

SPACE AVAILABLE:	21,696 Square Feet
TOTAL BUILDING SIZE:	21,696 Square Feet
LAND SITE:	Approximately 28,000 Square Feet
DESCRIPTION:	Brick and timber, clear span, fully air-conditioned, converted, office, service, destination retail facility
CEILING HEIGHT:	14'
BAY SIZES:	Clear space
LOADING:	One (1) exterior dock
POWER:	400 Amps
SPRINKLERED:	Yes
LIGHTING:	Mercury vapor lighting and Fluorescents
PARKING:	18 cars
POSSESSION:	Fall 2008
TAXES:	Approximately \$2.00/psf
LEASE RATE:	\$11.50 Net
SALE PRICE:	Not for sale
AGE:	Completely renovated in 2000
REMARKS:	<ul style="list-style-type: none">• Unbelievable "West Loop Gate" Opportunity• Adjacent to Chicago's Loop• Fully Air-Conditioned• Off-street parking• Close to I-90/I-94

For Further Information, Contact:

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