

**INDUSTRIAL
SPACE
FOR LEASE**

±6,823 SF

Easy Access
to Route 38
and Route 59

Professionally
Owned and
Managed by:

AGELLAN
COMMERCIAL REIT

TRANSWESTERN
REAL ESTATE
SERVICES

333 CHARLES COURT

Suite 105, West Chicago, IL 60185

[Property Website](#)

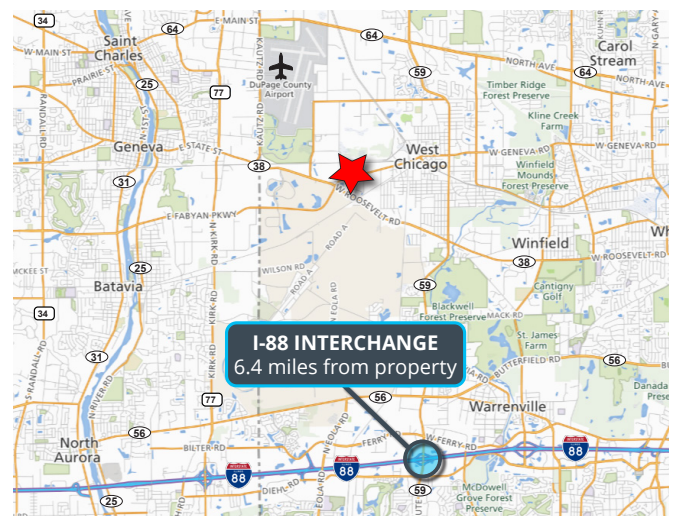


Specifications

- Building Size: ±45,115 SF
- Land Area: ±3.57 AC
- Available Size: ±6,823 SF
- Office Size: ±1,598 SF
- Ceiling Height: ±22'
- Loading: 1 Ext Dock / 1 DID
- Power: 400A 277/480V
- Parking: ±15 Cars
- Year Built: 2007
- Construction: Precast Concrete
- **Lease Rate: Subject to Offer**

Highlights

- Hard-to-find smaller unit with 22' ceilings
- Easy access to Route 38 and Route 59
- 6.4 miles from I-88 via Route 59
- Professionally owned and managed



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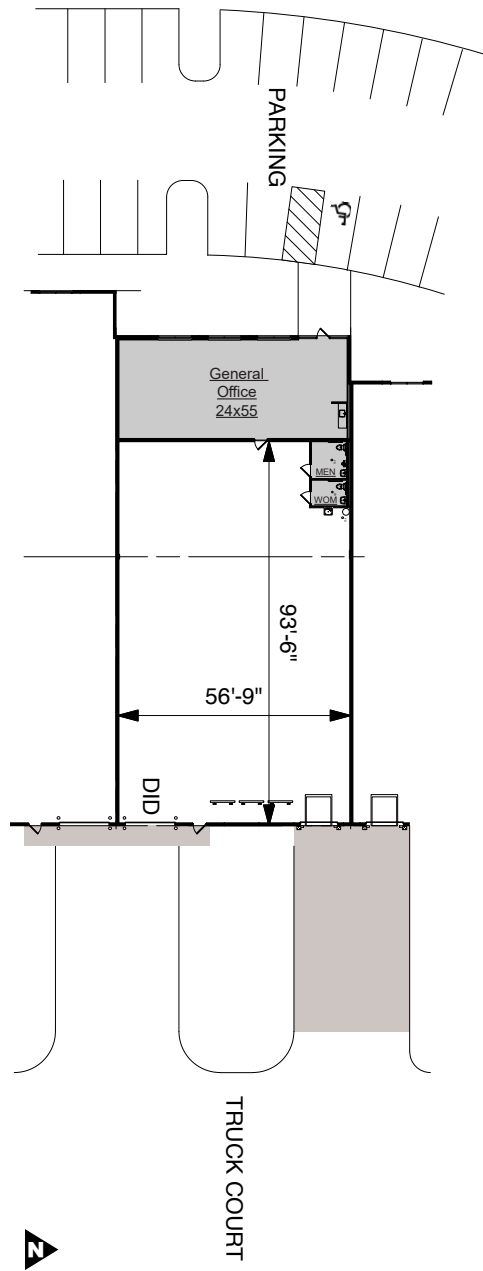
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UNIT LAYOUT



AERIAL VIEW



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