

FOR LEASE

Multi-Tenant Warehouse
in Gage Park

5701-5721 S. Claremont Avenue

CHICAGO, IL 60636



Corner Streetview from 57th and Claremont

PROPERTY SPECIFICATIONS

Building Size	± 56,000 RSF
Available Space(s)	5711 S. Claremont: ± 5,635 Sq. Ft. 5721 S. Claremont: ± 6,762 Sq. Ft.
Land Size	± 79,235 Sq. Ft. (1.82 Acres)
Office	± 1,240 Sq. Ft.
Ceiling Height	10' - 18' Clear
Heat / HVAC	Gas-Forced Air Units / AC in Office Only
Power	1200 - 1600 Amps
Loading	2 Drive-In Doors (5711 S. Claremont) 1 Drive-In Door (5721 S. Claremont) 1 Truck-Level Dock (Both Spaces)
Zoning	M2-2
2014 Taxes	\$30,027 (\$0.54 PSF)
Lease Rate(s)	\$5.00 - \$5.25 PSF Gross
Comments	<ul style="list-style-type: none">Multi-tenant warehouse building with 5,635 Sq. Ft. and 6,762 Sq. Ft. spaces availableBuilding is easily divisibleLocated just off busy Western Avenue near Western CTA Orange Line Station in Gage Park

For more information,
please contact:

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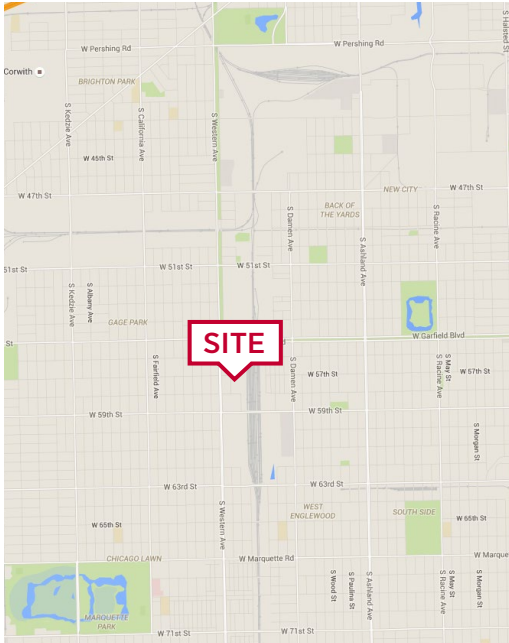
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All information contained herein is from sources deemed reliable and is submitted subject to errors, omissions and to change of price or terms without notice.

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Property Location



Property Aerial



Warehouse Interior



Flex Warehouse Space



Barrel Truss Warehouse



Streetview from W. 57th St.

