

NOW AVAILABLE OFFICE/WAREHOUSE SPACE

14351 Weber Drive - Huntley IL 60142



32' clear / Heavy Dock / Trailer Stall Ratio

 EXPOSURE
/SIGNAGE
OPPORTUNITIES



SUITE A
+/-23,000 - 35,000 SF

SUITE B
+/-20,980 - 29,092 SF

SUITE C
+/-32,414 SF

AVAILABLE SPACE



PROPERTY HIGHLIGHTS

- Immediate proximity to Full I-90 Interchange at Rt 47
- On site Fueling/Scale/Repairs Available
- High-image design
- Fully gated/secured site
- Short and long term leases considered
- 20,000 - 35,000 sf of single or cross docked space available
- Flexible facility design and zoning to accommodate various operations
- Dedicated Truck and Trailer Parking Available individually or in quantities

MICHAEL HAWRYLUK

Managing Broker

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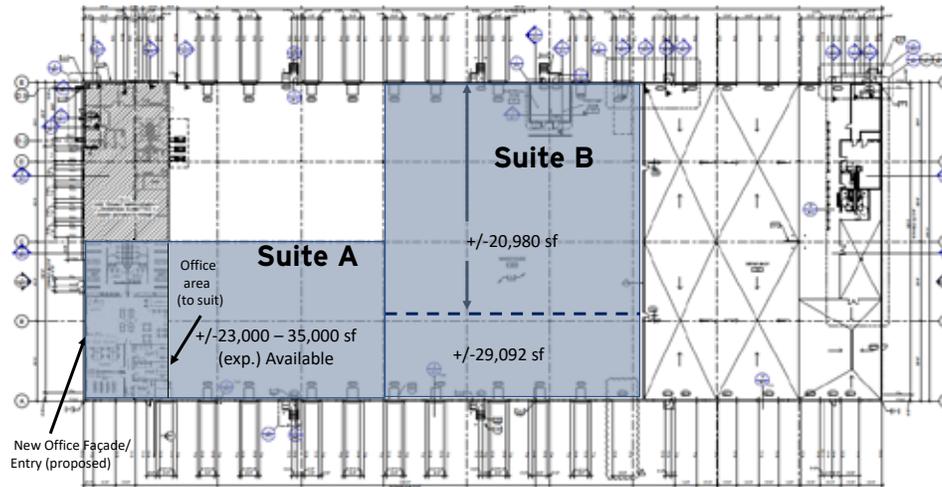
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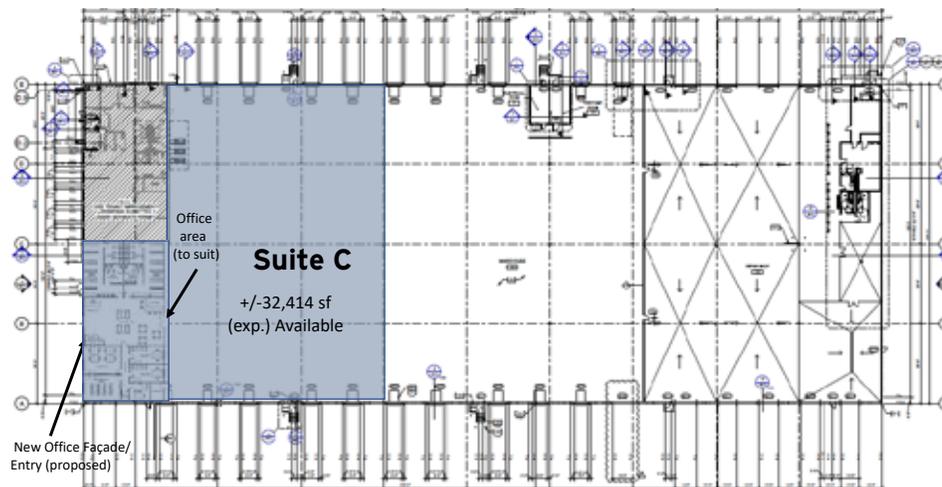
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Suites A and B



Suite C +/-32,000 sf - Cross dock option



Proposed New Suite C - Single/rear load facility



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Proposed New Suites A/C Entryway



BUILDING SPECS

Building Size: 100,000 sf

Office: To suit

Available: Suite A: +/-23,000 - 35,000 sf

Suite B: 20,980 - 29,092 sf

Suite C: +/-32,414 sf

Truck Docks: Suite A: 5 (exp)

Suite B: 5-10 ext docks, 1 DID available,
or to suit

Suite C: 5-10 ext docks, DID(s) to suit

Auto Parking: To Suit

Trailer Parking: Suite A: 7 (at building) 1-40 (in paved yard)
Suite B&C: 7-14 (at building) 1-40 (in paved yard)

Ceiling Clearance: 32'

Typical Bay Size: 52' x 52'

Sprinklers: ESFR

Pricing: Subject to Offer

- Comments:**
- Fully secured/paved site
 - Flexible size/terms available
 - Truck Repair Bays on site
 - New office façade/entry to be constructed (pending suite and term)



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corporate neighbors

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