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Your Profit...Our Success

Commercial · Industrial · Real Estate Brokerage

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The Premier Power Team
COMMERCIAL REAL ESTATE
Monthly Newsletter
December 2010

[Select Vendors](#) [Active Listings](#) [Sold/Leased](#) [Blog](#) [Website](#)

FEATURED PROPERTIES

Office Near Train

Harvard - 5,400 SF freestanding 6-tenant brick building. 1 block to train. \$295,000 (no mis-print!). Click photo for specs.



Established Restaurant

Harvard- Popular German-American style restaurant with bar on 2.4 acres at Rt. 14 & 23 with living quarters. Illness forces sale. \$750,000. Click photo for specs.



Route 14 Office

Cary - 6-suite 2 story office building with great Rt. 14 exposure 1 block to train! Now only \$239,900. Click photo for specs.



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[205 E. FRONT STREET](#)

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Priced to Move

Lake in the Hills - 9,660 SF fully air conditioned clear span space w/ 14' ceilings, 3 docks, DID, small office. Low, low rent only \$4.99 psf gross. Click photo for specs.



Transaction of The Month Sold - 565 Dakota Street

Crystal Lake -Industrial Condo. 1,692 SF pre-cast unit with 18' ceilings, 300 SF office, DID. Sold for \$99,000.



JOBS MAY BE ON THEIR WAY!

Our friends at Wells Fargo who claims to be the nation's #1 lender who is very big in the SBA loan market sent us the attached report from their affiliate, Wells Capital Management, dated December 6, 2010. We get a lot of data crossing our desks talking about the economic recovery and we keep saying WHAT RECOVERY? But this report adds some perspective to the anticipated job growth pattern that similar economic recoveries (in the last 25 years) seem to exhibit. If they are right, 2011 may not be such a bad year. Spend some time on this because it is insiteful and encouraging.

[Click here for report](#)

2010 MCHENRY COUNTY COMMERCIAL HIGHLIGHTS

By: Bruce Kaplan

New commercial real estate projects approved and/or completed were few and far between in McHenry County in 2010. I contacted each municipality to ask for their most impactful project during the year in terms of building size, sales tax revenue generated or number of new employees and most towns were kind enough to reply. Below is an overview of some of the most significant commercial real estate projects this year:

[Click here for highlights](#)

[MONTHLY LAUGHS-SENIOR TEXTING CODES](#)

[PERSONAL CORNER](#)



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PERSONAL CORNER

Reflections on a tough year make us think of the old saying, "What doesn't kill you makes you stronger." We have tried to be better at what we do and change things up, so we try different avenues to get our clients properties sold or leased. As a group we have made 80 sales and leases happen in 2010. Not too many commercial real estate firms can say they did that much business. To the 100 or so clients of the Power Team, we take this opportunity to thank you for trusting us with your

IMPORTANT NEWS ABOUT SBA LOANS!

The US Senate and House approved and the President signed into law a funding package to keep the federal government running through March 4th, 2011.

Included in this bill was language to extend the SBA customer fee waiver and the 90% SBA guarantee until March 4th, 2011 or until the original unused SBA Federal Stimulus money runs out. What this means for customers and our WFSBA business is that there is no longer an expiration date of 12-31-10 for the fee waiver and 90% guarantee . . . it will continue.

So, the SBA fee waiver and 90% guarantee have been extended. We had been warned that these would expire 12/31/10 and that the SBA guarantee would be reduced to 75%.

FDA RECONSIDERING SAFETY OF MERCURY FILLINGS, BUT PANEL MAY BE RIGGED FROM THE START

by Mike Adams, the Health Ranger, NaturalNews Editor
(NaturalNews) Mercury fillings are one of the greatest scams in the history of dentistry. They're intentionally and misleadingly named "silver fillings" so that people don't realize they're made of mercury, and when installed in teeth, they release mercury vapor every time a person chews on them (see video link below). Mercury vapor is then inhaled and absorbed into the body where it can cause neurological disorders, headaches, fatigue, sickness and may even be related to autism in children.

[Click here to read entire article](#)

SENIOR TEXTING CODES

Since more and more Seniors are texting and tweeting, there appears to be a need for a STC (Senior Texting Code).

ATD: At The Doctor's
BFF: Best Friend Farted
BTW: Bring The Wheelchair
BYOT: Bring Your Own Teeth
CBM: Covered By Medicare
CUATSC: See You At The Senior Center
DWI: Driving While Incontinent
FWB: Friend With Beta Blockers
FWIW: Forgot Where I Was
FYI: Found Your Insulin
GGPBL: Gotta Go, Pacemaker Battery Low!
GHA: Got Heartburn Again
HGBM: Had Good Bowel Movement
IMHO: Is My Hearing-Aid On?
LMDO: Laughing My Dentures Out
LOL: Living On Lipitor
LWO: Lawrence Welk's On

business and we dedicate ourselves to getting your property sold or leased in 2011. We wish you, your family and your employees Happy Holidays and a very Happy, Healthy New Year!

The Power Team is revamping our web site and we hope to make the changes over in the first quarter of 2011. It will be more user friendly and dynamic if nothing else. If you have any suggestions for our web site, we would love to hear from you.

Lastly, Bruce filed his petition for Village Trustee in Cary and is one of 7 people running for 3 positions on April 5. He will be doing fundraising and looking for sign locations in the near future. Any help will be appreciated.

OMMR: On My Massage Recliner
OMSG: Oh My! Sorry, Gas.
ROFL... CGU: Rolling On The Floor Laughing... And Can't Get Up
SGGP: Sorry, Gotta Go Poop
TTYL: Talk To You Louder
WAITT: Who Am I Talking To?
WTFA: Wet The Furniture Again
WTP: Where's The Prunes?
WWNO: Walker Wheels Need Oil



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