



**FOR SALE**

# AVAILABLE FOR SALE - TWO BUILDINGS WITH LOT

**4911-4919 DIVISION STREET  
MELROSE PARK, IL 60160**

## **TWO BUILDINGS**

10,035 SF & 6,860 SF

## **OFFICE**

1,122 SF & 800 SF

## **ZONING**

M-1

## **YEAR BUILT**

1956 & 1992, Updated 2020

## **SALE PRICE**

\$1,875,000

## **INDUSTRIAL PROPERTY FOR SALE**

Two Buildings in Excellent Condition!

## **PROPERTY HIGHLIGHTS**

- Drive-In Doors: 6 total
- Power: 800 Amps
- Five (5) year old roof with warranty
- Adjacent open lot for parking/storage
- Construction: Brick / Block
- Commercial air compressor with air lines included
- 16,000 SF of fully fenced in yard with gate

*For more information, please contact:*

### **Thomas Gath**

*Managing Director*

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### TOTAL DRIVE-IN DOORS:

Three (3) - 14' x 12'

Two (2) - 12' x 10'

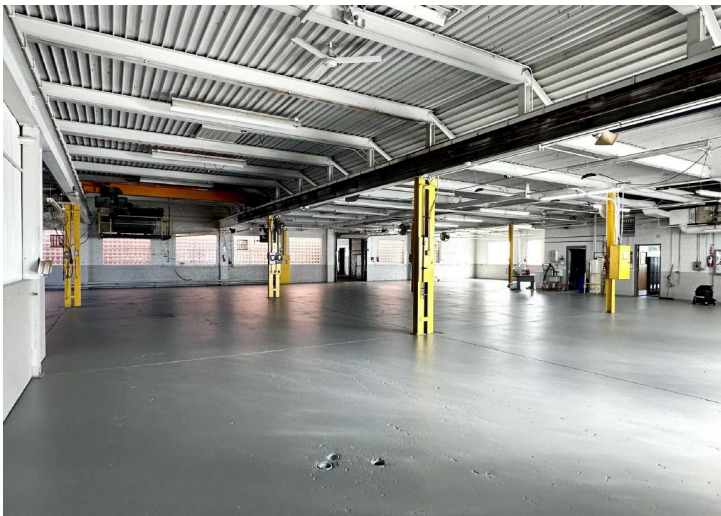
One (1) - 10' x 13'

### CEILING HEIGHTS

11'6" - 14' with 5-ton crane

17'8" with 2-ton crane

### WAREHOUSE PHOTOS



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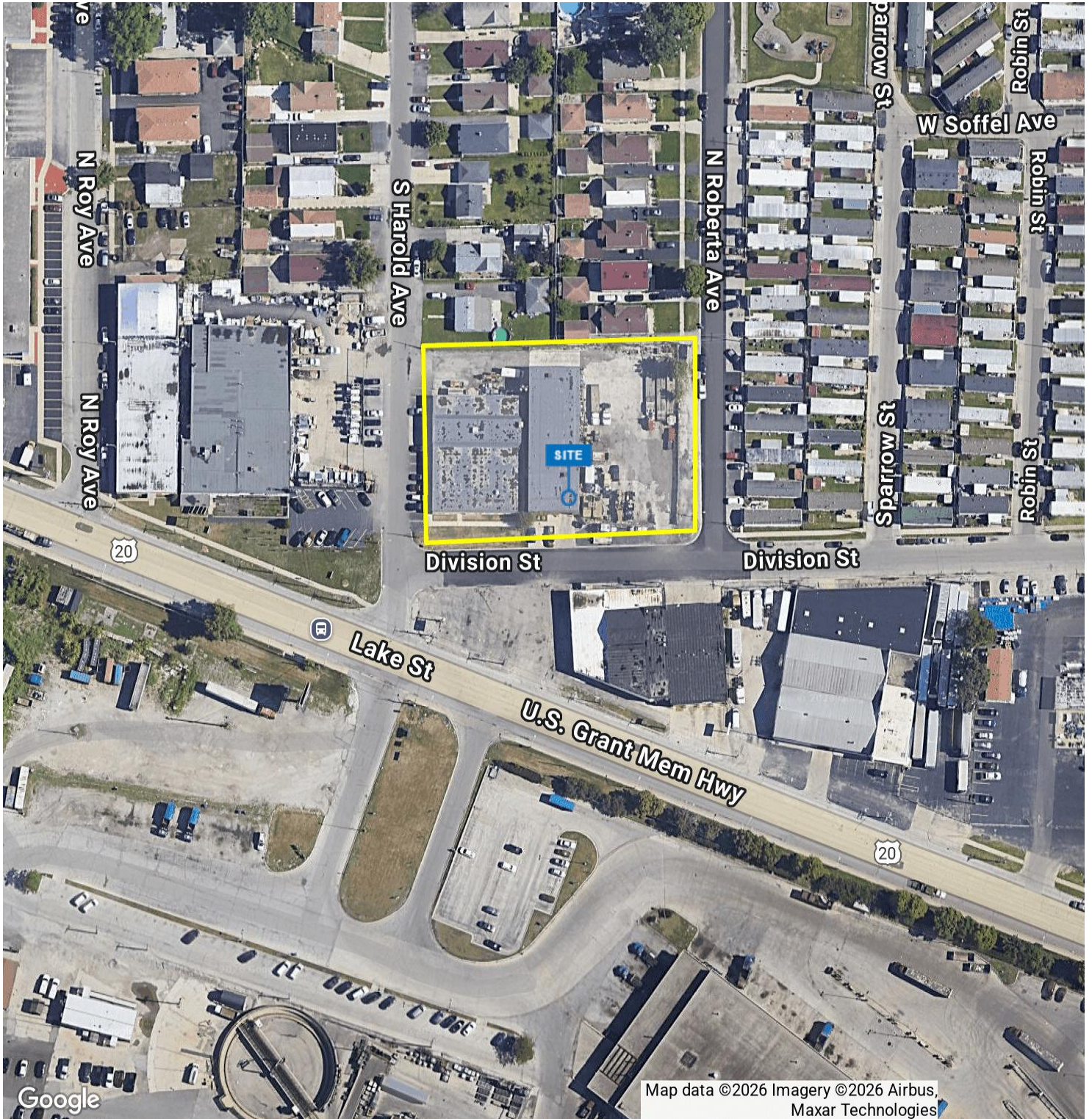
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