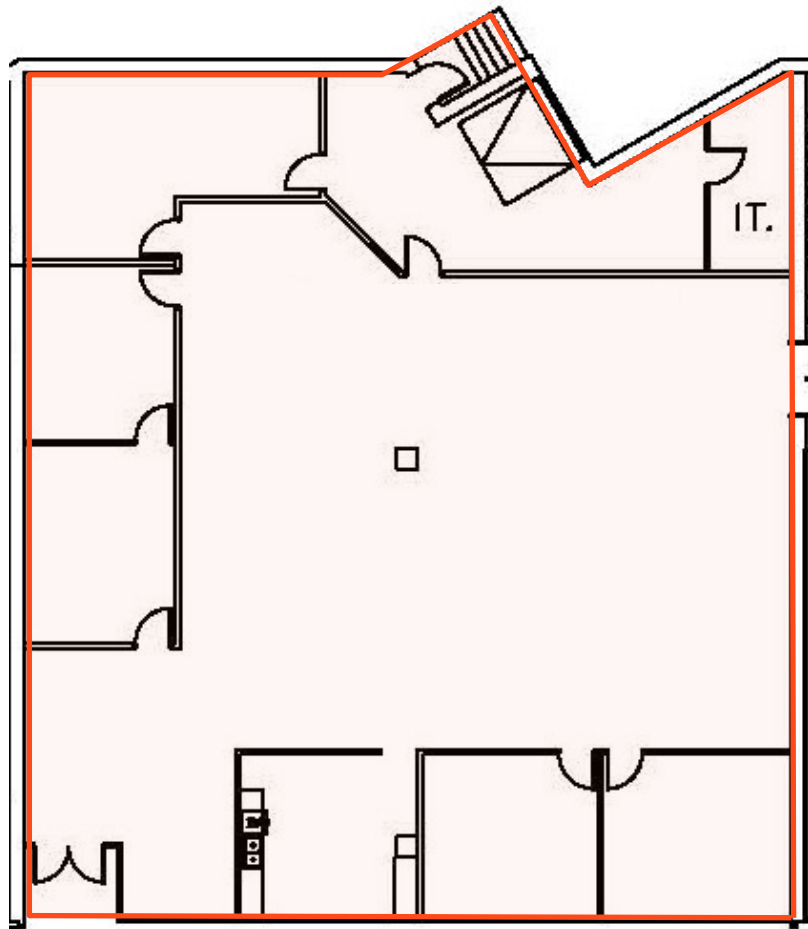
630-487-2111

bbarus@suburbanrealestate.com

Two Woodland Business Park | Lisle, IL

# SUITE 450 | 5,270 SF

May be combined w/ Suite 550 & 650



- Available 08/01/2022
- Four (4) Private Offices
- Conference Room
- Kitchen
- Large Open Collaboration Area
- Dedicated IT Room
- One (1) dock

## LEASE RATE:

\$14.50 /sf MG

Tenant pays utilities and janitorial services.



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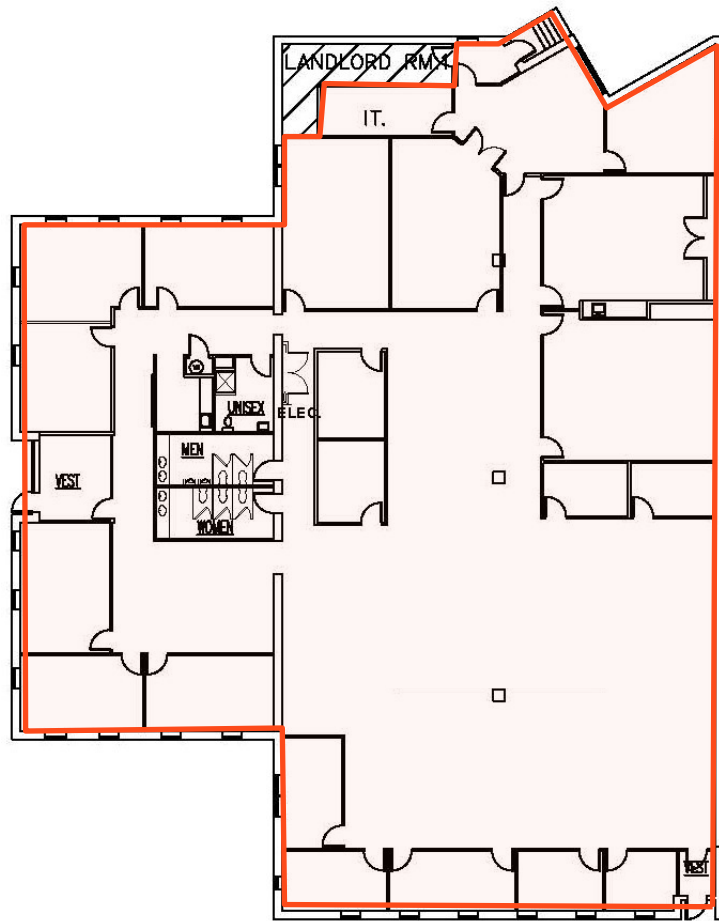
Designated Managing Broker

630-487-2111

bbarus@suburbanrealestate.com

Two Woodland Business Park | Lisle, IL

# SUITE 100 | 11,803 SF



- Available 08/01/2022
- Seventeen (17) Private Offices
- Conference Rooms
- Kitchen
- Private Restrooms
- Large Open Collaboration Area
- Dedicated IT Room
- One (1) dock
- Building Signage

## LEASE RATE:

\$14.50 /sf MG

Tenant pays utilities and janitorial services.



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