



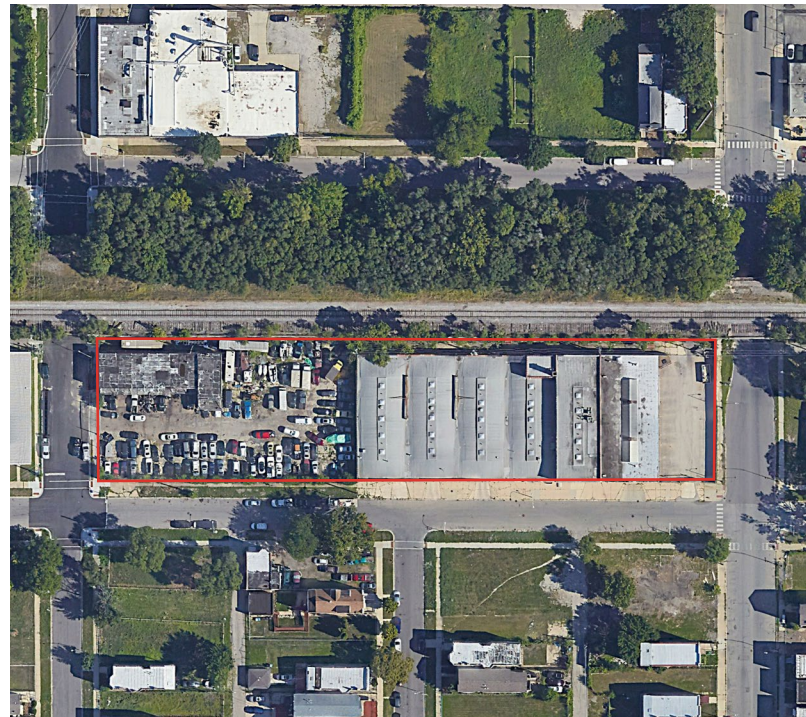
**KWILL**  
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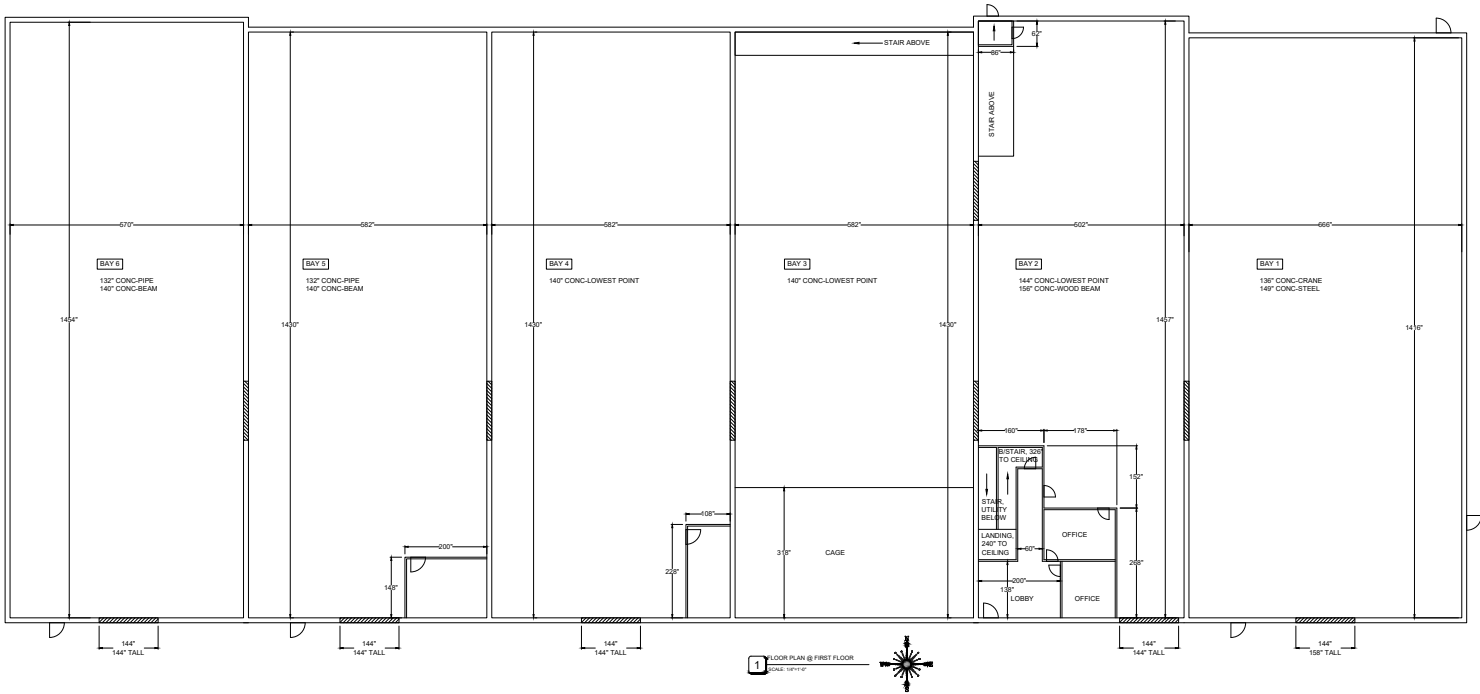
## 3014 W FILLMORE CHICAGO, IL FOR SALE OR LEASE

### PROPERTY HIGHLIGHTS

- 45,570 SF Industrial building
- Updated office
- 2 fenced and secured yard spaces
- Maintenance building on site
- 6 DID's
- Potential to demise into smaller units.
- Opportunity to lease the entire building or a bigger portion.
- 12,000 SF Units Available for Lease
- Whole Property for Sale



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## BAY 1

- 6,550 SF
- 12' Clear to the Joist
- 2 DID's
- 1 DID connecting to the parking lot

## BAY 3

- 5,800 SF
- 12' Clear to the Joist
- 1 DID

## BAY 5

- 5,800 SF
- 12' Clear to the Joist
- 1 DID

## BAY 2

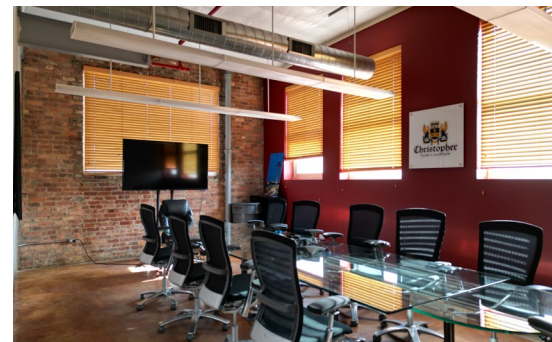
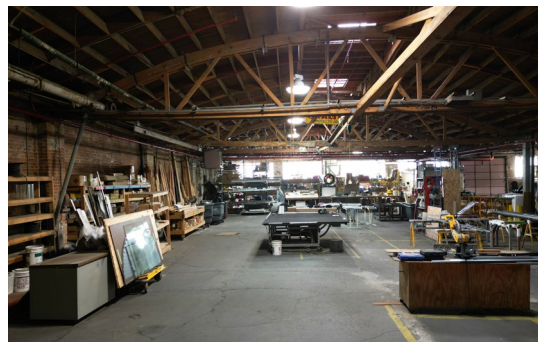
- 5,080 SF
- 12' Clear to the joist
- 5,770 SF Renovated office space included

## BAY 4

- 5,800 SF
- 12' Clear to the joist
- 1 DID

## BAY 6

- 5,755 SF
- 12' Clear to the joist
- 1 DID

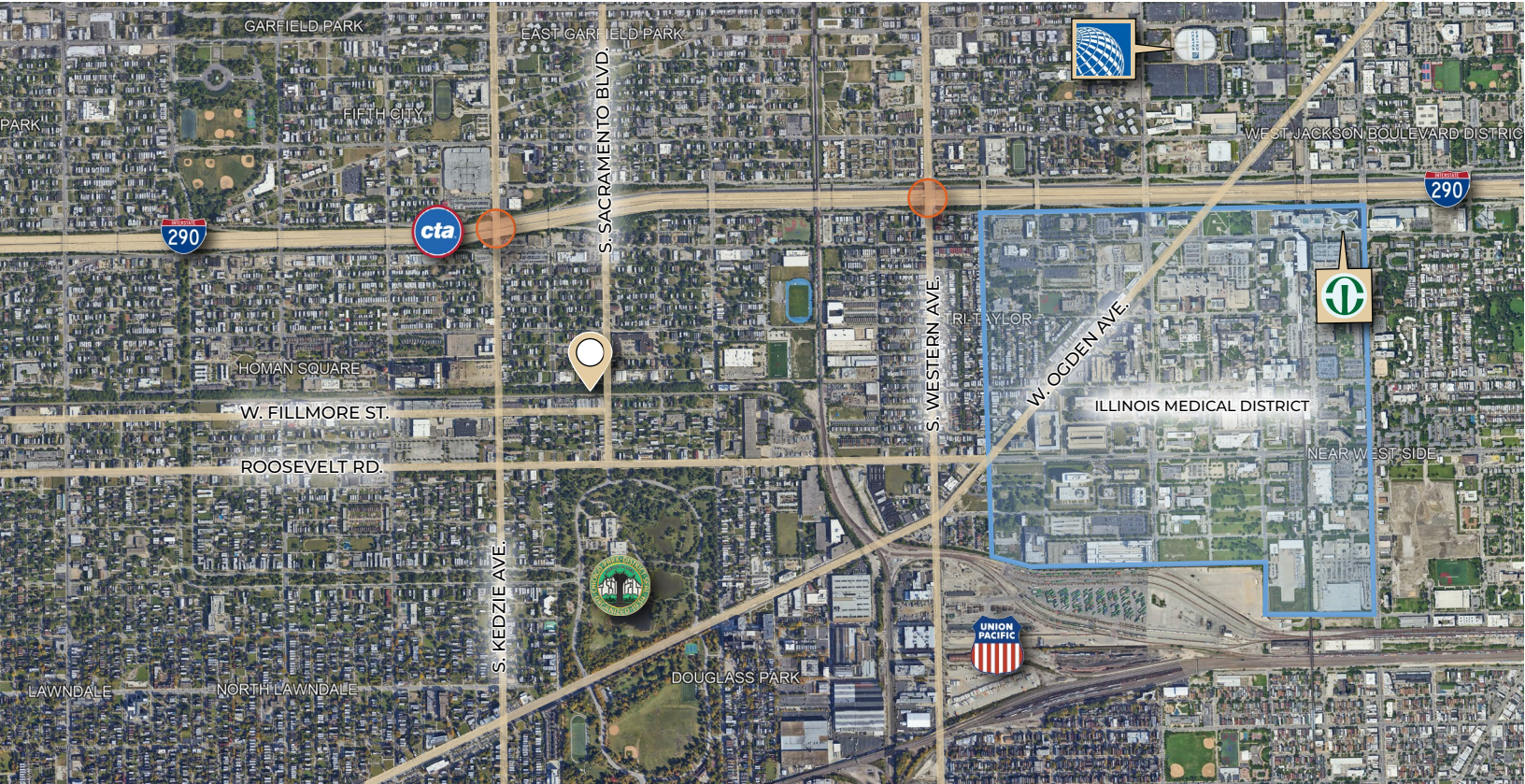


\*Bay 2: Renovated office space

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## CLOSE PROXIMITY TO

UNION PACIFIC RAILROAD 1.7 MILES

KEDZIE-HOMAN BLUE LINE .9 MILES

KEDZIE AVE. I-290 ENTRANCE .6 MILES

WESTERN AVE. I-290 ENTRANCE 1.4 MILES

DOUGLAS PARK 1.3 MILES

UNITED CENTER 2.5 MILES

RUSH MEDICAL CENTER 2.1 MILES

## CALL FOR PRICING AND LEASE RATE

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