# **1501 - 1505 Frontenac Road** Naperville, Illinois

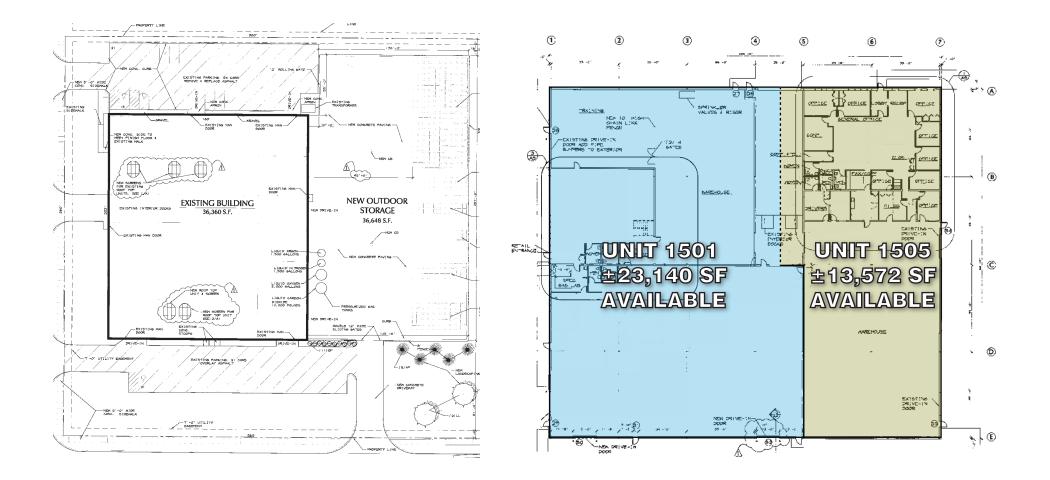
#### **AVAILABLE**

**BUILDING WITH LARGE FENCED OUTSIDE AREA** 

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# **SITE PLANS**

#### **AVAILABLE**



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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

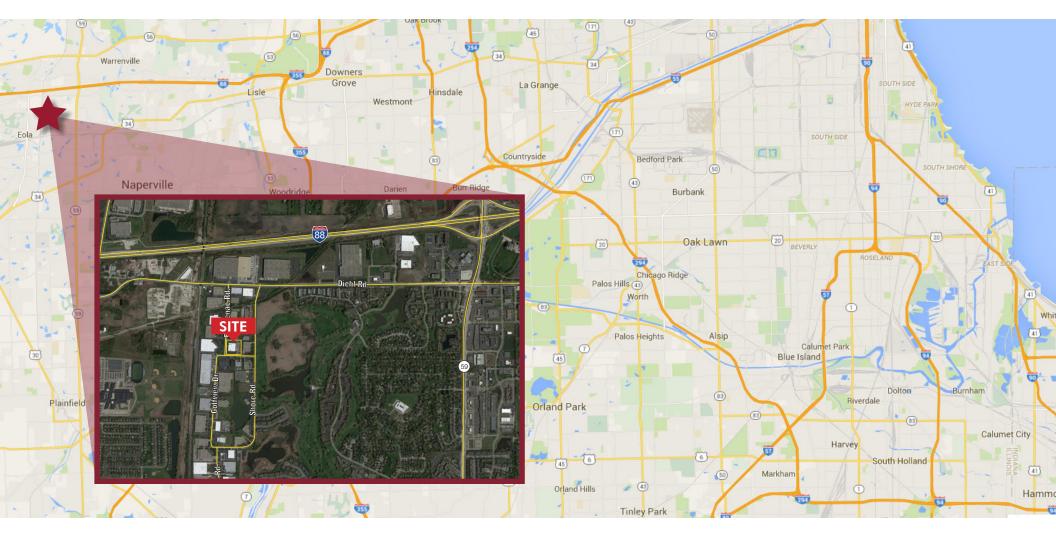
Unit	1501	1505	Full Building
Size:	+/- 23,140 SF	+/- 13,572 SF	+/- 36,360 SF
Office Area:	+/- 3,045 SF	+/- 4,620 SF	+/- 7,792 SF
Loading:	1 dock 4 drive-in doors	1 dock 2 drive-in doors	2 docks 6 drive-in doors
Fenced Yard Area:	36,648 SF or partial	36,648 SF or partial	36,648 SF



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