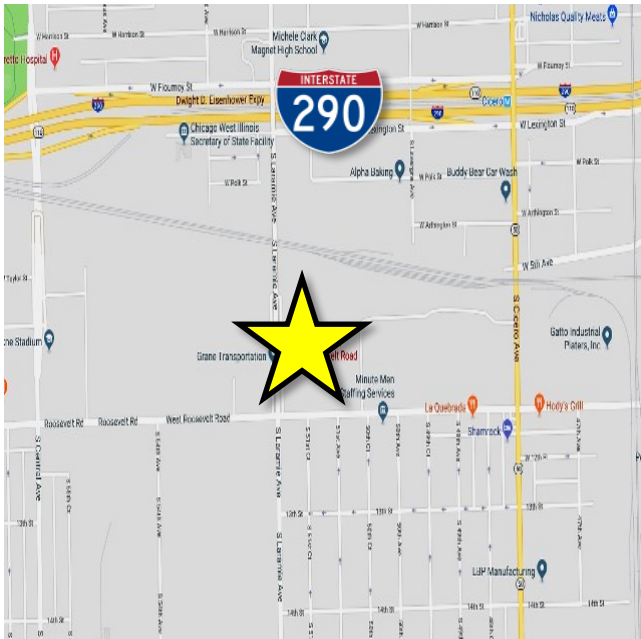


FOR SALE OR LEASE ±155,592 SF DIVISIBLE User/Investor Opportunity with Potential Leaseback Up To 100,000 SF



- For Sale:** SUBJECT TO OFFER
- For Lease:** ±18,261 SF to ±155,592 SF
- Lease Rate:** \$5.95 MG
- Office Space:** 13,793 SF
- Zoning:** M2-2
- Taxes 2018:** \$132,050 (\$0.85 PSF)
- Features:**
- 15' ceiling height
 - 5 interior docks
 - 2 Drive-in doors
 - Ample power
 - Parking Available
 - Can be combined with 5100 W. Roosevelt Rd. for a total of 331,000 SF on 12.98 acres



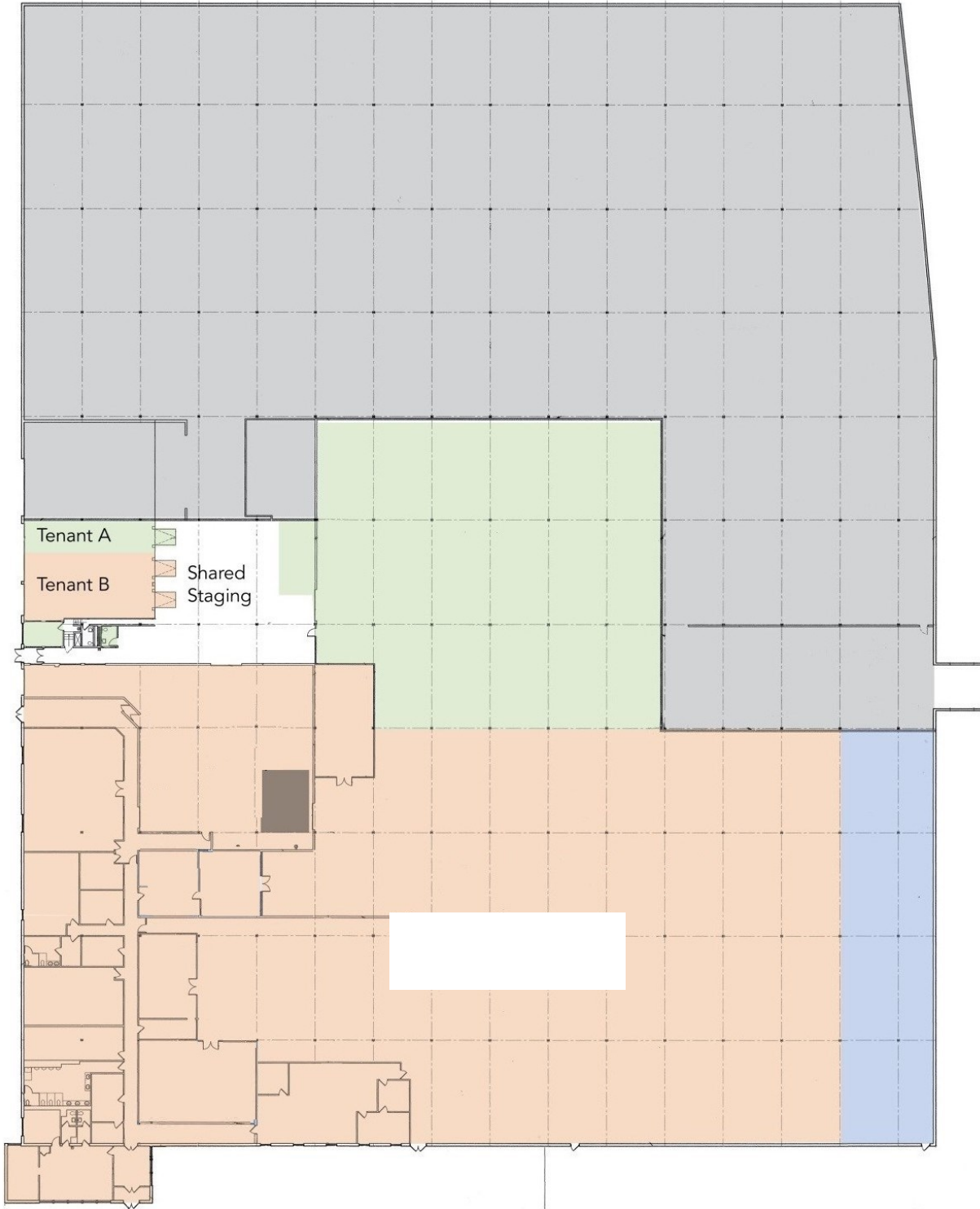
ADAM SCHNEIDERMAN, SIOR

847-826-4467

ADAM@STRAUSSREALTY.COM

STRAUSS REALTY, LTD.
4220 W. MONTROSE AVENUE
CHICAGO, ILLINOIS 60641

Floor Plans



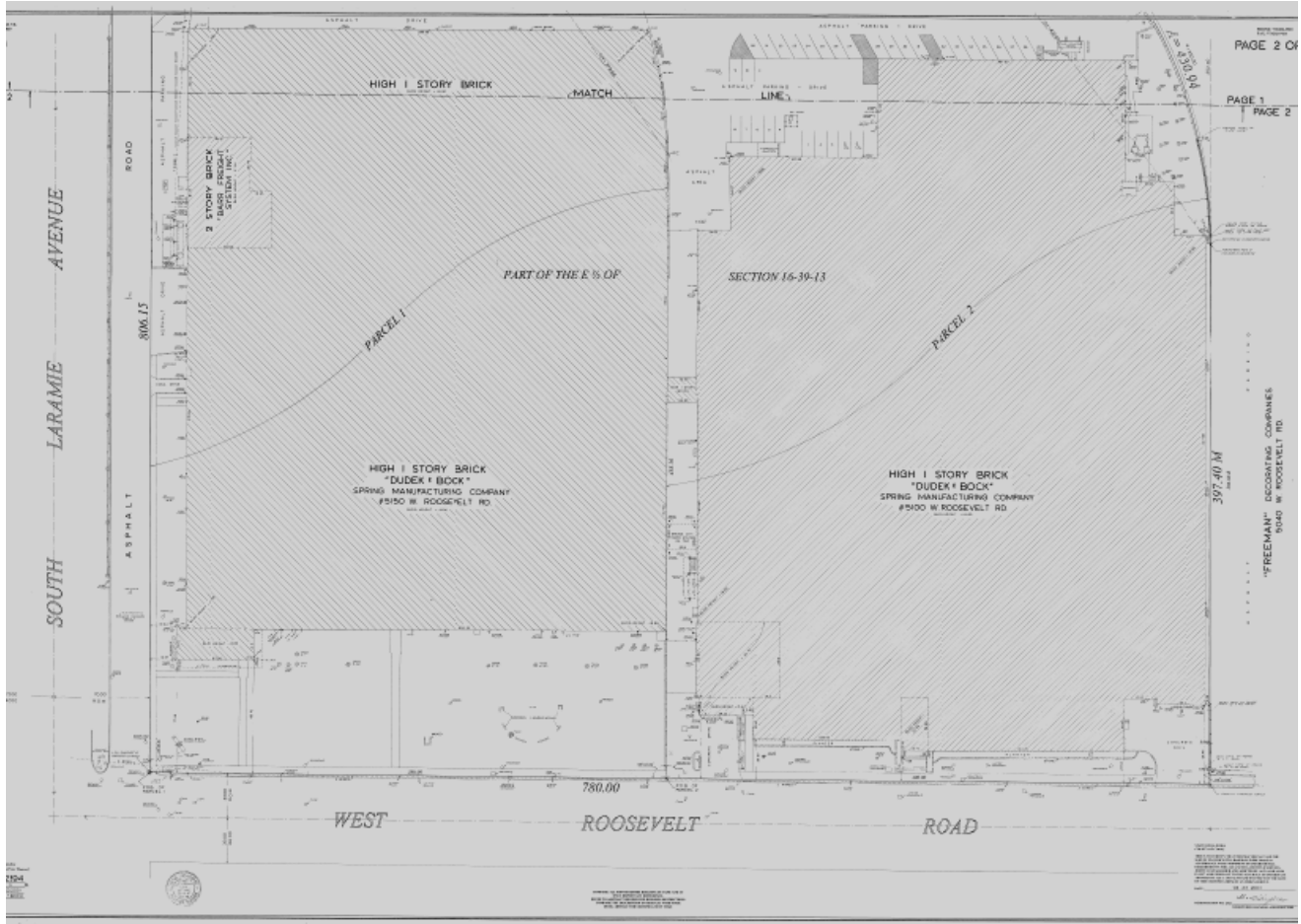
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Land Survey



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