

FOR SALE

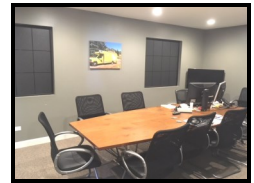
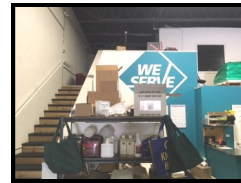
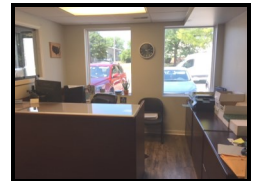
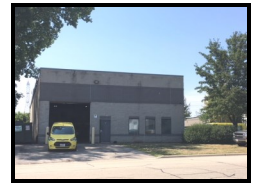
Industrial Building 7,650 SF

Solid block building with 2,600 ± SF of 2 level office consisting of 6 private offices, conference room, kitchenette and reception. Warehouse has mezzanine, locker room with bath & shower on 2nd floor, floor drains, 12'x12' DID, 18' clear ceiling. Ideal for contractors and service providers with sales office/showroom. Easy access to Route 14 (Northwest Highway). See layout and photos. Visit Premier Commercial Realty website to view all our listings.

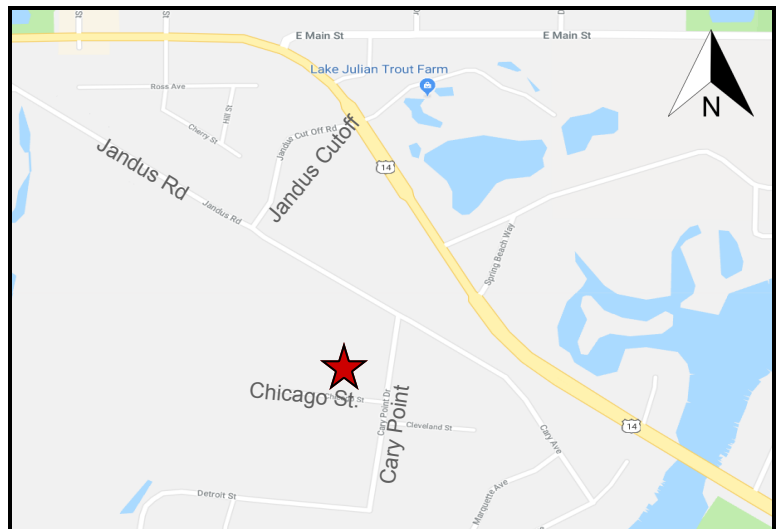
PROPERTY SPECIFICATIONS

Description:	Free Standing Block Bldg.
Year Built:	2000
Building Size:	7,650 SF
Land Size:	.53 Acre
Office/Showroom:	2,600 SF
HVAC System:	GFA / Central Air
Power:	400 Amp, 240 V, 3 Phase
Sprinklered:	No
Floor Drains:	Yes
Ceiling Height:	18' Clear
Environmental:	TBD
Parking:	17
Washroom(s):	3 (1 w/Shower)
Truck Docks:	0
Drive-in-Doors:	1 (12x12)
Sewer: City	Water: City
Possession:	March 2019
Zoning:	M
Real Estate Taxes:	\$16,078.20 (2017)
Sale Price:	\$520,000 (\$67.97 psf) PRICE REDUCED \$510,000 (\$66.67 psf)

PRICE REDUCED!



MLS: 10046438



DIRECTIONS: Route 14 to Jandus Cutoff to left on Jandus to right on Cary Point, right on Chicago St.

PIN: 20-18-330-001

December 7, 2018

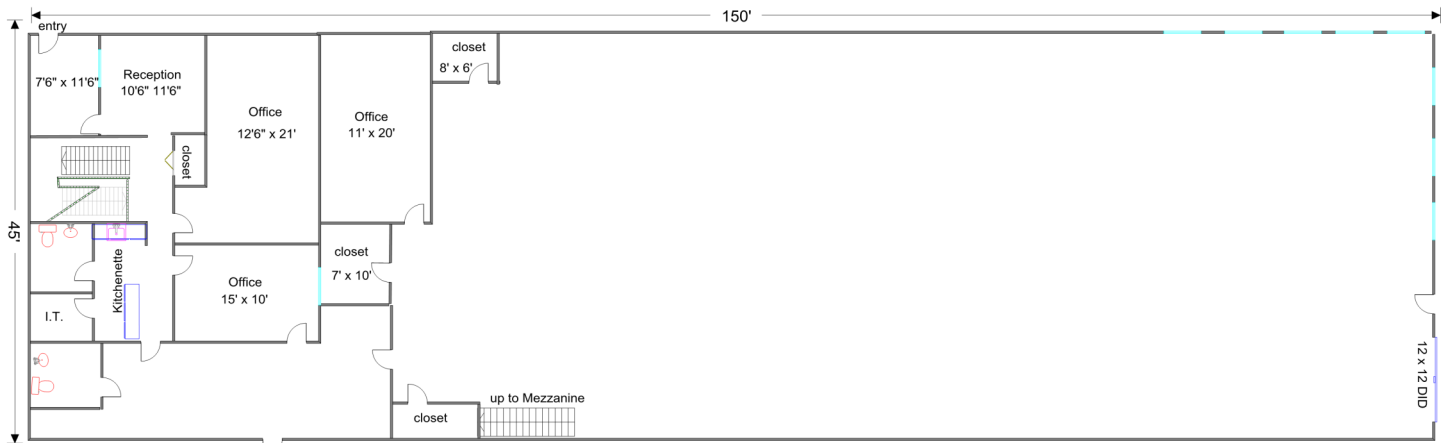
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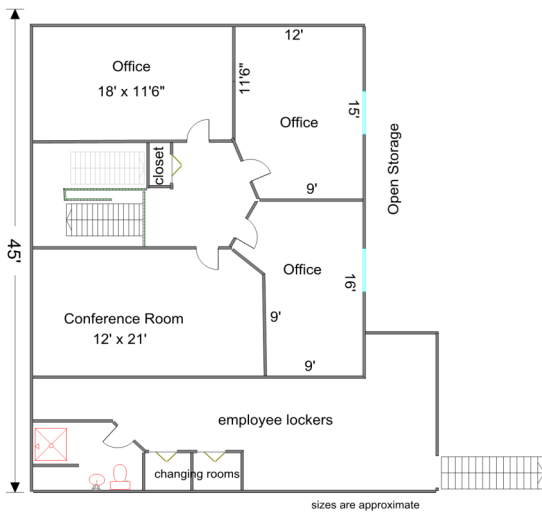
www.PremierCommercialRealty.com

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180 Chicago Street
Cary, IL 60013



sizes are approximate



2nd Floor Mezzanine

sizes are approximate

