

29800 – 29850 N. Skokie Highway, Lake Bluff, IL

Available: 4,050 – 13,130 – 20,014 SF



SPORTS/REC OR INDUSTRIAL WITH OUTDOOR STORAGE

UNIT 29800

- Available: 20,014 SF
- Office: 2,000 SF (20' x 100')
- Loading: 2 Drive-In Doors (12' x 14' and 8' x 8')
- Ceilings: 15'-19' clear
- Power: 200 Amps @ 120 Volts (confirm)
- Age: 1970
- Sprinkler: Yes
- Clearspan space (no columns) currently built out with 100' x 180' indoor turf field; can convert to industrial WITH OUTDOOR STORAGE

LEASE RATE: \$12.00 PSF, Modified Gross

UNIT 29830

- Available: 4,050 SF
- Loading: 2 Drive-In Doors (14' x 14')
- Ceilings: 15' clear
- Power: 200 Amps @ 240 Volts (confirm)
- Age: 1996
- Sprinkler: No
- Floor drains with triple catch basins
- Clearspan space (no columns)
- OUTDOOR STORAGE AVAILABLE

LEASE RATE: \$15.00 PSF, Modified Gross (\$5,063/mo)

UNIT 29850

- Available: 13,130 SF
- Office: 2,000 SF (20' x 100')
- Loading: 2 Drive-In Doors (12' x 14')
- Ceilings: 14'-16' clear
- Power: 400 Amps @ 240 Volts (confirm)
- Age: 1970
- Bay sizes: 30' x 50'
- Sprinkler: No
- OUTDOOR STORAGE AVAILABLE

LEASE RATE: \$12.00 PSF, Modified Gross

Zoning: CW* – Commercial & Wholesale
[\[click here for permitted uses\]](#)

*Lake Bluff mailing address; located in city of North Chicago

R.E. Taxes: \$36,420 -- \$1.26 PSF (2022)

CAM: \$1.00 PSF (2024 budget)

SCAN FOR LISTING



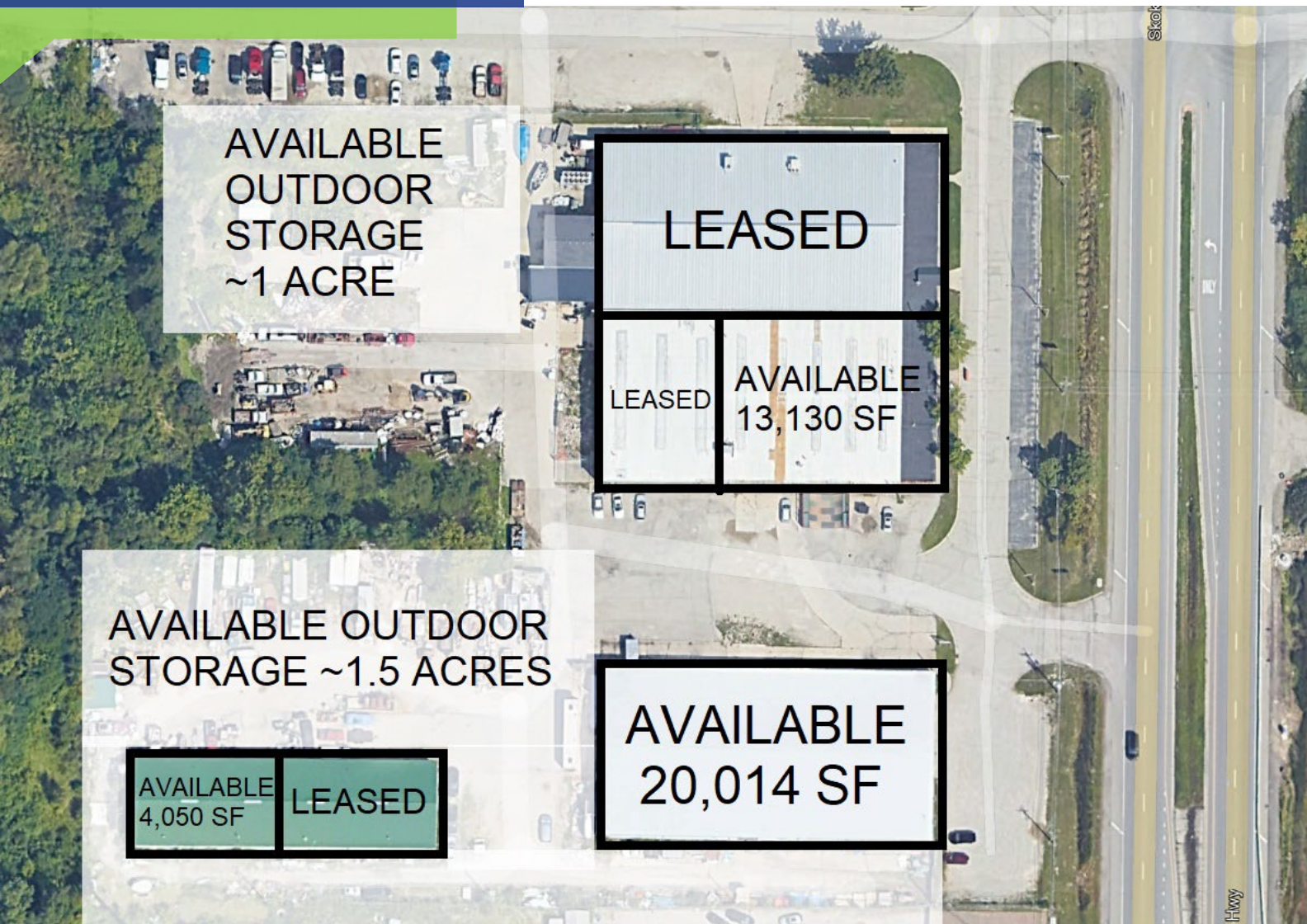
ENTRE
Commercial Realty LLC

Dan Benassi, SIOR
Managing Broker
847-310-4298
dbenassi@entreccommercial.com

Dan Jones, SIOR
847-310-4299
djones@entreccommercial.com

Marc Bartolini
708-256-9615
mbartolini@entreccommercial.com

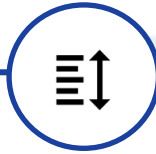
SITE PLAN



Highlights



THREE
BUILDINGS



MULTIPLE
UNIT SIZES



LESS THAN 2 MILES
FROM I-94 FULL
INTERCHANGE
AT RT. 137



OUTSIDE
STORAGE
PERMITTED



DIVISIBLE

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mbartolini@entreccommercial.com



29800 Highlights:

- Currently houses an Indoor Soccer field (formerly “Turf Time”)
- Overall building size is 20,014 SF with ~2,000 SF office.
- Two drive-in doors – 12’ x 14’ and 8’ x 8’
- Clear height ranges between 15’-19’
- Clear span building – 100’ x 180’ warehouse area
- Power is estimated to be 200A @ 120V



29830 Highlights:

- Two 14' x 14' overhead doors
- Floor drains with triple catch basins
- 15' ceilings
- Clear span building
- Outdoor storage potential or truck/trailer parking

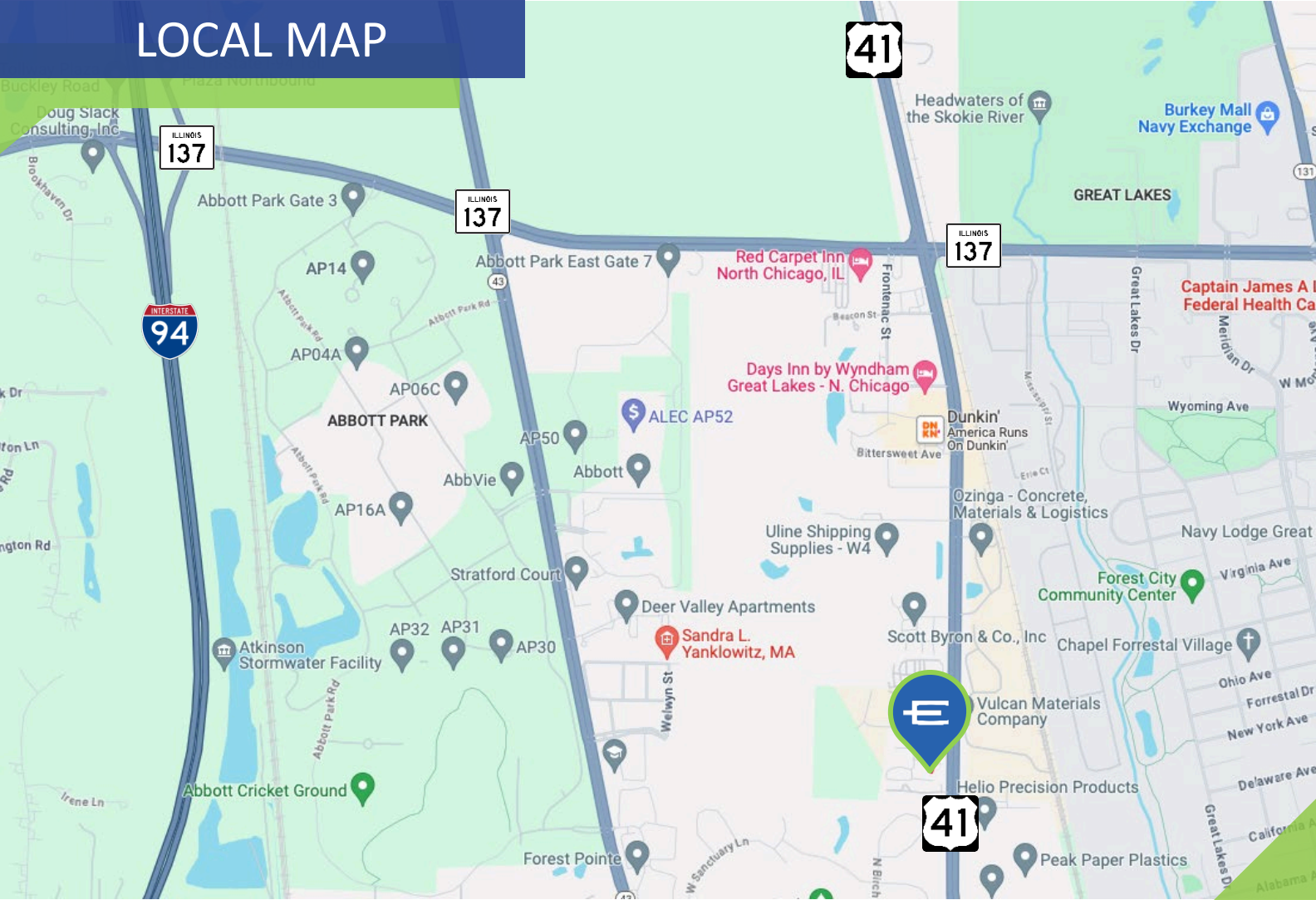
29850



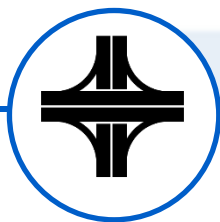
29850 Highlights:

- Two drive-in-doors (12' x 14')
- New roof
- Up to 1 acre of outdoor storage

LOCAL MAP



SCAN FOR MAP VIEW



Access To I-94



**Highway-41 Access
and Visibility**

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