

**INDUSTRIAL  
BUILDING  
FOR LEASE**

**±58,000 SF  
(DIVISIBLE)**

Divisible to  
±21,750 SF  
or ±36,250 SF

Professionally  
Owned and  
Managed by:

  
**WESTMOUNT  
REALTY CAPITAL, LLC**

  
**TRANSWESTERN**  
REAL ESTATE  
SERVICES

# 940 LIVELY BOULEVARD

Elk Grove Village, IL 60007

[Property Website](#)



## Specifications

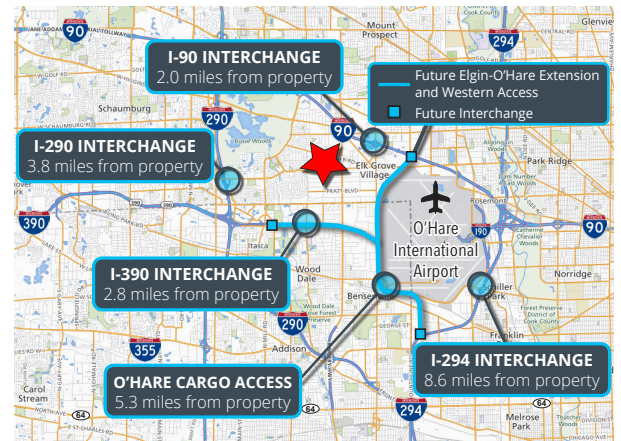
- Building Size: ±58,000 SF
- Land Area: ±2.59 AC
- Divisible To: ±21,750 SF
- North Office: ±2,344 SF
- South Office: ±5,000 SF
- Ceiling Height: 18'
- Loading: 4 Int Docks / 2 DID
- Power: 800A 480V
- Parking: ±75 Cars
- Year Built: 1980
- Construction: Masonry

## Highlights

- Flexible space options available
- Divisible to ±21,750 SF with ±2,344 SF office or ±36,250 SF with ±5,000 SF office
- Direct access to Busse Rd & I-90
- Professionally owned & managed

## Pricing

- CAM: \$1.05 PSF (2024 Est)
- INS: \$0.12 PSF (2024 Est)
- UTL: \$0.13 PSF (2024 Est)
- RET: \$3.86 PSF (2024 Est)
- **Lease Rate: Subject to Offer**



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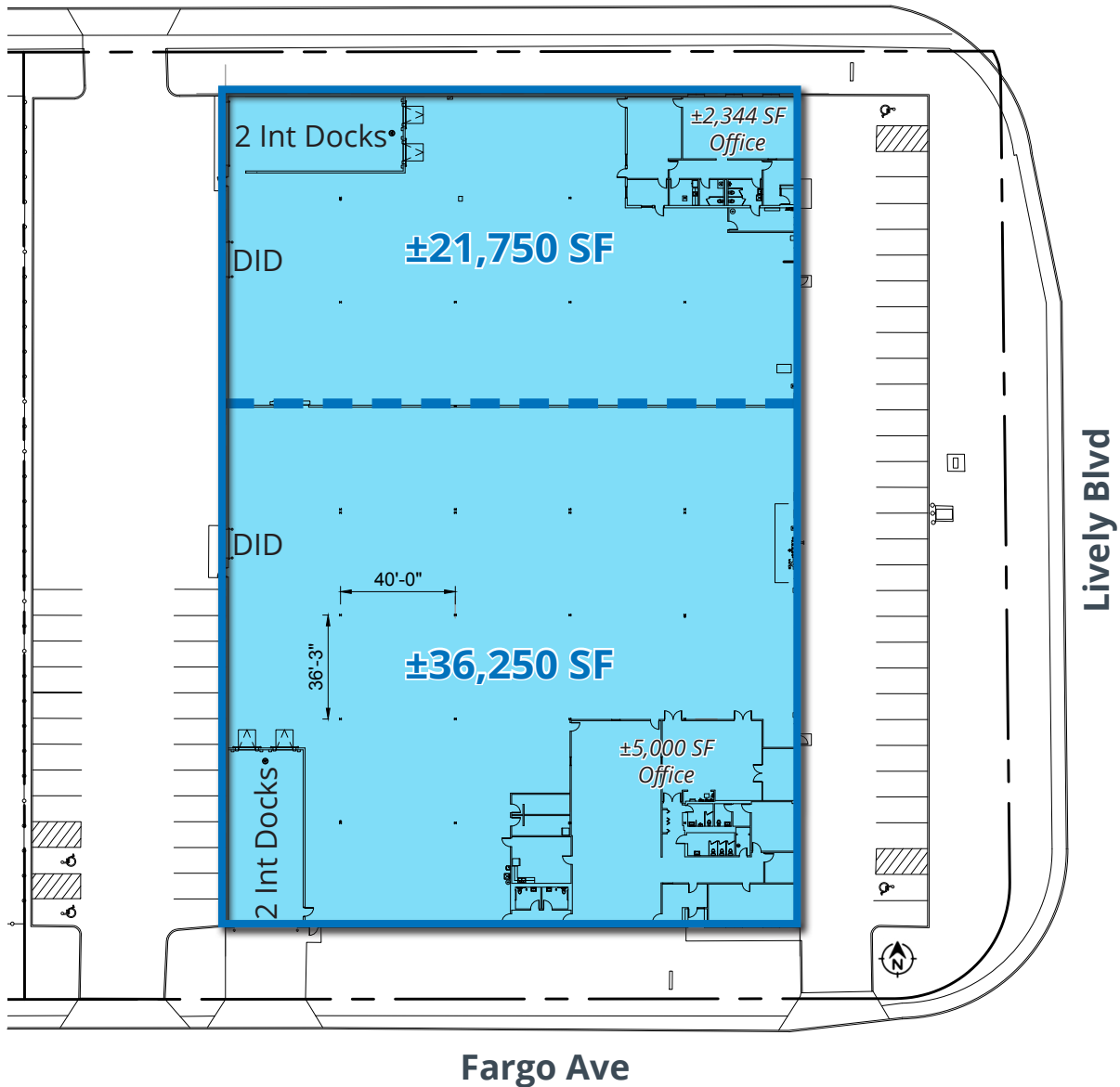
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## SITE PLAN

Landmeier Rd



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