

# FOR LEASE

## 33,833 SF ON 3.38 ACRES

### 6100 S New England Avenue Chicago, IL



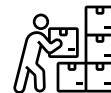
**BUILDING SIZE**  
33,833 SF



**SITE SIZE**  
3.38 AC



**LOADING**  
2 Ext | 3 DID



**CLEAR HEIGHT**  
16'-17'



**OFFICE SPACE**  
2,600 SF



**ZONING**  
PMD 12



**POWER**  
600 AMPS @ 480V



**LOT STORAGE**  
Paved | Secured

**MATT KNAFEL | PARTNER**  
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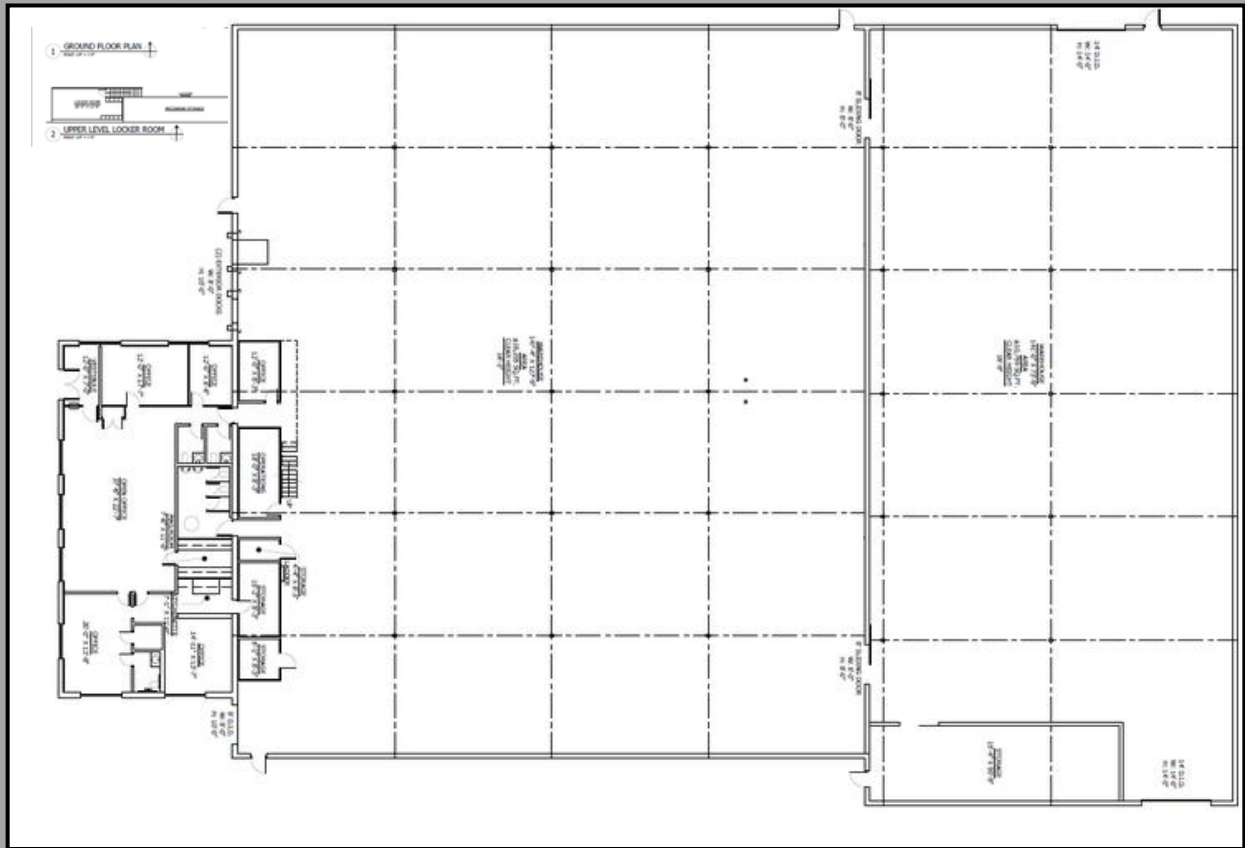
**BRANDON SMITH | ASSOCIATE**  
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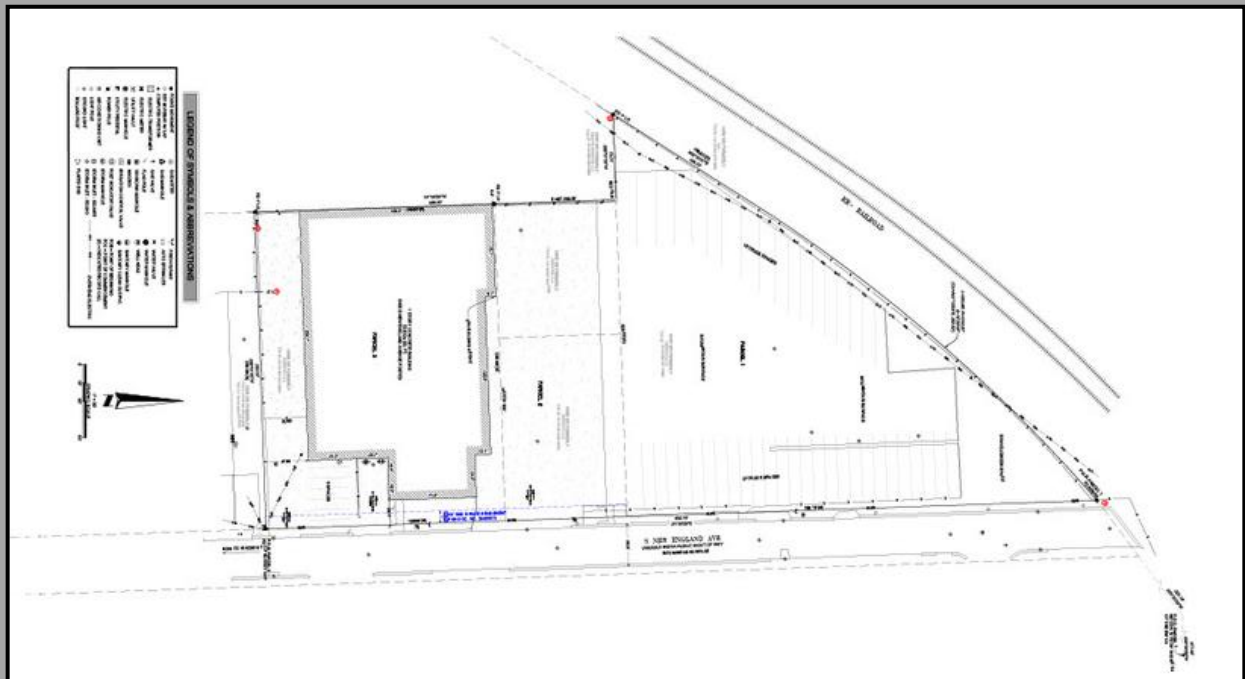
CROSSWEST CAPITAL



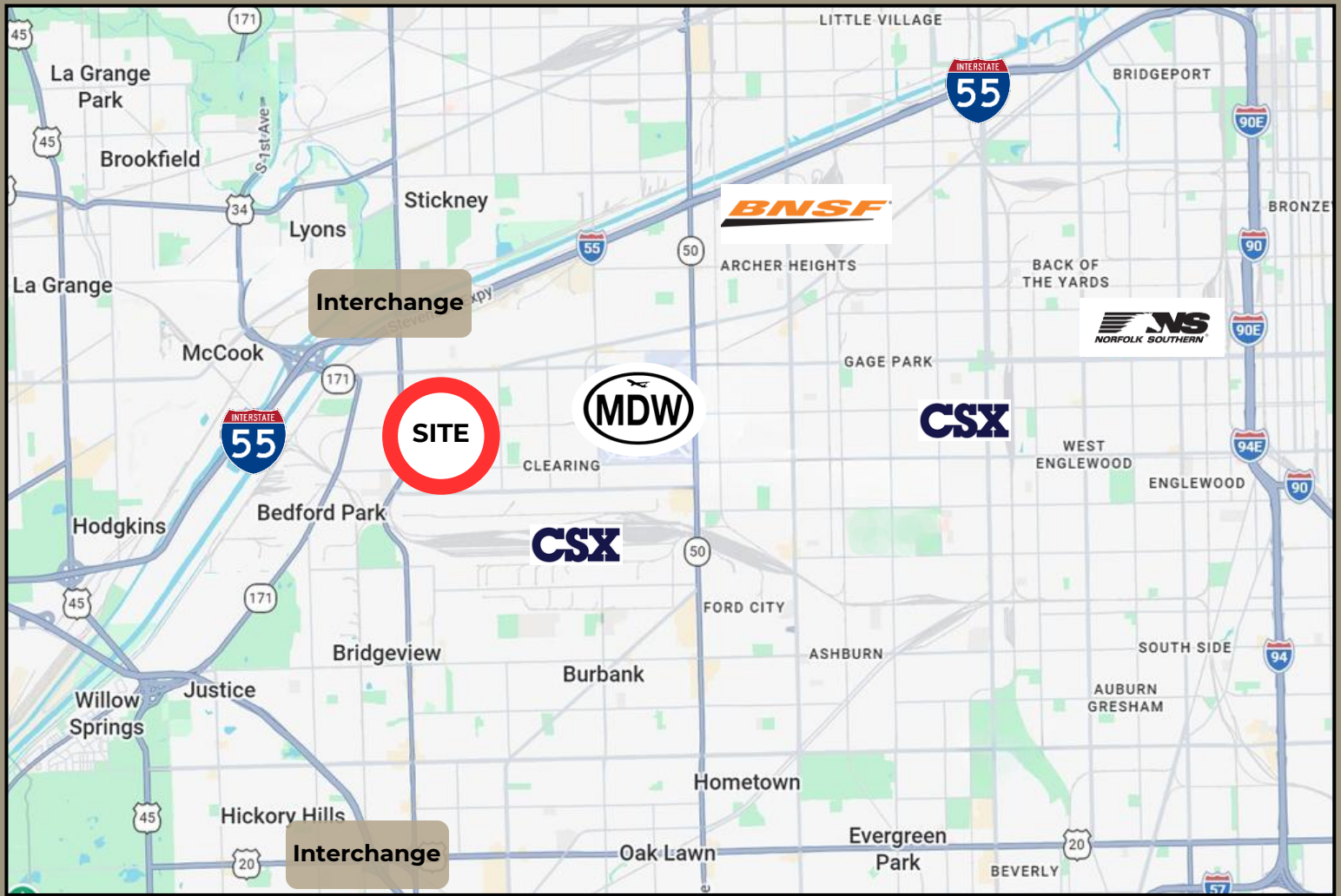
# Building Plan



# Site Plan







# ADDITIONAL HIGHLIGHTS

1.9 Miles to Full Interchange at I-55 & Harlem Ave

3.5 Miles to Midway International Airport

Fleet Maintenance and Distribution Building

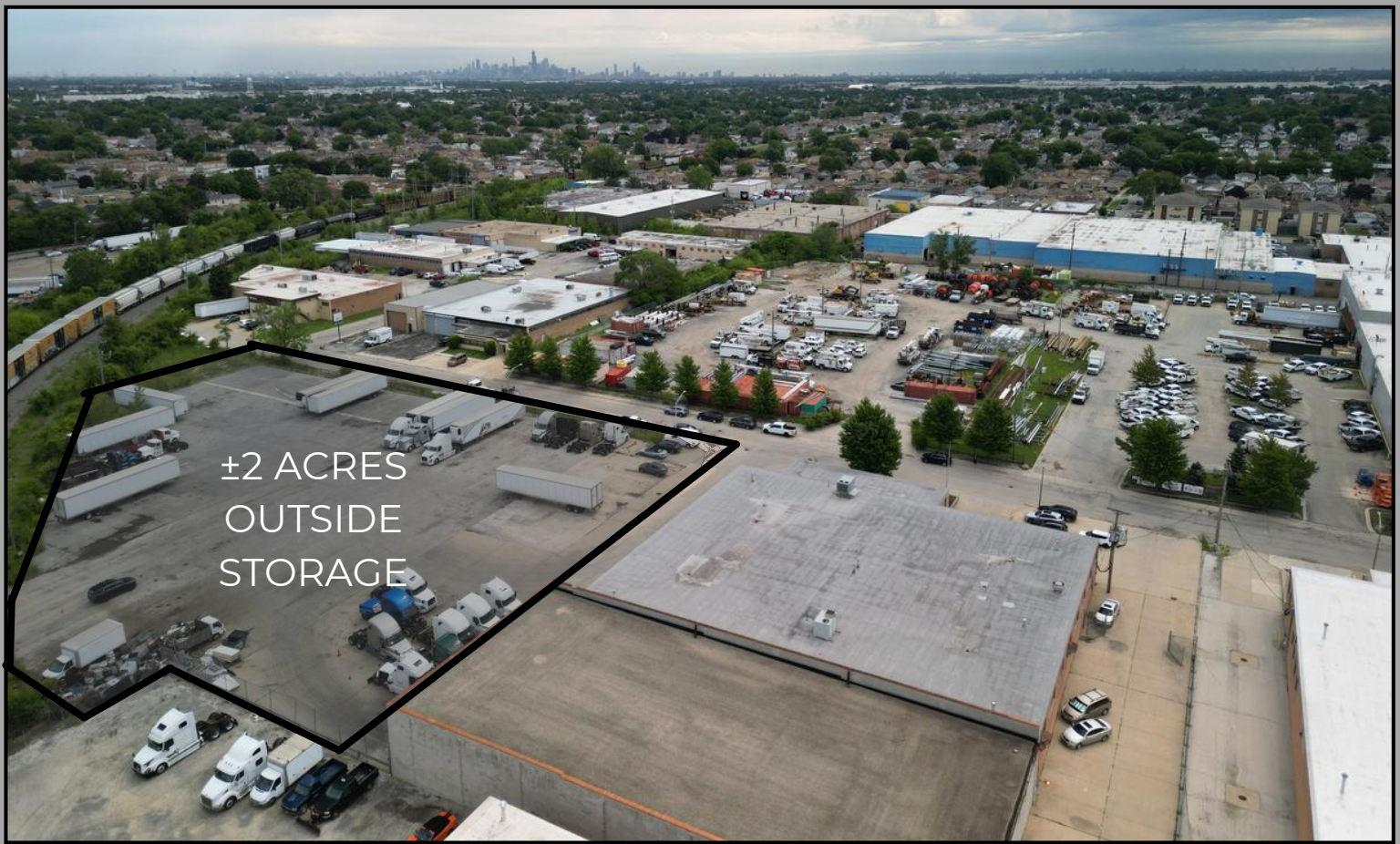
2 Acres of Dedicated and Secure Outside Storage

PMD 12 Zoning Allows Variety of IOS Related Uses

Paved Exterior Parking Lot

Drive-Thru Bay w/ Ability to Add More Overhead Doors





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