

# 2,000 - 12,000 SF Industrial Units For Lease



**BROWN**  
COMMERCIAL GROUP, INC.

**858-901 NORTH CENTRAL AVENUE, WOOD DALE, IL 60191**

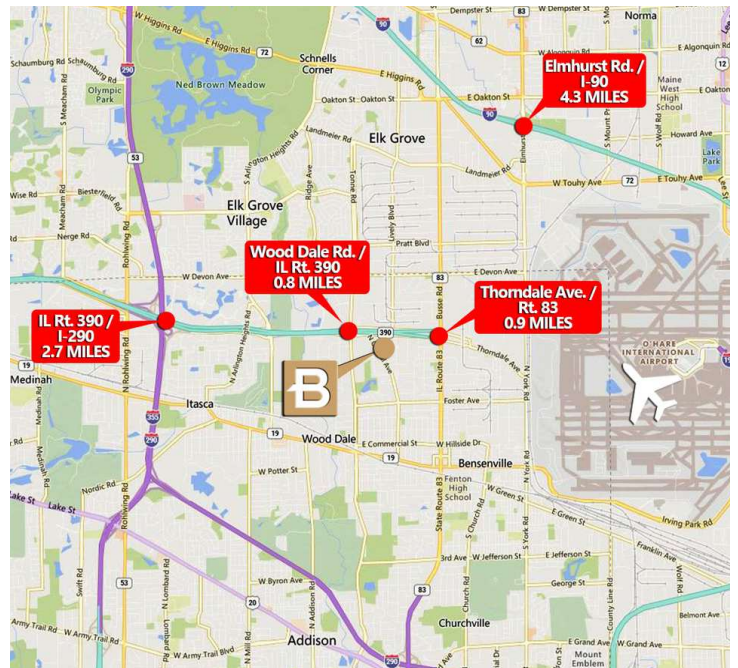


## LOCATION DESCRIPTION

Established industrial park in convenient O'Hare market area. Close to major transportation routes via nearby IL Rt. 390, Rt. 83, I-290, I-90.

## PROPERTY OVERVIEW

- 71,227 SF Multi-tenant Building
- New Ownership Has Renovations Underway
- Individual Units From 2,010 SF to 6,056 SF
- Units Can Be Combined
- 16' Clear Ceilings
- 1 Dock Per Unit
- Fully Sprinklered
- 200 Amp Power Per Unit
- I-1 Zoning
- Very Responsive Ownership
- Lease Rate: \$13.75 - \$13.95 SF Modified Gross



**TRINITY SCURTO, SIOR**

847.758.9200 x304

TSCURTO@BROWNCOMMERCIAL.COM

**DAN BROWN, SIOR**

847.758.9200 x302

DBROWN@BROWNCOMMERCIAL.COM

**PAT CROWLEY**

847.758.9200 x310

PCROWLEY@BROWNCOMMERCIAL.COM

[BROWNCOMMERCIAL.COM](http://BROWNCOMMERCIAL.COM)

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1400 E. HIGGINS RD. SUITE A, ELK GROVE VILLAGE, IL 60007

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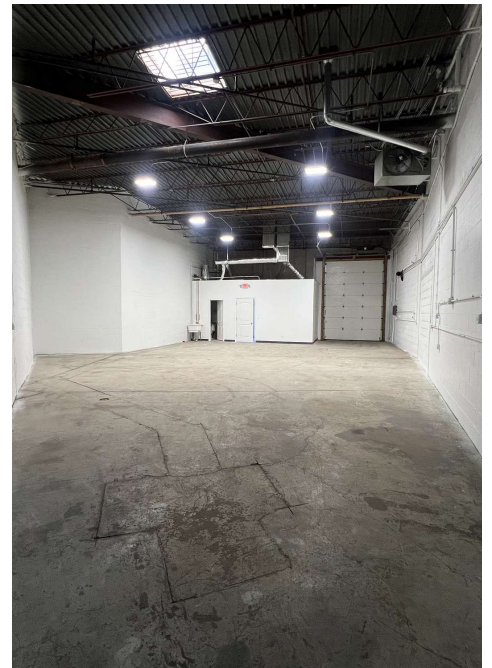
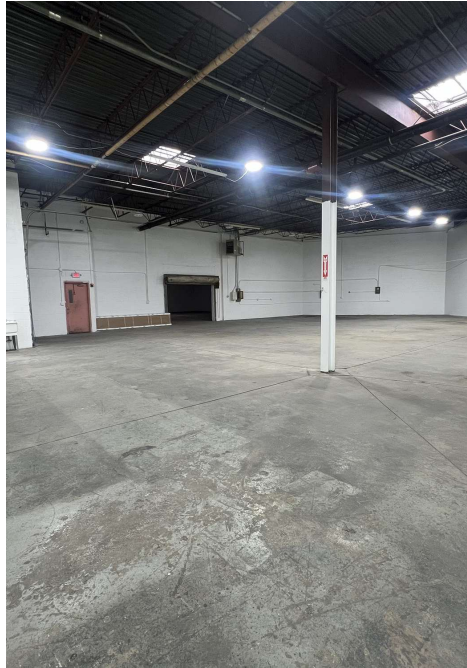
# 2,010 - 5,323 SF

## Industrial Property For Lease



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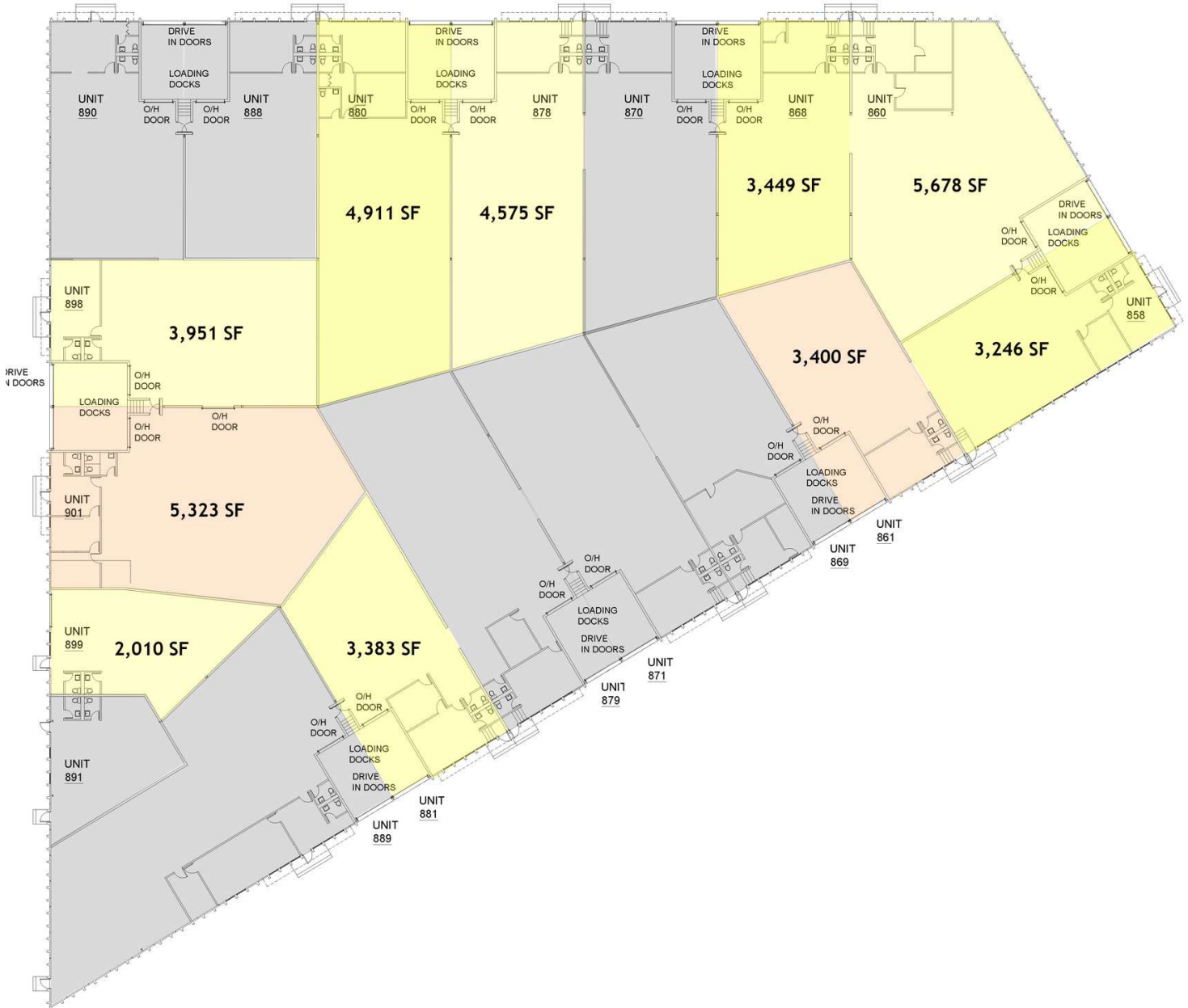
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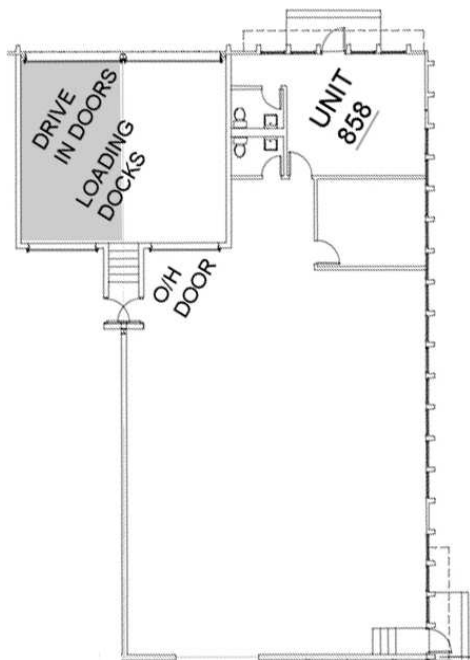
# 3,246 SF

## Industrial Property For Lease



**BROWN**  
COMMERCIAL GROUP, INC.

**858 NORTH CENTRAL AVENUE, WOOD DALE, IL 60191**



### 858 NORTH CENTRAL AVE., WOOD DALE

- 3,246SF
- Approximately 150 SF Offices
- 16' Clear Ceilings
- 1 Dock
- 200 Amp Power
- Fully Sprinklered
- Ample Car Parking
- Available 30 Days From Lease Signing
- Lease Rate: \$13.95/SF Modified Gross

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# 5,678 SF

## Industrial Property For Lease



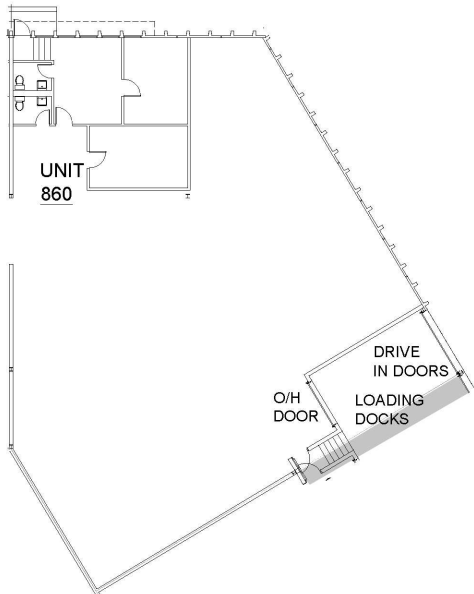
**BROWN**  
COMMERCIAL GROUP, INC.

**860 SIVERT DRIVE, WOOD DALE, IL 60191**



### 860 SIVERT DRIVE, WOOD DALE

- 5,678 SF
- Approximately 414 SF Offices
- 16' Clear Ceilings
- 1 Dock
- 200 Amp Power
- Fully Sprinklered
- Ample Car Parking
- Available 30 Days From Lease Signing
- Lease Rate: \$13.75/SF Modified Gross



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# 3,400 SF

## Industrial Property For Lease



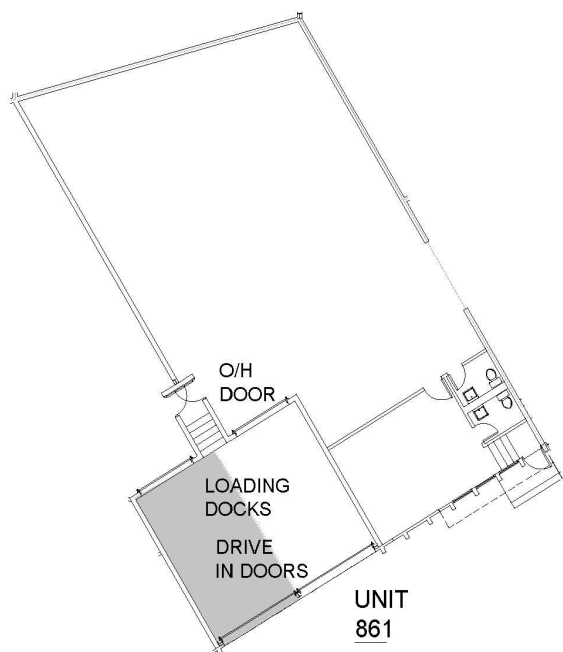
**BROWN**  
COMMERCIAL GROUP, INC.

**861 NORTH CENTRAL AVENUE, WOOD DALE, IL 60191**



### 861 NORTH CENTRAL AVE., WOOD DALE

- 3,400 SF
- Approximately 304 SF Offices
- 16' Clear Ceilings
- 1 Dock
- 200 Amp Power
- Fully Sprinklered
- Ample Car Parking
- Available 30 Days From Lease Signing
- Lease Rate: \$13.95/SF Modified Gross



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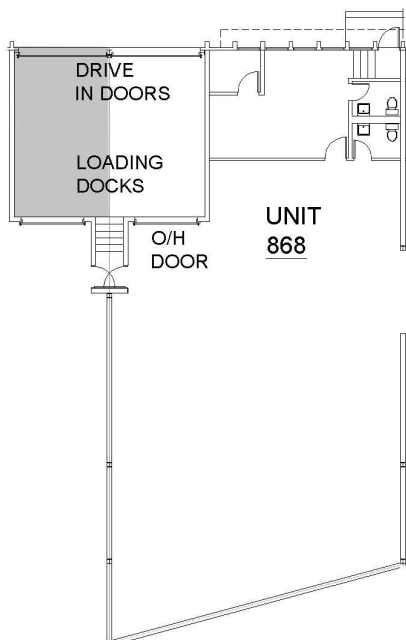
# 3,449 SF

## Industrial Property For Lease



**BROWN**  
COMMERCIAL GROUP, INC.

**868 SIVERT DRIVE, WOOD DALE, IL 60191**



### 868 SIVERT DRIVE, WOOD DALE

- 3,449 SF
- Approximately 414 SF Offices
- 16' Clear Ceilings
- 1 Dock
- 200 Amp Power
- Fully Sprinklered
- Ample Car Parking
- Available 30 Days From Lease Signing
- Lease Rate: \$13.95/SF Modified Gross

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# 4,575 SF

## Industrial Property For Lease



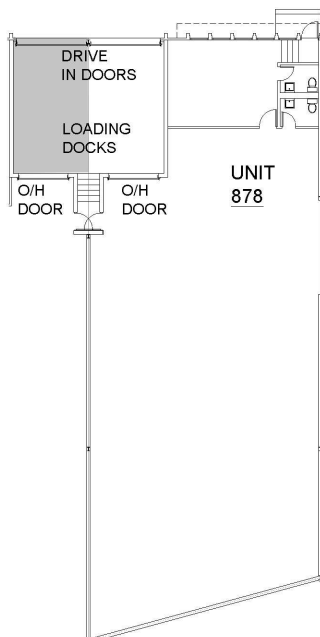
**BROWN**  
COMMERCIAL GROUP, INC.

**878 SIVERT DRIVE, WOOD DALE, IL 60191**



### 878 SIVERT DRIVE, WOOD DALE

- 4,575 SF
- Approximately 400 SF Offices
- 16' Clear Ceilings
- 1 Drive-in Door
- 200 Amp Power
- Fully Sprinklered
- Ample Car Parking
- Available 30 Days From Lease Signing
- Lease Rate: \$13.75/SF Modified Gross



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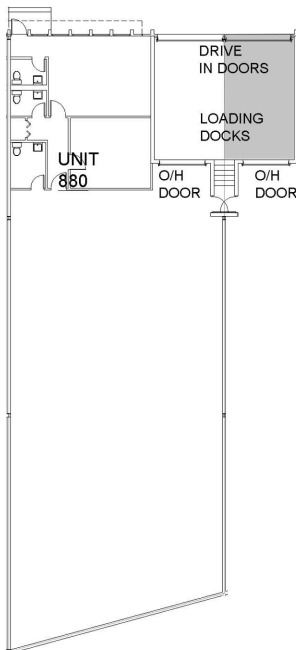
# 4,911 SF

## Industrial Property For Lease



**BROWN**  
COMMERCIAL GROUP, INC.

**880 SIVERT DRIVE, WOOD DALE, IL 60191**



### 880 SIVERT DRIVE, WOOD DALE

- 4,911 SF
- Approximately 414 SF Offices
- 16' Clear Ceilings
- 1 Drive-in Door
- 200 Amp Power
- Fully Sprinklered
- Ample Car Parking
- Available 30 Days From Lease Signing
- Lease Rate: \$13.75/SF Modified Gross

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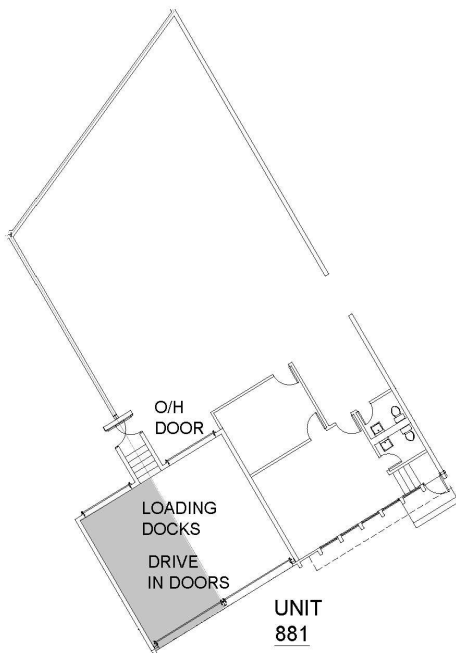
# 3,383 SF

## Industrial Property For Lease



**BROWN**  
COMMERCIAL GROUP, INC.

**881 NORTH CENTRAL AVENUE, WOOD DALE, IL 60191**



### 881 NORTH CENTRAL AVE., WOOD DALE

- 3,383 SF
- Approximately 420 SF Offices
- 16' Clear Ceilings
- 1 Dock
- 200 Amp Power
- Fully Sprinklered
- Ample Car Parking
- Available 30 Days From Lease Signing
- Lease Rate: \$13.95/SF Modified Gross

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# 3,951 SF

## Industrial Property For Lease



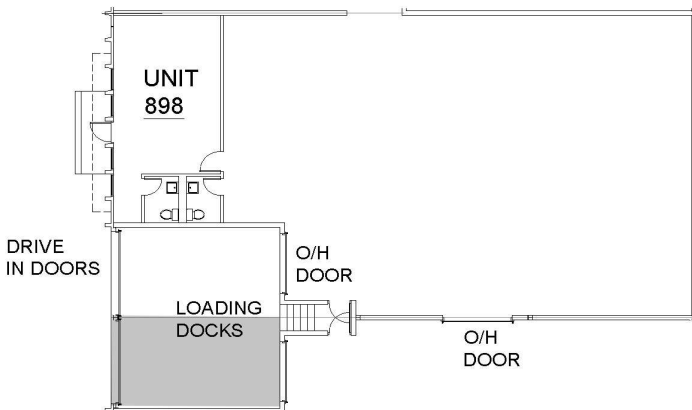
**BROWN**  
COMMERCIAL GROUP, INC.

**898 NORTH CENTRAL AVENUE, WOOD DALE, IL 60191**



### 898 NORTH CENTRAL AVE., WOOD DALE

- 3,951 SF
- Approximately 465 SF Offices
- 16' Clear Ceilings
- 1 Drive-in Door
- 200 Amp Power
- Fully Sprinklered
- Ample Car Parking
- Available 30 Days From Lease Signing
- Lease Rate: \$13.95/SF Modified Gross



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# 2,010 SF

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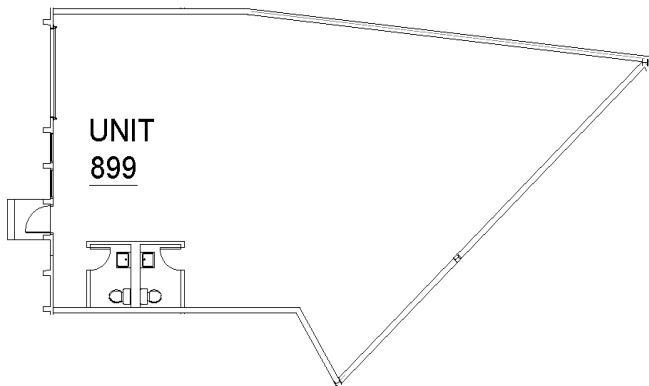
**BROWN**  
COMMERCIAL GROUP, INC.

**899 NORTH CENTRAL AVENUE, WOOD DALE, IL 60191**



### 899 NORTH CENTRAL AVE., WOOD DALE

- 2,010 SF
- 16' Clear Ceilings
- 1 Drive-in Door
- 200 Amp Power
- Fully Sprinklered
- Ample Car Parking
- Available 30 Days From Lease Signing
- Lease Rate: \$13.95/SF Modified Gross



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# 5,323 SF

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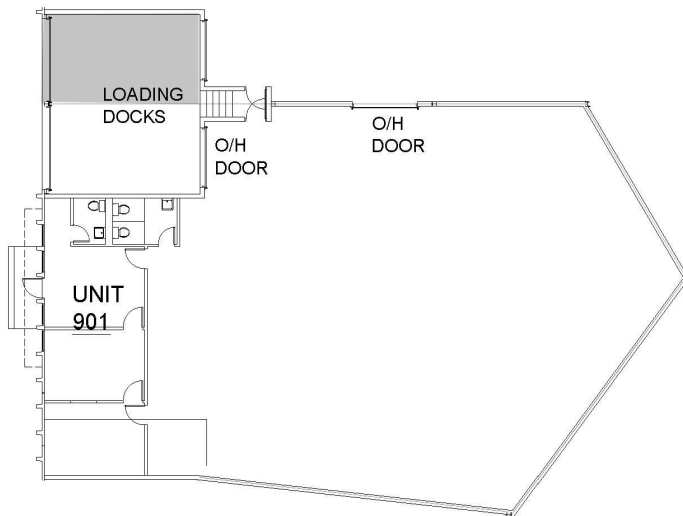
**BROWN**  
COMMERCIAL GROUP, INC.

**901 NORTH CENTRAL AVENUE, WOOD DALE, IL 60191**



### 901 NORTH CENTRAL AVE., WOOD DALE

- 5,323 SF
- Approximately 500 SF Offices
- 16' Clear Ceilings
- 1 Drive-in Door
- 200 Amp Power
- Fully Sprinklered
- Ample Car Parking
- Available 30 Days From Lease Signing
- Lease Rate: \$13.75/SF Modified Gross



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