

AVAILABLE FOR SALE

12935 -12897 Main Street, Lemont, Illinois



BUILDING:	12935 Main Street	12897 Main Street
AVAILABLE SIZE:	7,536 SF	±24,789 SF
LAND:	5.19 acres	2.64 acres
OFFICE SPACE:	None	±5,383 SF (2,634 basement & ±1,300 SF mezzanine)
AGE:	±1995 1969 AND 1991	
LOADING DOCKS:	None	2 exterior bed level
DRIVE-IN DOORS:	2 (14' x 14')	3 (14' x 14')
CEILING HEIGHT:	±16'	±19' at eaves to ±21' at peak
ZONING:	N/A	M-2 Manufacturing District
ELECTRIC/GAS:	200 amps/gas fired units	1,000 amps/gas fired units

- **Sale Price \$1,550,000**
- **+/- 4 miles to I-55 four-way interchange at Rt. 83**
- **Large storage yard**
- **Drive-in capability**

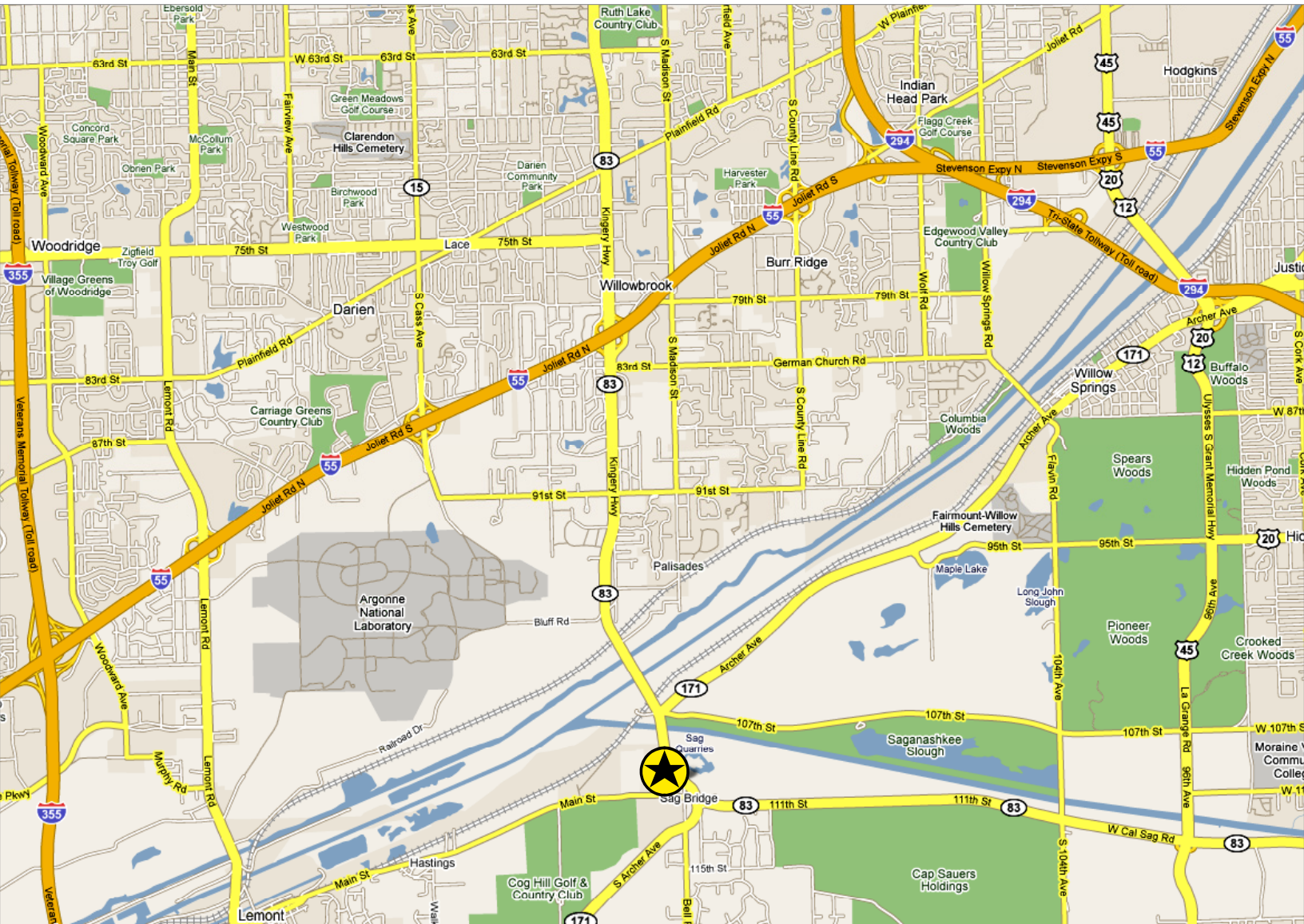


For More Information Contact:

James R. Estus, SIOR
(847) 698-8235
jestus@colliersbk.com

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