

AVAILABLE FOR SALE  
105 S. FAIRBANK STREET  
Addison, Illinois



**BUILDING SPECIFICATIONS:**

<b>BUILDING SIZE:</b>	13,770 SF
<b>OFFICE:</b>	±10%
<b>SITE:</b>	0.70 Acres
<b>CLEAR HEIGHT:</b>	16'
<b>LOADING:</b>	› Two (2) interior docks › Three (3) drive-in doors (12'x14')
<b>POWER:</b>	200 amps; 120/240 volts; 3-phase
<b>SPRINKLER:</b>	Yes
<b>PROPERTY TAXES:</b>	\$25,199.10 / \$1.83 PSF (2015)
<b>ZONING:</b>	M-2 – General Manufacturing
<b>YEAR BUILT:</b>	1972
<b>SALE PRICE:</b>	<b>\$1,150,000 / \$83.51 PSF</b> \$1,087,500 / \$78.98 PSF
<b>COMMENTS:</b>	› Excellent loading › Well maintained › Perfect for service repair › Divisible to two-units

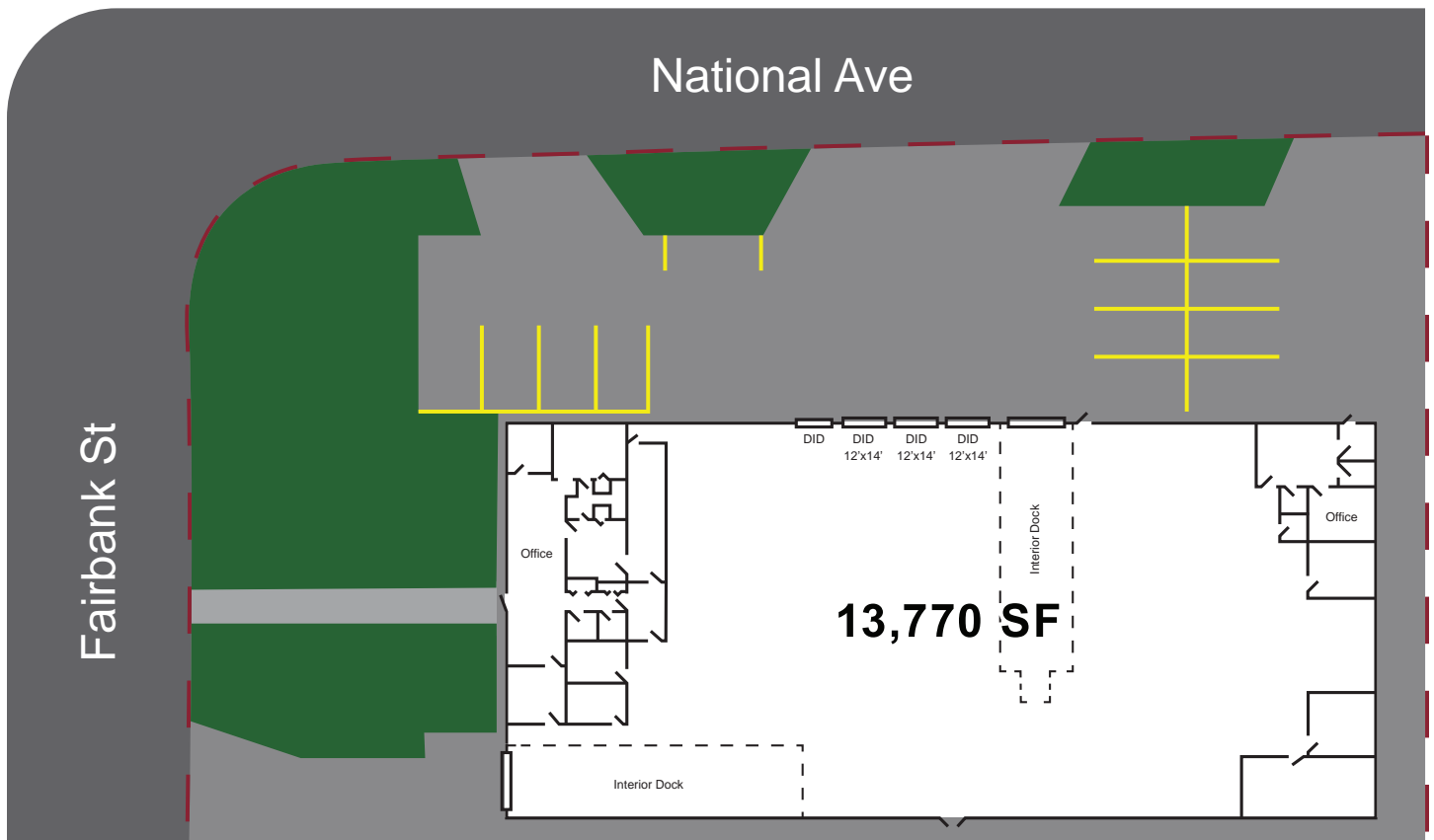


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