

FOR SALE  
OR LEASE



# 1450 NORTHWEST

WEST CHICAGO | ILLINOIS

## LOCATION MAP



- Access to I-355 and I-294 via North Ave.
- Access to I-88 via Roosevelt Rd.

## FEATURES:

- 24,074 SF available
- 1,734 SF office
- 3 acre site
- 2 interior docks
- 1 DID
- 30' x 40' bays
- 22' clear
- Sprinklered
- 800a/480v
- Metal Halide lights
- Skylights
- Union Pacific rail possible
- Room for 20+ car parking
- New parking lot
- **Lease Rate: \$4.50/SF net**
- **Taxes: \$0.92/SF**

FOR MORE  
INFORMATION  
PLEASE  
CONTACT

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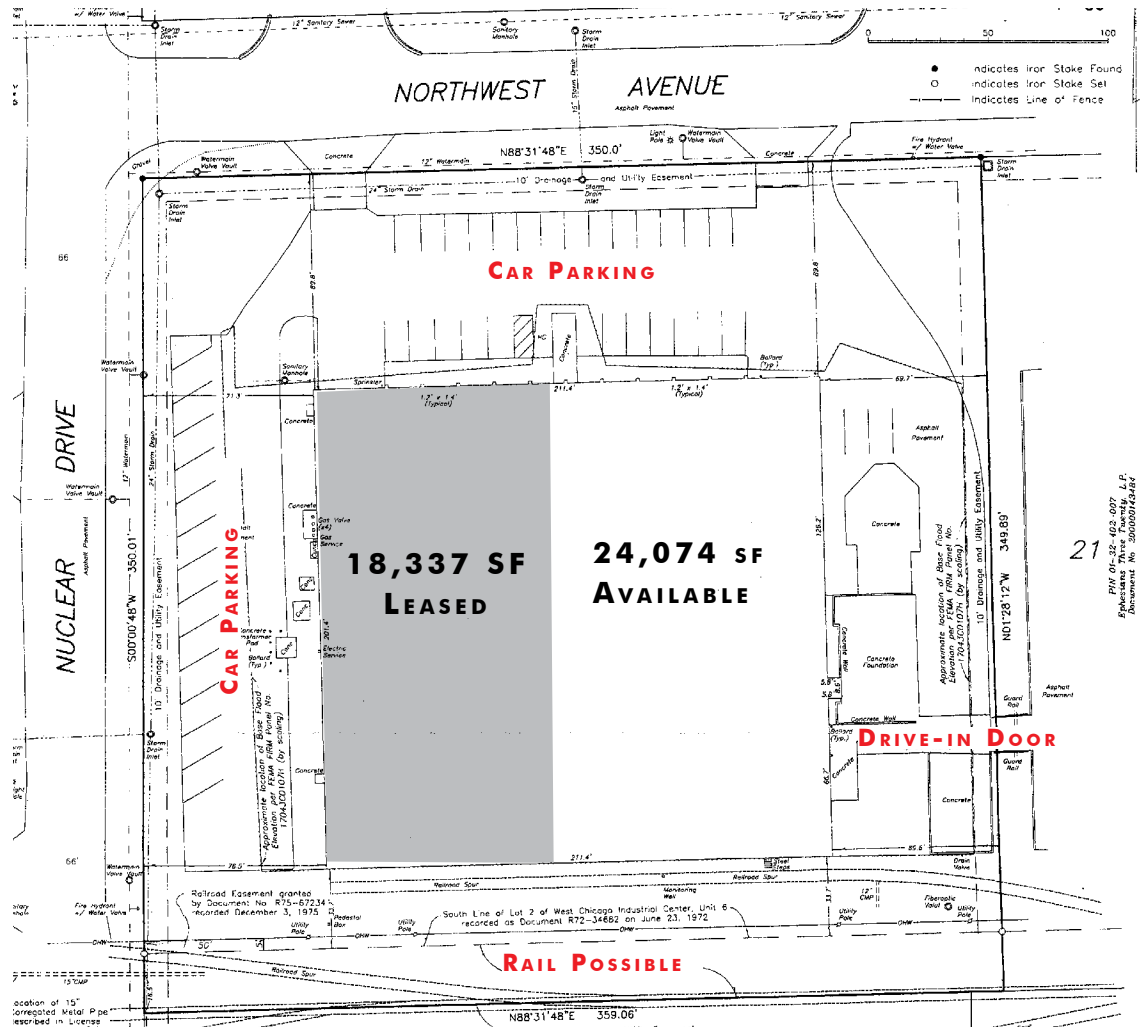
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