1501 - 1505 Frontenac Road Naperville, Illinois

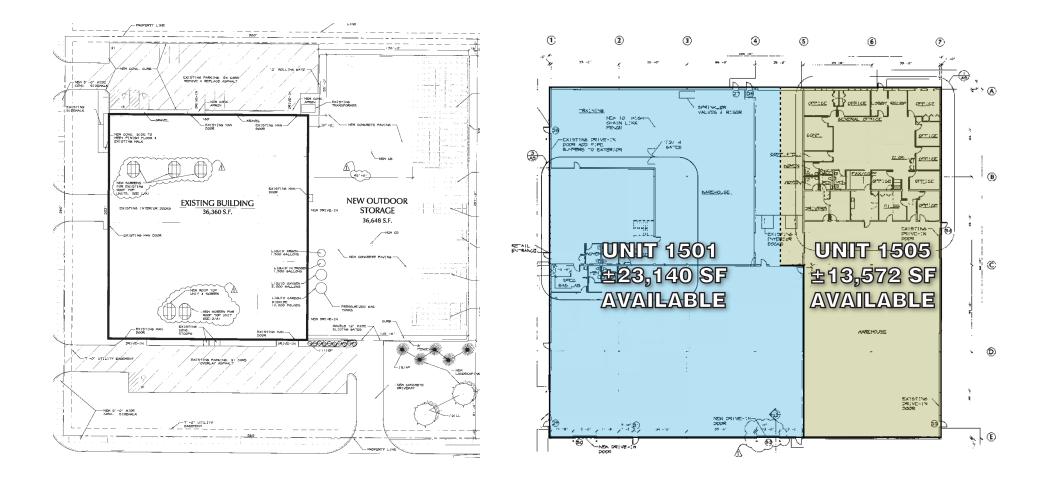
AVAILABLE

BUILDING WITH LARGE FENCED OUTSIDE AREA

LEE & ASSOCIATES® COMMERCIAL REAL ESTATE SERVICES Nick Eboli Senior Vice President neboli@lee-associates.com 773.355.3026 Walter Murphy Principal wmurphy@lee-associates.com 773.355.3017

SITE PLANS

AVAILABLE



All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and same is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

1501 - 1505 Frontenac Road

Naperville, Illinois

BUILDING SPECIFICATIONS:

Building Size:	36,360 SF
Site Size:	3.14 Acres
Office Area:	7,792 SF
Showroom/Will Call Area:	2,560 SF
Clearance:	19' Clear
Loading:	Two (2) Interior Docks Six (6) Drive-in Doors
Automobile Parking:	55 stalls (expandable)
Taxes:	\$1.37 PSF (2015 payable 2016)
Lease Rate:	\$7.95 PSF Net





AVAILABLE

COMMENTS:

- 36,648 SF of Fenced Area
- Fully Concrete Paved Area
- 8' Security Fence
- Double 12' wide sliding gates
- 2 Drive in Doors Assessable to Fenced Area
- New Roof and HVAC in 2007

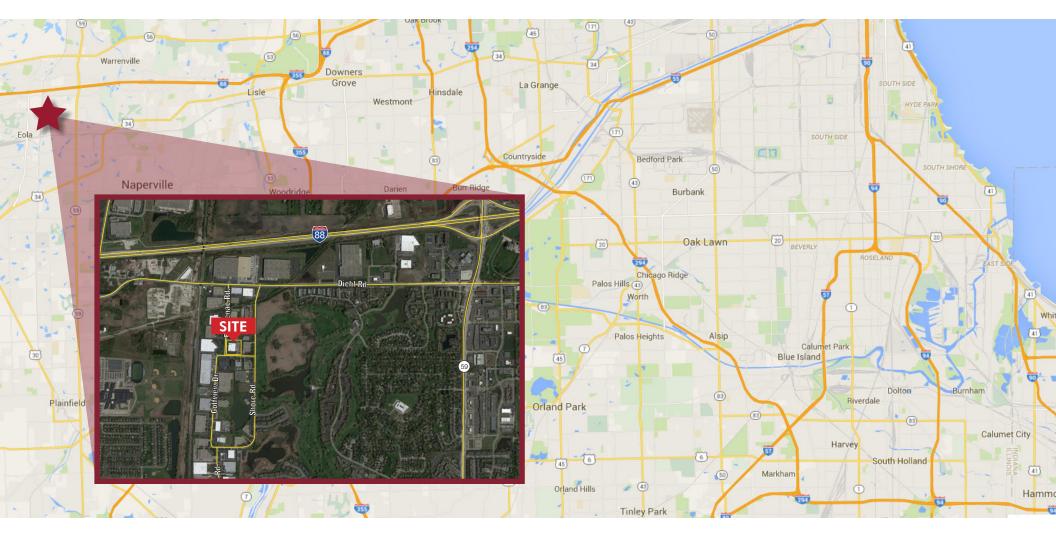
Unit	1501	1505	Full Building
Size:	+/- 23,140 SF	+/- 13,572 SF	+/- 36,360 SF
Office Area:	+/- 3,045 SF	+/- 4,620 SF	+/- 7,792 SF
Loading:	1 dock 4 drive-in doors	1 dock 2 drive-in doors	2 docks 6 drive-in doors
Fenced Yard Area:	36,648 SF or partial	36,648 SF or partial	36,648 SF



1501 - 1505 Frontenac Road

AVAILABLE

Naperville, Illinois



LEE & ASSOCIATES® COMMERCIAL REAL ESTATE SERVICES

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