

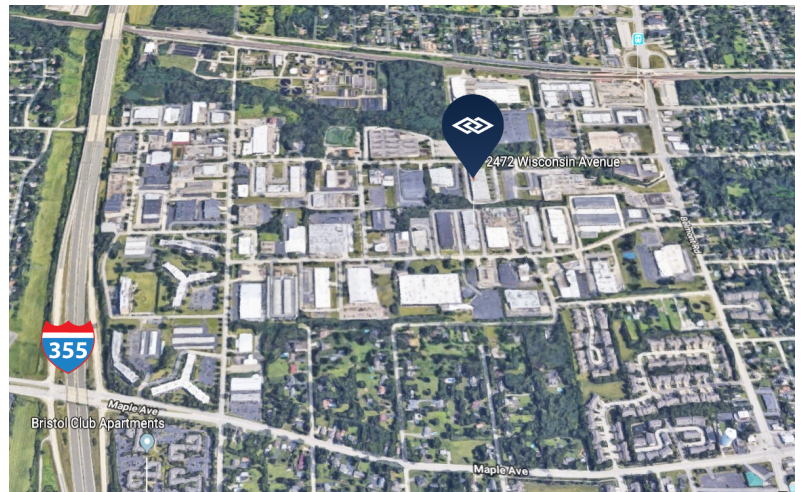
9,000 SF AVAILABLE FOR LEASE

2478 WISCONSIN AVE, DOWNERS GROVE, IL



BUILDING SPECIFICATIONS

| | |
|----------------------------|-------------------------------------|
| BUILDING SIZE: | 46,000 SF |
| AVAILABLE SIZE: | 9,000 SF |
| OFFICE: | ± 1,083 SF |
| CEILING HEIGHT: | 16' Clear |
| LOADING: | 1 exterior dock 1 drive-in door |
| POWER: | 200 Amps @ 120/208 Volts 3-Phase |
| SPRINKLER: | Yes |
| REAL ESTATE TAXES: | Current year stops included |
| OPERATING EXPENSES: | Current year stops included |
| LEASE RATE: | \$8.95 psf modified gross |



FEATURES

- Ellsworth Industrial Park
- Excellent access to expressway at I-355 and Maple Avenue

FOR ADDITIONAL

INFORMATION

PLEASE CONTACT:

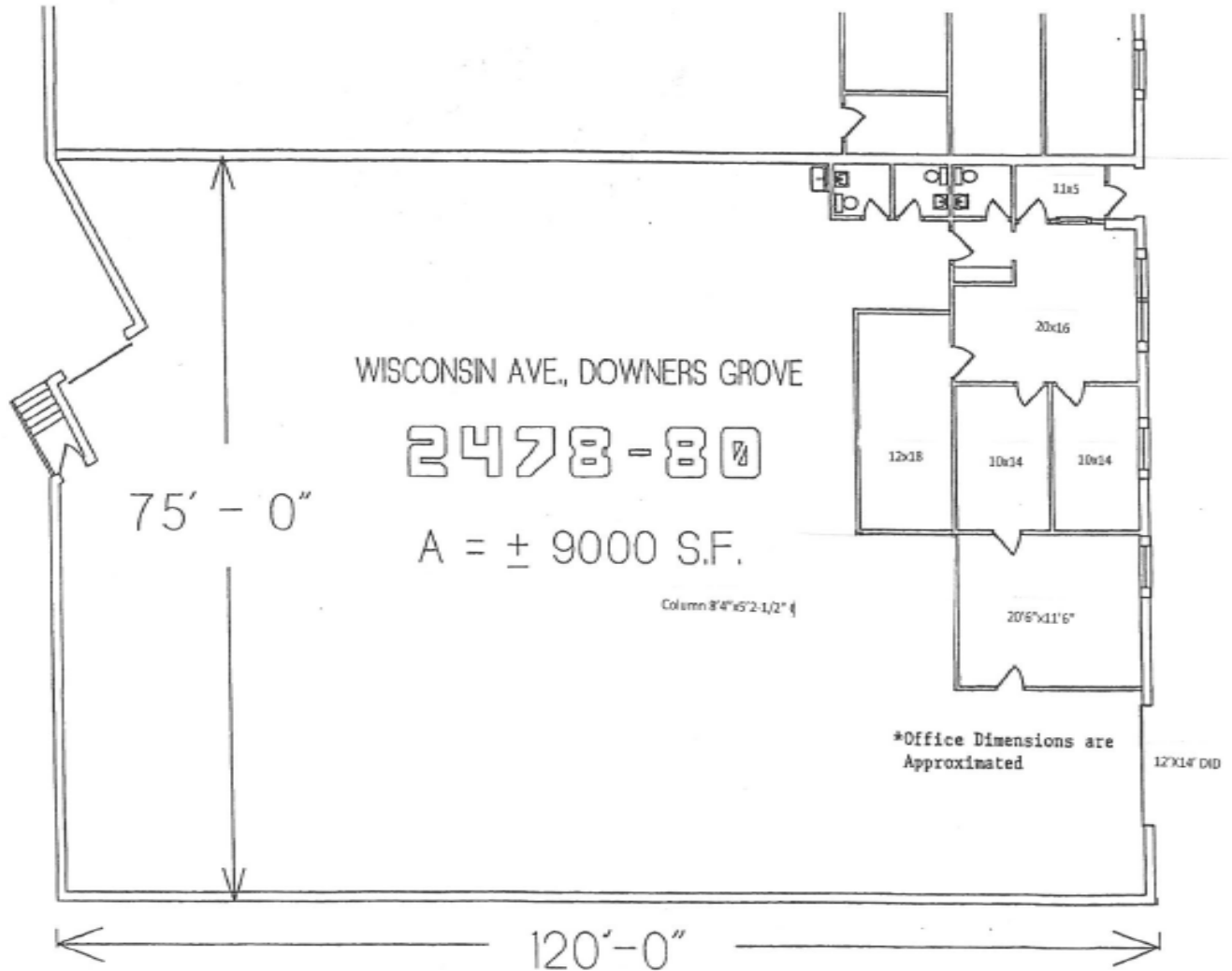
MANDY LEWANDOWSKI

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