



# 5858 W. 73rd Street

Bedford Park, IL 60638

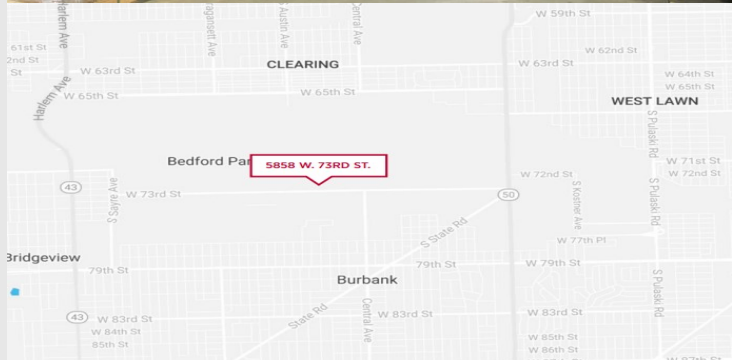
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## FOR SALE OR LEASE Manufacturing Building

### Building Highlights

- Land: 5.85 Acres. +/-
- Building: 158,000 S.F. +/-
- Office: 9,480 S.F. +/-
- Warehouse: 148,520 S.F. +/-
- 18'-20' Clear +/-
- 2000 & 3000 Amps, 480/277 V, 3-Phase, 4-Wire
- 198 Car Stalls +/-
- 4 Interior Recessed Docks
- 1 Drive-In Door
- Sprinklers
- H-1 Heavy Manufacturing District
- New Roof 2019
- Current Tenant Lease Expiration 9/30/2026
- Rent Roll Upon Request
- Rental Rate: \$7.25 NNN PSF
- Sale Price: \$12,324,000



Building a better image

For more information contact: Giovanni Ciaccio | Phone: 847.364.7000 | Email: info@gullo.com

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