

# 19450 97TH AVENUE

MOKENA, IL 60448

**LM**  
Lagestee-Mulder  
Commercial Real Estate

INDUSTRIAL PROPERTY FOR LEASE



## PROPERTY HIGHLIGHTS

- 1,500 SF office
- 8,500 SF warehouse.
- 1 drive in door
- 1 recessed dock
- 3 private offices
- Lunchroom
- Large open work area
- .5 miles from I-80 with LaGrange highway access
- Low Will County taxes
- Outside storage available

LEASE RATE **\$7.00 SF/YR**

LEASE TYPE **NET**

## OFFERING SUMMARY

Building Size: 20,000 SF

Available SF: 10,000 SF

Land SF: 53,579 SF

County: Will

## RICHARD SCHNEIDER

Commercial Broker  
312.493.2259  
RICHARD@LMTEAM.COM

## LARRY SLOVY

Commercial Broker  
708.713.2241  
LARRY@LMTEAM.COM

Office Address: 361 S. Frontage Rd,  
Suite 126  
Burr Ridge, IL 60527  
630.325.8338  
LMTEAM.COM

Notice: Unless a Consent to Dual Agency has been signed by both parties to a transaction for this property Richard Schneider and Larry Slovy represent(s) the Landlord only, and not the Tenant.

# 19450 97TH AVENUE

MOKENA, IL 60448

INDUSTRIAL PROPERTY FOR LEASE



**RICHARD SCHNEIDER**  
Commercial Broker  
312.493.2259  
RICHARD@LMTEAM.COM

**LARRY SLOVY**  
Commercial Broker  
708.713.2241  
LARRY@LMTEAM.COM

Office Address: 361 S. Frontage Rd,  
Suite 126  
Burr Ridge, IL 60527  
630.325.8338  
LMTEAM.COM