

INDUSTRIAL PROPERTY FOR LEASE

4800 INDUSTRIAL DRIVE
PERU, IL 61354



**IMMEDIATE
OCCUPANCY**



OFFERING SUMMARY

Building Size	230,160 SF
Available SF	50,000 - 230,160 SF
Lot Size	42 Acres
Ceiling Height	21' - 25'
Loading	18 Exterior Docks 1 Drive-in door
Sprinklers	Wet
Lease Rate	\$6.25 psf gross

PROPERTY HIGHLIGHTS

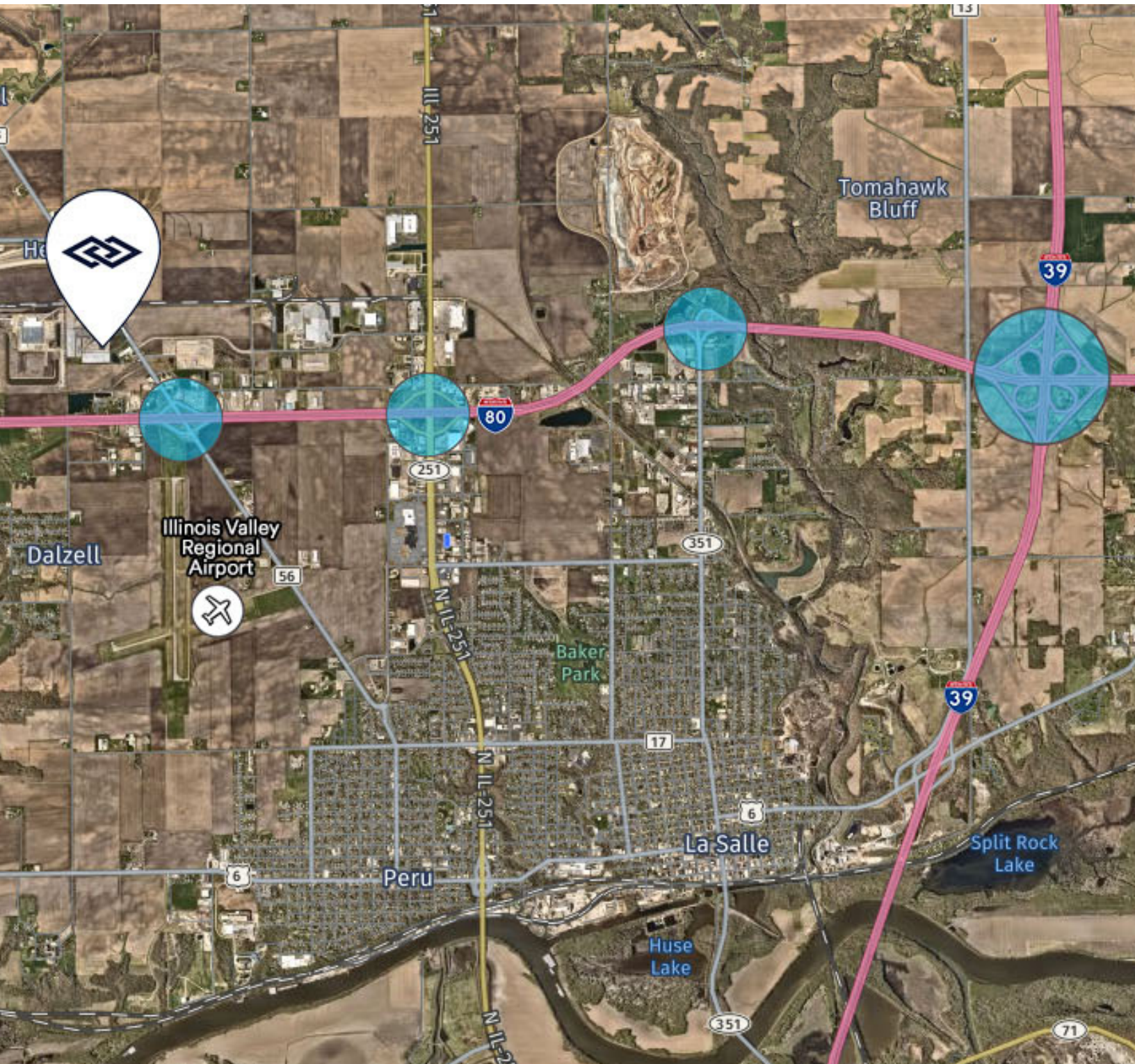
- 3 building complex totaling 690,000 SF
- Very clean, functional and well-maintained warehouse space
- Energy efficient facility
- Ample parking and trailer storage
- Warehousing services available, if required
- Easy access to I-80 / I-39
- Occupancy: Immediate
- Low LaSalle County property taxes
- Located in the Crossroads of Northern Illinois

GERALD SULLIVAN | PRINCIPAL | 773.714.2092 | jsullivan@darwinpw.com



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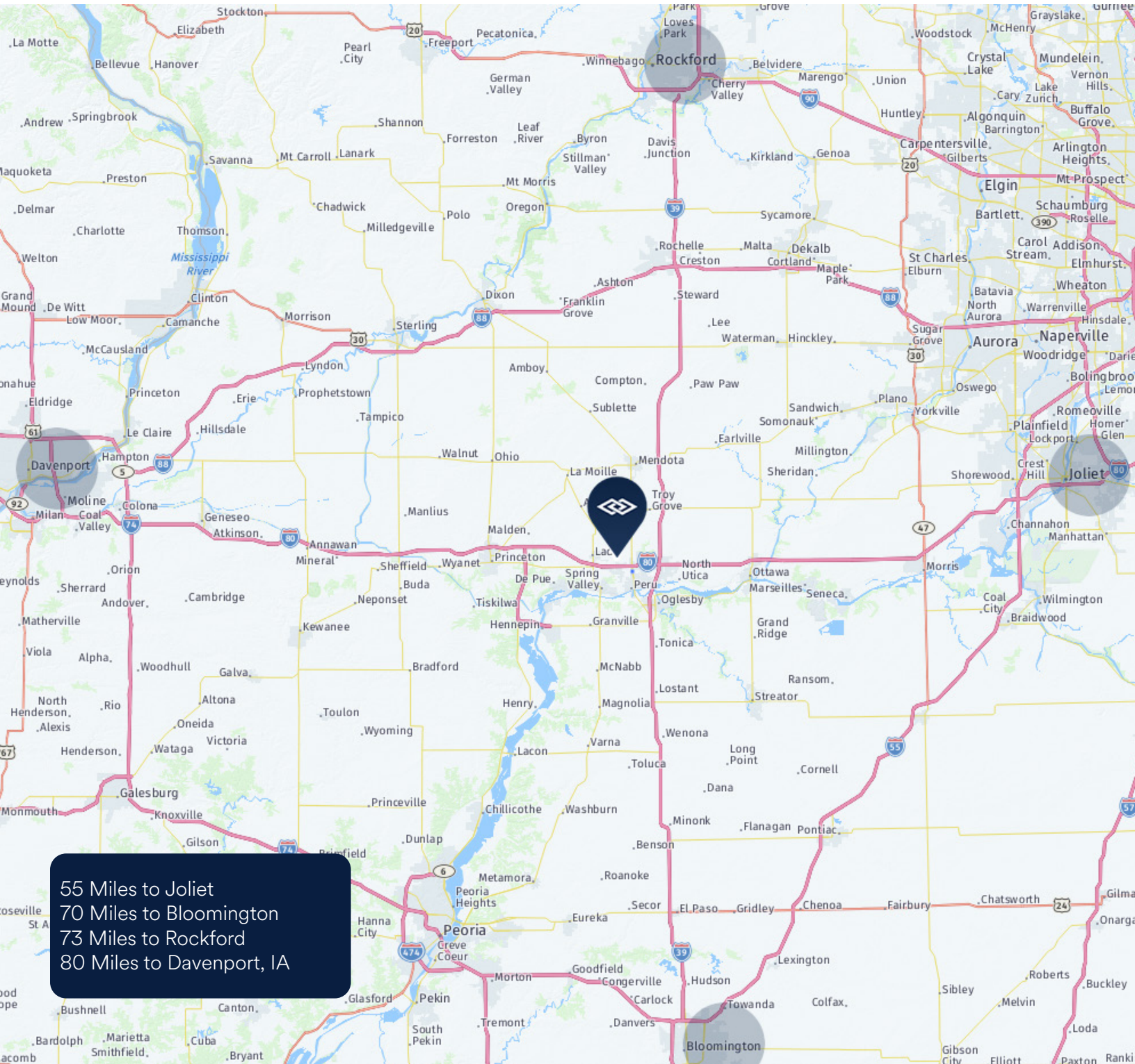


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