



ELMHURST, IL

857 N. LARCH AVENUE

COMMENTS

- Available September 1, 2025
- Open, Efficient Warehouse Layout
- Business Park Setting with Immediate Access to I-290 and I-294, and IL-83
- Low, Stable DuPage County Real Estate Taxes
- Minutes from O'Hare International Airport and Bensenville Intermodal
- +/- 17,500 SF Fenced Yard Space Available
- Professionally Owned and Managed

BUILDING DETAILS

Building Size	37,287 SF
Office Size	4,506 SF
Clear Height	16'
Loading	2 Interior Docks / 2 (12' w x14' h) Drive-in Doors
Power	800-Amp 120/240V, 3-Phase
Parking	21 Spaces +/- Additional 22 Spaces

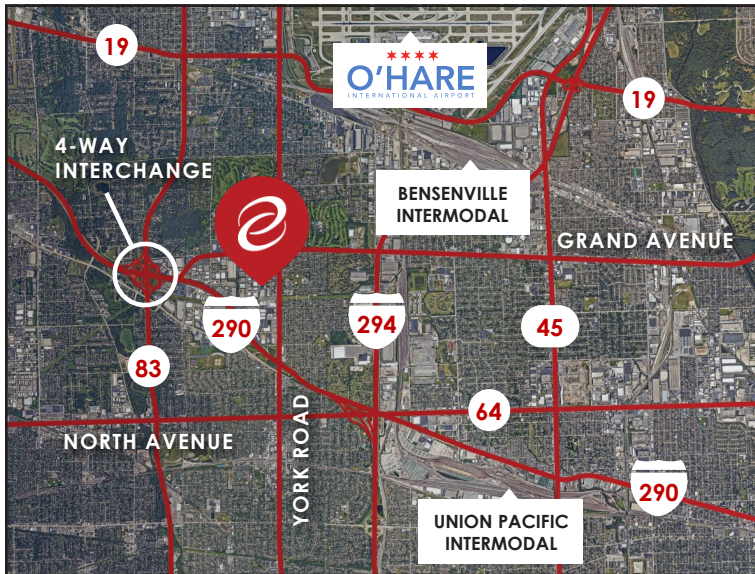
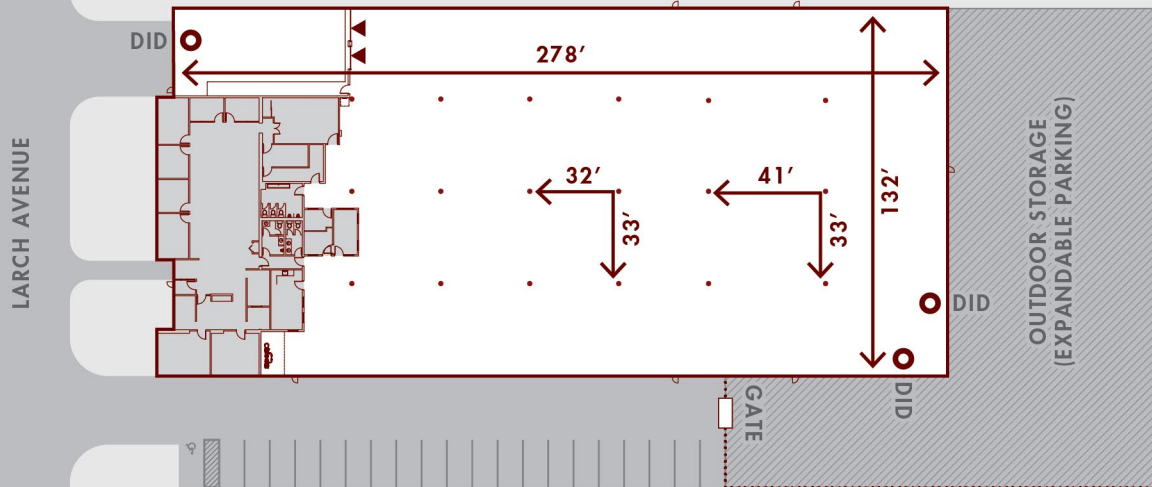


TRANSWESTERN



FOR LEASE

37,287 SF



JUSTIN LERNER

Transwestern
Justin.Lerner@Transwestern.com
847-588-5665

JOE KARMIN

Transwestern
Joe.Karmin@Transwestern.com
847-588-5670

ROSS LEHRMAN

Transwestern
Ross.Lehrman@Transwestern.com
847-588-5671

MATT KNOFF

Venture One Real Estate
mattk@VentureOneRE.com
612-462-4859

