

107,643 SF

Industrial Building for Lease | Ready for Occupancy



Developed and managed by:



READY

FOR  
OCCUPANCY

32'

CLEAR  
HEIGHT

24

EXTERIOR  
DOCKS

NEW 6B

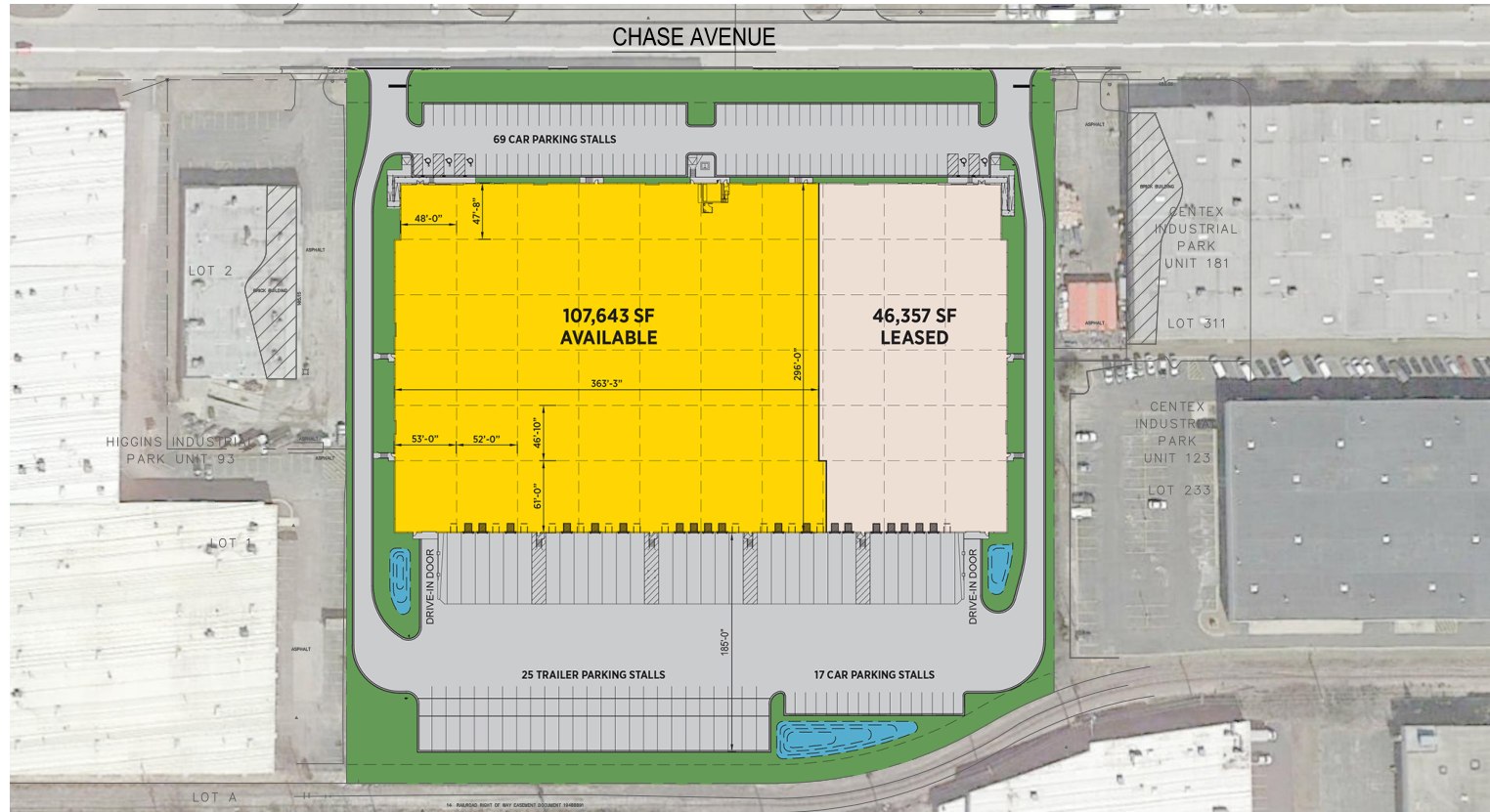
TAX INCENTIVE  
IN PLACE

For more information,  
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901 Chase Ave., Elk Grove Village  
SITE PLAN



**PREMIER LOCATION**

The O'Hare submarket is unique not only due to its close proximity to O'Hare International Airport, but also its central location at the crossroads of Chicago's expressway system. The O'Hare submarket holds the most industrial inventory of all of the Chicagoland submarkets.

Elk Grove Village is home to the nation's largest industrial park, including more than 62 million SF of inventory.

This state-of-the-art industrial building is located in this dense industrial sector of Cook County. The access to labor and major interstates makes 901 Chase Avenue an ideal location for both distributors and manufacturers.

**PROPERTY DETAILS**

ACRES	8.07
TOTAL BUILDING SF	154,000
AVAILABLE SF	107,643
CLEAR HEIGHT	32'
COLUMN SPACING	46'10" X 52'
SPEED BAY	61' X 52'
EXTERIOR DOCKS	24 (12 EQUIPPED WITH DOCK PACKAGES)
DRIVE IN DOORS	1
TRAILER PARKING	25
CAR PARKING	86 (EXPANDABLE)
OFFICE	TO SUIT
POWER	800 AMP, 480 VOLT, 3-PHASE
LIGHTING	LED WITH MOTION SENSORS
FIRE PROTECTION	ESFR
GREEN BUILDING	LEED CERTIFIED
REAL ESTATE TAXES	NEW CLASS 6B TAX STATUS

**500,000+**  
WORKER  
LABOR POOL

**2.5 Miles**  
TO I-390 (THORNDALE)  
OR TO I-90

**4.0 Miles**  
TO O'HARE NORTH AIR  
CARGO ENTRANCE

**NUMBER OF MILES TO KEY LOCATIONS**

2.5	I-390 via Lively Boulevard	4.0	I-290 via I-390	6.0	O'Hare Airport Terminals 1, 2 & 3
2.5	I-90 via York Road	4.4	IL-19 via IL-83	6.9	CP Yard via Green Street
3.2	I-294 north via Arlington Heights Road	5.3	O'Hare Northeast Air Cargo Entrance	7.4	I-290 via IL-83
4.0	O'Hare North Air Cargo Entrance	6.0	O'Hare South Air Cargo Entrance	23	Downtown Chicago

