



**DARWIN**  
R E A L T Y



**BUILDING AVAILABLE FOR SALE**

**390 E. IRVING PARK RD, WOOD DALE, IL**



**BUILDING SPECIFICATIONS**

<b>BUILDING SIZE:</b>	± 24,500 SF
<b>OFFICE:</b>	Heavy
<b>LAND SIZE:</b>	±.96 acre
<b>CEILING HEIGHT:</b>	15' Clear
<b>LOADING:</b>	2 Loading docks 3 Drive-in doors
<b>SPRINKLERED:</b>	Yes
<b>POWER:</b>	400 Amps, 120/240 Volts, 3 Phase, 4 Wire
<b>PARKING:</b>	± 28 Cars
<b>REAL ESTATE TAXES:</b>	\$1.45 psf (2015)
<b>SALE PRICE:</b>	\$1,592,500 (\$65.00 psf)



**FEATURES**

- Updated T-5 lighting in warehouse
- Fenced parking lot
- Great retail exposure

**FOR ADDITIONAL  
INFORMATION,  
PLEASE CONTACT:**

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