



±7,000 SF INDUSTRIAL SPACE AVAILABLE

FOR LEASE

401 FRONTIER WAY | BENSENVILLE, IL 60106

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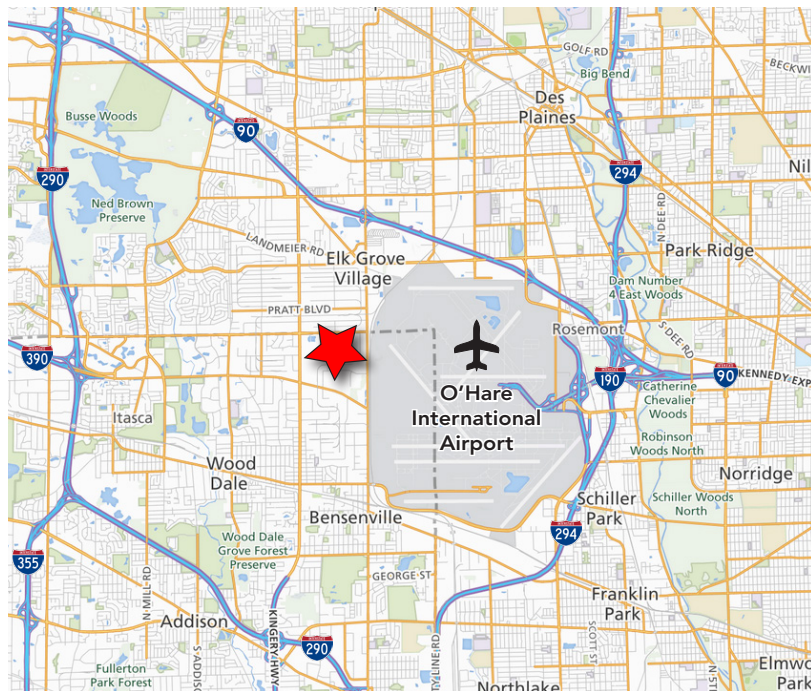


SPECIFICATIONS

- Building Size: ±20,000 SF
- Available Size: ±7,000 SF
- Land Area: ±0.98 AC
- Office Area: ±1,200 SF
- Ceiling Height: ±16'
- Loading: 1 Interior Dock
- Construction: Masonry
- Year Built: 1988
- Power: 400A 220V
- Heating: Gas
- Real Estate Taxes: \$1.53 PSF (2018)
- Lease Rate: **\$7.95 PSF Modified Gross**



Frontier Way



HIGHLIGHTS

- Perfect for local distribution companies
- Low DuPage County taxes
- Close proximity to O'Hare and the future west entrance
- Great access to I-90 via Elmhurst Road

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