

# 2742 Barney Court

McHenry, IL 60050

# For Lease

MLS #12185366

**INDUSTRIAL**



**INDUSTRIAL 6,035 SF**

**\$5,532/MO. \$11.PSF (MOD. GROSS)**

## INDUSTRIAL SPACE

6,035 SF Space with  $\pm$ 1,000 SF office section with two private offices, conference room, 2 baths.  $\pm$ 5,000 SF warehouse area with 12 $\times$ 14 DID, 10 $\times$ 10 dock and two baths. Monument signage available.

16' ceilings, fully air conditioned and heated. Zoned BP (business park). Part of a 20,395 SF multi-tenant masonry building in Adams Industrial Park.

Tenant pays gas, electric, water & garbage. Available 1/1/25.

## Specifications

Building Size:	20,395 SF
Year Built:	2002
Office Size:	1000 SF
HVAC System:	GFA/ Central Air (fully)
Electrical:	200 amp 3 phase
Sprinklers:	No
Washrooms:	4
Ceiling Height:	16 ft
Parking:	15
DID's:	1 12 $\times$ 14
Dock:	1
Sewer/Water:	City
Zoning:	BP
CAM & Taxes	Included
PIN #:	09-25-377-005

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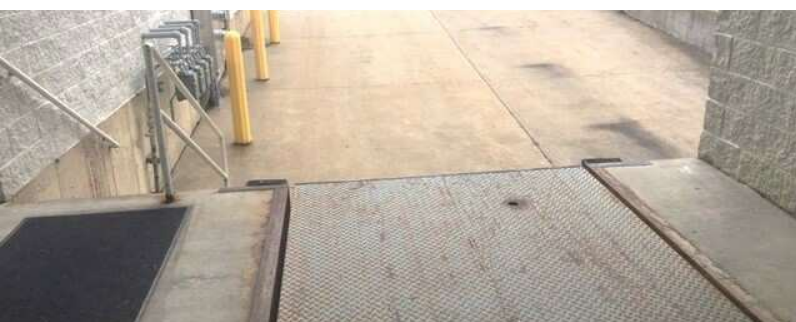
[www.PremierCommercialRealty.com](http://www.PremierCommercialRealty.com) | 847.854.2300 | 9225 S. Route 31, Lake in the Hills, IL 60156

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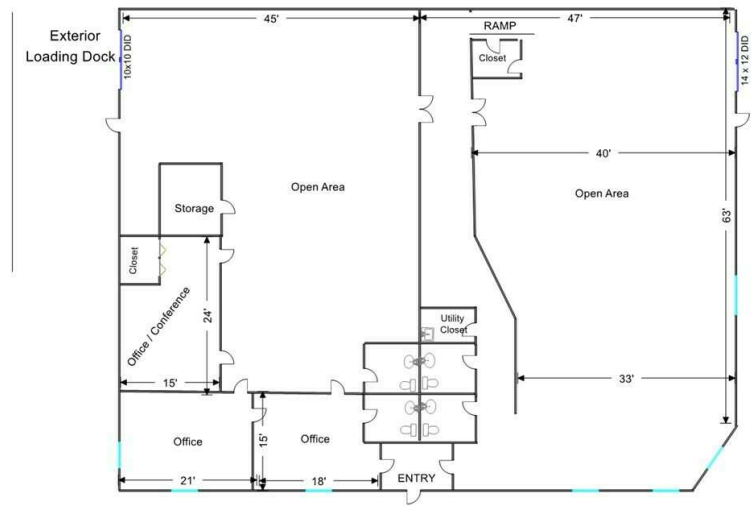
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UNIT 2742 6,035 SF



Measurements are Approximate

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