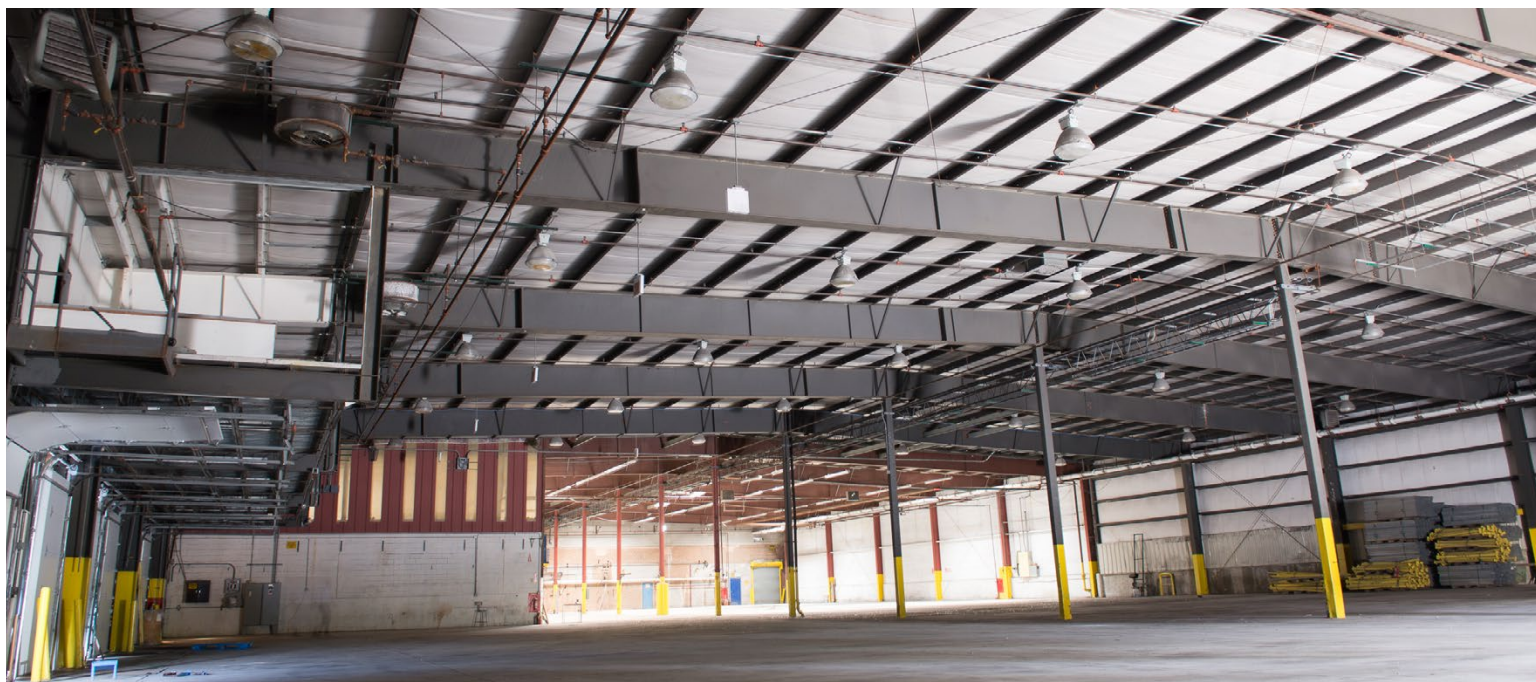


FOR LEASE

± 77,500 SF Industrial Space
7 Acres Truck Parking

9200 S. Sangamon Street
Chicago, IL 60620



Property Interior

PROPERTY SPECIFICATIONS

Unit A:

Available SF:	± 38,000 Sq. Ft.
Office SF:	± 3,000 Sq. Ft.
Parking:	1.47 Acres
Loading:	6 Exterior Docks, 1 Drive-in-Door (To-suit)
Ceiling Height:	14' Clear
Lease Rate:	\$2.95 PSF Gross

Unit B:

Available SF:	± 39,500 Sq. Ft.
Office SF:	To-Suit
Parking:	1.1 Acres
Loading:	6 Exterior Docks, 1 Drive-in-Door (To-suit)
Ceiling Height:	24' Clear
Lease Rate:	\$3.95 PSF Gross

Truck Parking:

Available:	7 Acres (Divisible to 2 Acres)
Lease Rate:	\$2,500/Month per acre

Zoning

M1-1 Light Manufacturing

Electric

1,200 Amps, 480V, 3-Phase

Security

8' Barb-wire surrounding property, police response security system, 32 cameras, security lighting

Comments

- On-site landlord
- 1.5 miles west of I-94 and 1 mile north of I-57
- CTA bus stop within 3-blocks
- Multiple entrances to property

For more information,
please contact:

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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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SITE PLAN:

