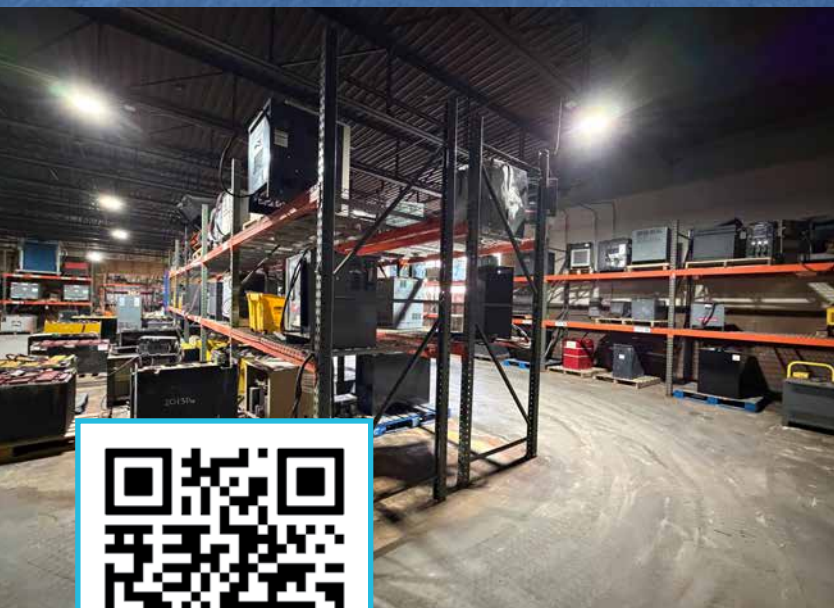


# 10,000 SF Industrial Space on 1 Acre FOR LEASE | West Chicago

2 Overhead Doors | 1 Dock

33W447 ROOSEVELT RD  
WEST CHICAGO, IL

**VERSA**  
REAL ESTATE SERVICES



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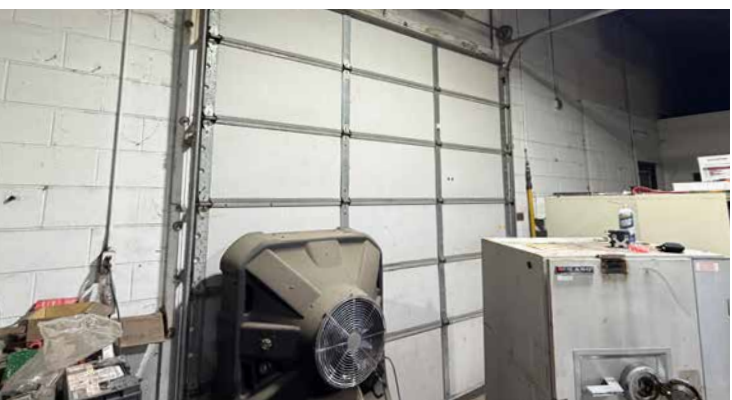
## PROPERTY SUMMARY

**ASKING LEASE RATE:** \$9.00 PSF MG

**AVAILABLE SF:** 10,000 SF

**YEAR BUILT:** 1966

**BUILDING SF:** 10,000 SF

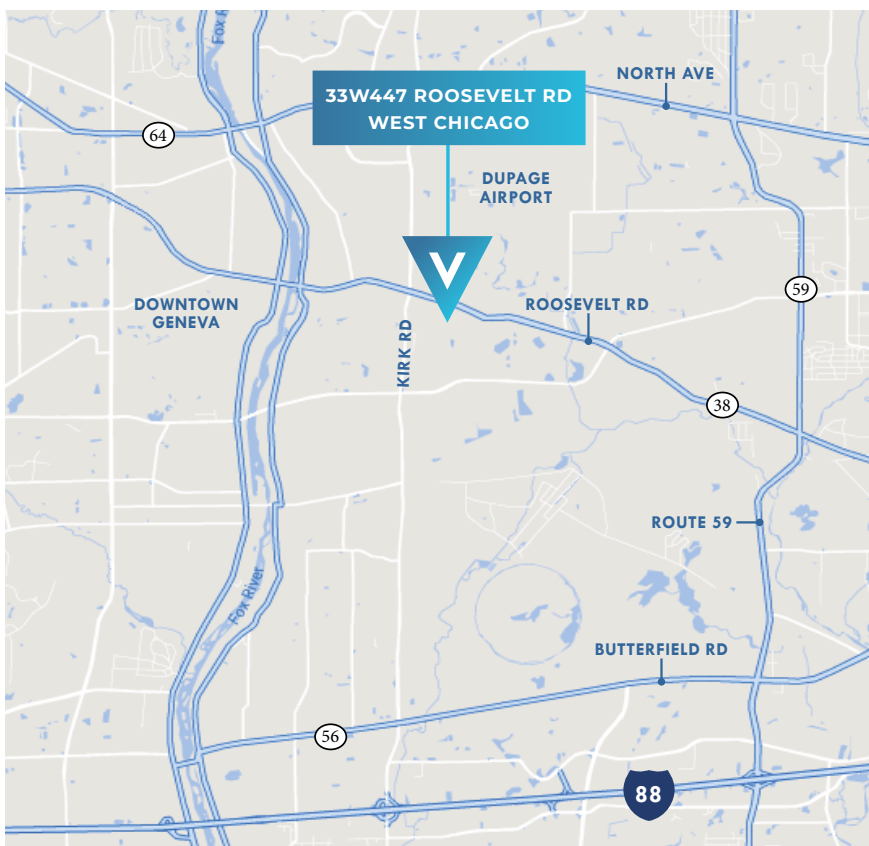


## BUILDING HIGHLIGHTS

- » +/- 600 SF of Office Space
- » 2 Overhead Doors (10' Height Door & 12' Height Door)
- » 1 Recessed Dock (10' Height Door)
- » 800 Amps at 240V House Panel (250Amp Stepped up to 480V)
- » Situated on Over 1 Acre
- » 13' Ceiling Height

## AREA AMENITIES

- » Access to Numerous Arterial Roads
- » Located in Growing Warehouse / Distribution Corridor
- » Minutes from DuPage Airport
- » Close Proximity to I-88 / Farnsworth Rd Exit



**CALL OR TEXT FOR MORE INFO:**

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