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# Available Properties for Sale

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7/12/2024

PREPARED BY:



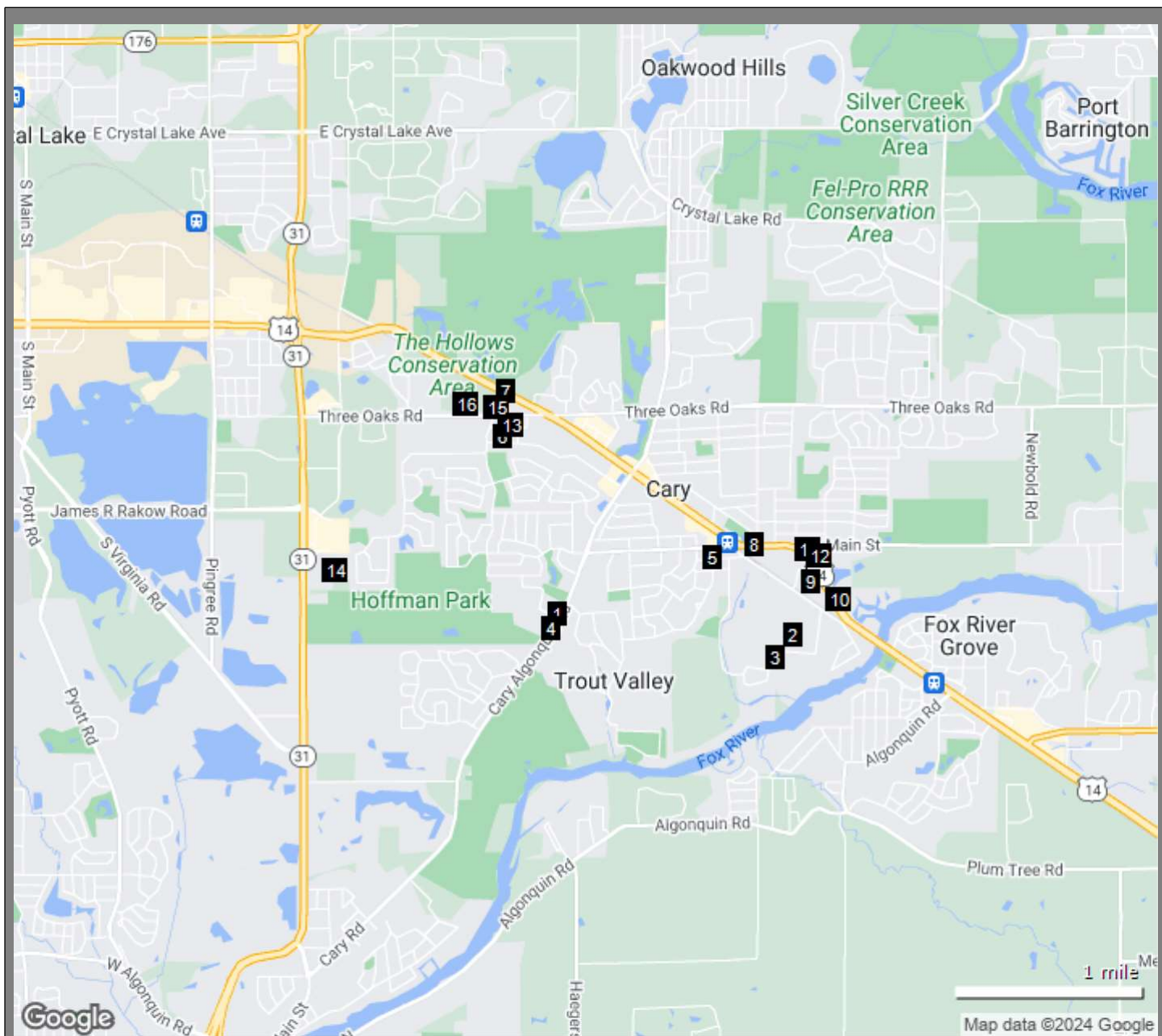
**Village Of Cary**


755 Georgetown Dr  
Cary, IL 60013

**Brian Simmons**

Community Development Director  
(847) 474-8073 (phone)  
(847) 639-2761 (fax)  
bsimmons@caryillinois.com

# Village of Cary






1		<p><b>270-296 Cary Algonquin Rd</b>  <b>Cary Oaks Plaza</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Retail/Storefront Retail/Office (Strip Ctr)</b>                  Status: <b>Built 1994</b>                  Building Size: <b>8,500 SF</b>                  Land Area: <b>0.87 AC</b>                  Stories: <b>1</b>                  Expenses: <b>2020 Tax @ \$2.19/sf; 2011 Ops @ \$1.50/sf</b>                  For Sale: <b>For Sale at \$1,290,000 (\$151.77/SF) - Under Contract</b></p>	<p>Space Avail: <b>0 SF</b>                  Max Contig: <b>0 SF</b>                  Smallest Space: <b>-</b>                  Rent/SF/Yr: <b>For Sale Only</b>                  % Leased: <b>100%</b></p>
<p>Sales Company: <b>Leading Edge Realty Advisors: Christopher Demas (847) 868-5745</b>                  Landlord Rep: <b>Leading Edge Realty Advisors / Christopher Demas (847) 868-5745</b></p>				



Please contact the Village of Cary Community Development Department for confirmation of zoning before entering into an agreement with a property owner. Staff also recommends utilizing contingency language in any agreement.  
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 Only properties with valid lat/lon display on map





7/12/2024

# Village of Cary

<p><b>2</b></p>		<p><b>150 Chicago St</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>McHenry County Ind Submarket</b></p>	<p>Building Type: <b>Class B Manufacturing</b>            Status: <b>Built 1980</b>            Building Size: <b>50,427 SF</b>            Land Area: <b>2.13 AC</b>            Stories: <b>1</b>            Expenses: <b>2023 Tax @ \$1.19/sf</b>            For Sale: <b>For Sale at \$3,299,000 (\$65.42/SF) - Active</b></p>	<p>Space Avail: <b>50,427 SF</b>            Max Contig: <b>50,427 SF</b>            Smallest Space: <b>19,293 SF</b>            Rent/SF/Yr: <b>Withheld</b>            % Leased: <b>100%</b></p>
<p>Sales Company: Entre Commercial Realty LLC: Kevin Kaplan, CCIM (309) 261-0920            Landlord Rep: Entre Commercial Realty LLC / Kevin Kaplan, CCIM (309) 261-0920 -- 50,427 SF (19,293-50,427 SF)</p>				
<p><b>3</b></p>		<p><b>100-106 Detroit St</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>McHenry County Ind Submarket</b></p>	<p>Building Type: <b>Class B Warehouse</b>            Status: <b>Built 2005</b>            Building Size: <b>14,340 SF</b>            Land Area: <b>1.07 AC</b>            Stories: <b>1</b>            Expenses: <b>2020 Tax @ \$0.32/sf</b>            For Sale: <b>This property has one 2,000 condo for sale.</b></p>	<p>Space Avail: <b>2,000 SF</b>            Max Contig: <b>2,000 SF</b>            Smallest Space: <b>2,000 SF</b>            Rent/SF/Yr: <b>For Sale Only</b>            % Leased: <b>100%</b></p>
<p>Landlord Rep: <i>Company information unavailable at this time</i></p>				
<p><b>4</b></p>		<p><b>400 Haber Rd</b>  <b>Possibility To Rezone To Residential!</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Cary - Algonquin Rd Far Northwest Submarket</b></p>	<p>Building Type: <b>Land</b>            Status: <b>Existing</b>            Building Size:            Land Area: <b>2.80 AC / 2 AC (Net)</b>            Stories: <b>-</b>            For Sale: <b>For Sale at \$495,000 (\$4.06/SF) - Under Contract</b></p>	<p>Space Avail: <b>0 SF</b>            Max Contig: <b>0 SF</b>            Smallest Space: <b>-</b>            Rent/SF/Yr: <b>For Sale Only</b>            % Leased: <b>0%</b></p>
<p>Sales Company: Baird &amp; Warner: Phil Grant (815) 788-2198            Landlord Rep: <i>Company information unavailable at this time</i></p>				
<p><b>5</b></p>		<p><b>22 High Rd</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Class C Office</b>            Status: <b>Built 1893, Renov 2015</b>            Building Size: <b>1,800 SF</b>            Typical Floor Size: <b>900 SF</b>            Stories: <b>2</b>            Expenses: <b>2020 Tax @ \$4.27/sf</b>            For Sale: <b>For Sale at \$320,000 (\$177.78/SF) - Active</b></p>	<p>Space Avail: <b>1,800 SF</b>            Max Contig: <b>1,800 SF</b>            Smallest Space: <b>1,800 SF</b>            Rent/SF/Yr: <b>For Sale Only</b>            % Leased: <b>100%</b></p>
<p>Sales Company: Baird &amp; Warner: John Trandel (847) 650-1552            Landlord Rep: <i>Company information unavailable at this time</i></p>				







# Village of Cary

<p><b>6</b></p>		<p><b>Industrial Dr</b>  <b>4.5 Acres, Lot 2 Industrial Drive</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Land</b>            Status: <b>Existing</b>            Building Size:            Land Area: <b>4.51 AC / 4.51 AC (Net)</b>            Stories: -            For Sale: <b>For Sale at \$490,000 (\$2.49/SF) - Active</b></p>	<p>Space Avail: <b>0 SF</b>            Max Contig: <b>0 SF</b>            Smallest Space: -            Rent/SF/Yr: <b>For Sale Only</b>            % Leased: <b>0%</b></p>
<p>Sales Company: Premier Commercial Realty: Bruce S. Kaplan (847) 854-2300 X20            Landlord Rep: <i>Company information unavailable at this time</i></p>				
<p><b>7</b></p>		<p><b>Kaper Dr</b>  <b>Kaper Dr</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Land</b>            Status: <b>Existing</b>            Building Size:            Land Area: <b>3.16 AC</b>            Stories: -            For Sale: <b>For Sale at \$840,000 (\$6.10/SF) - Active</b></p>	<p>Space Avail: <b>0 SF</b>            Max Contig: <b>0 SF</b>            Smallest Space: -            Rent/SF/Yr: <b>For Sale Only</b>            % Leased: <b>0%</b></p>
<p>Sales Company: Coldwell Banker Commercial – Real Estate Group: John Higgins (630) 844-2222            Landlord Rep: <i>Company information unavailable at this time</i></p>				
<p><b>8</b></p>		<p><b>10 W Main St</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Class B Office</b>            Status: <b>Built 1975</b>            Building Size: <b>7,900 SF</b>            Typical Floor Size: <b>4,140 SF</b>            Stories: <b>2</b>            Expenses: <b>2020 Tax @ \$2.38/sf</b>            For Sale: <b>For Sale at \$740,000 (\$93.67/SF) - Active</b></p>	<p>Space Avail: <b>0 SF</b>            Max Contig: <b>0 SF</b>            Smallest Space: -            Rent/SF/Yr: <b>For Sale Only</b>            % Leased: <b>100%</b></p>
<p>Sales Company: Coldwell Banker Commercial – Real Estate Group: James J. Finnegan (630) 844-2222            Landlord Rep: <i>Coldwell Banker Horning-Bell / (847) 639-2000</i></p>				
<p><b>9</b></p>		<p><b>134 Northwest Hwy</b>  <b>Route 14 &amp; Jandus Rd. - 10.5 Acre Parcel</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Land</b>            Status: <b>Existing</b>            Building Size:            Land Area: <b>10.50 AC</b>            Stories: -            For Sale: <b>For Sale at \$3,920,000 (\$8.57/SF) - Active</b></p>	<p>Space Avail: <b>0 SF</b>            Max Contig: <b>0 SF</b>            Smallest Space: -            Rent/SF/Yr: <b>For Sale Only</b>            % Leased: <b>0%</b></p>
<p>Sales Company: Wagner Commercial, LLC: Ted Wagner (847) 630-8920            Landlord Rep: <i>Company information unavailable at this time</i></p>				






# Village of Cary

<p><b>10</b></p>		<p><b>179-181 S Northwest Hwy</b>  <b>179-181 S. Northwest Hwy.</b>  <b>(Route 14)</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Retail/Convenience Store</b>          Status: <b>Built 1950</b>          Building Size: <b>4,000 SF</b>          Land Area: <b>0.37 AC</b>          Stories: <b>1</b>          Expenses: <b>2020 Tax @ \$2.21/sf; 2016 Ops @ \$1.34/sf</b>          For Sale: <b>For Sale at \$375,000 (\$93.75/SF) - Active</b></p>	<p>Space Avail: <b>4,000 SF</b>          Max Contig: <b>4,000 SF</b>          Smallest Space: <b>4,000 SF</b>          Rent/SF/Yr: <b>For Sale Only</b>          % Leased: <b>0%</b></p>
<p>Sales Company: Premier Commercial Realty: Bruce S. Kaplan (847) 854-2300 X20          Landlord Rep: Premier Commercial Realty / S.Bruce S. Kaplan (847) 854-2300 X20 -- 4,000 SF (4,000 SF)</p>				
<p><b>11</b></p>		<p><b>ROUTE 14 @ Spring Beach Way</b>  <b>Riverfront Property - Cary, IL</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Land</b>          Status: <b>Existing</b>          Building Size:          Land Area: <b>30 AC</b>          Stories: <b>-</b>          For Sale: <b>For Sale at \$3,000,000 (\$2.30/SF) - Active</b></p>	<p>Space Avail: <b>0 SF</b>          Max Contig: <b>0 SF</b>          Smallest Space: <b>-</b>          Rent/SF/Yr: <b>For Sale Only</b>          % Leased: <b>0%</b></p>
<p>Sales Company: Wagner Commercial, LLC: Ted Wagner (847) 630-8920          Landlord Rep: <i>Company information unavailable at this time</i></p>				
<p><b>12</b></p>		<p><b>SEC Northwest Hwy &amp; Main St</b>  <b>Lots 2,3,4 Route 14</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Land</b>          Status: <b>Existing</b>          Building Size:          Land Area: <b>1.97 AC</b>          Stories: <b>-</b>          For Sale: <b>For Sale at \$599,832 (\$6.99/SF) - Active</b></p>	<p>Space Avail: <b>0 SF</b>          Max Contig: <b>0 SF</b>          Smallest Space: <b>-</b>          Rent/SF/Yr: <b>For Sale Only</b>          % Leased: <b>0%</b></p>
<p>Sales Company: Premier Commercial Realty: Bruce S. Kaplan (847) 854-2300 X20          Landlord Rep: <i>Company information unavailable at this time</i></p>				
<p><b>13</b></p>		<p><b>SEC Three Oaks &amp; Georgeto</b>  <b>6.67 Acre Vacant Commercial Site</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Land</b>          Status: <b>Existing</b>          Building Size:          Land Area: <b>6.67 AC / 6.67 AC (Net)</b>          Stories: <b>-</b>          For Sale: <b>For Sale at \$1,145,000 (\$3.94/SF) - Active</b></p>	<p>Space Avail: <b>0 SF</b>          Max Contig: <b>0 SF</b>          Smallest Space: <b>-</b>          Rent/SF/Yr: <b>For Sale Only</b>          % Leased: <b>0%</b></p>
<p>Sales Company: Premier Commercial Realty: Bruce S. Kaplan (847) 854-2300 X20          Landlord Rep: <i>Company information unavailable at this time</i></p>				





# Village of Cary

<p><b>14</b></p>		<p><b>SEQ of Route 31 and James</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Land</b>            Status: <b>Existing</b>            Building Size:            Land Area: <b>38.81 AC / 38.81 AC (Net)</b>            Stories: -            For Sale: <b>For Sale at \$3,881,000 (\$2.30/SF) - Active</b></p>	<p>Space Avail: <b>0 SF</b>            Max Contig: <b>0 SF</b>            Smallest Space: -            Rent/SF/Yr: <b>For Sale Only</b>            % Leased: <b>0%</b></p>
		<p>Sales Company: CBRE: Tony Gange (630) 573-7030            Landlord Rep: <i>Company information unavailable at this time</i></p>		
<p><b>15</b></p>		<p><b>Three Oaks Rd</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Land</b>            Status: <b>Existing</b>            Building Size:            Land Area: <b>7.34 AC / 7.34 AC (Net)</b>            Stories: -            For Sale: <b>For Sale at \$1,520,000 (\$4.75/SF) - Active</b></p>	<p>Space Avail: <b>0 SF</b>            Max Contig: <b>0 SF</b>            Smallest Space: -            Rent/SF/Yr: <b>For Sale Only</b>            % Leased: <b>0%</b></p>
		<p>Sales Company: Premier Commercial Realty: Bruce S. Kaplan (847) 854-2300 X20            Landlord Rep: <i>Company information unavailable at this time</i></p>		
<p><b>16</b></p>		<p><b>3712 Three Oaks Rd</b>  <b>Cary, IL 60013</b>  <b>McHenry County</b>  <b>Far Northwest Submarket</b></p>	<p>Building Type: <b>Land</b>            Status: <b>Existing</b>            Building Size:            Land Area: <b>46 AC / 46 AC (Net)</b>            Stories: -            For Sale: <b>For Sale at \$6,879,000 (\$3.43/SF) - Active</b></p>	<p>Space Avail: <b>0 SF</b>            Max Contig: <b>0 SF</b>            Smallest Space: -            Rent/SF/Yr: <b>For Sale Only</b>            % Leased: <b>0%</b></p>
		<p>Sales Company: Berkshire Hathaway Starck Real Estate: Lynn Klotz (815) 334-2633            Landlord Rep: <i>Company information unavailable at this time</i></p>		

