

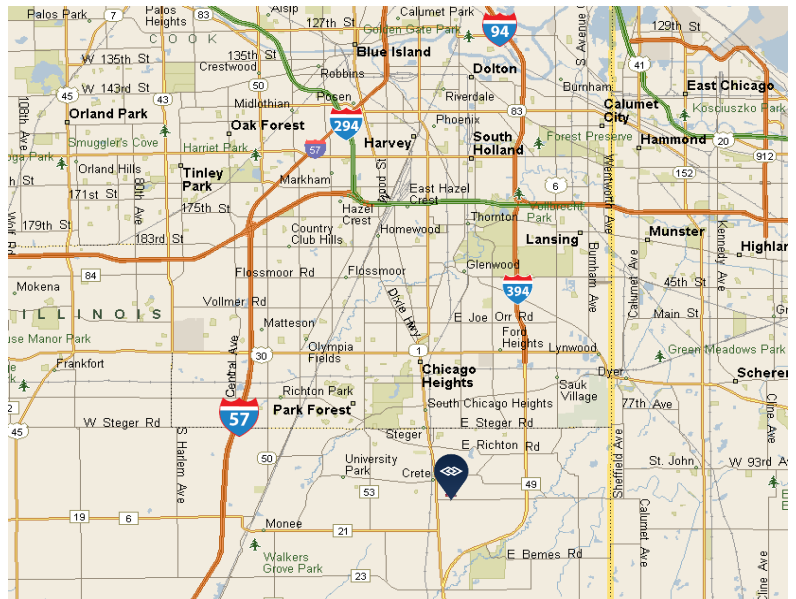
AVAILABLE FOR SALE

295 W. BURVILLE ROAD, CRETE, IL



SPECIFICATIONS

BUILDING SIZE:	21,000 SF
OFFICE:	1,500 SF
ZONING:	I1
LAND:	5.00 acres
CEILING HEIGHT:	22' clear
LOADING:	2 exterior docks, 4 DID
POWER:	800 amps; 277/480 volts 600 amps; 222/480 volts
CRANES:	One 3-ton crane One 5-ton crane
REAL ESTATE TAXES:	\$1.32 psf (2018 paid 2019)
SALE PRICE:	\$990,000



POTENTIAL USES

- Contractor’s yard, maintenance/ repair facility, warehouse & distribution, fleet services, truck terminal/container storage

FEATURES

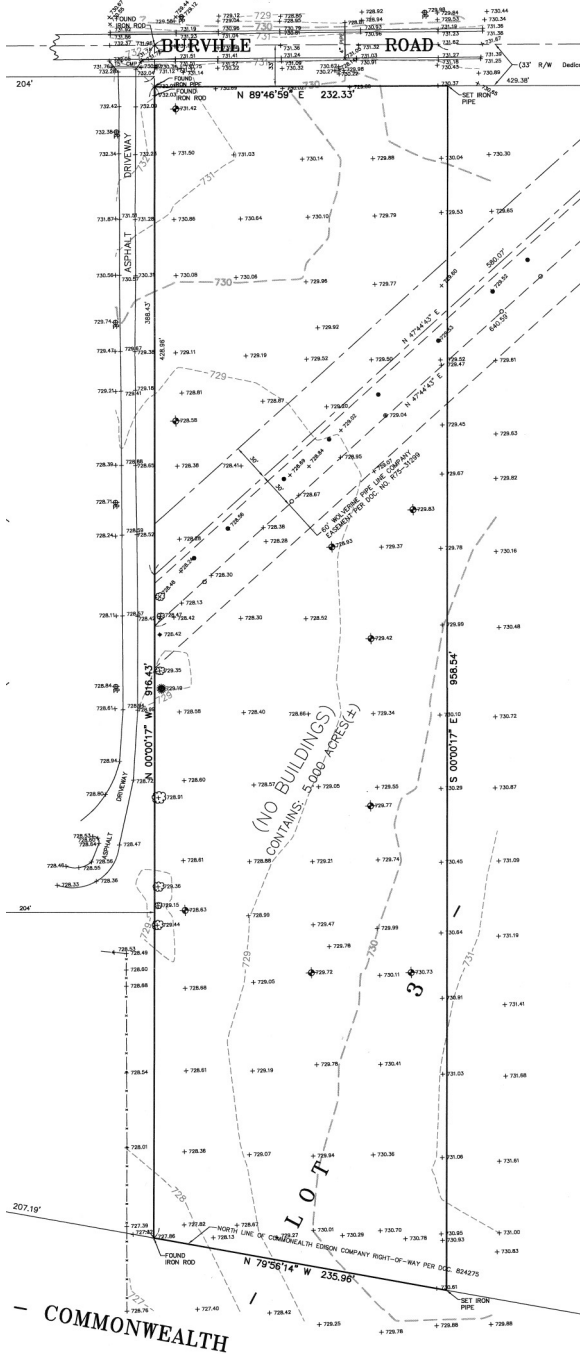
- Large land site
- 2 miles to I-394
- 8 miles to I-57
- Gateway access to I-80, I-294, & I-94
- Trailer parking, storage

<p>FOR ADDITIONAL INFORMATION, PLEASE CONTACT:</p>	<p>TODD HENDRICKS Broker thendricks@darwinrealty.com</p>	<p>DAN PRENDERGAST Broker dprendergast@darwinrealty.com</p>
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P.I.N.: 15-16-400-014 (PART OF)



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