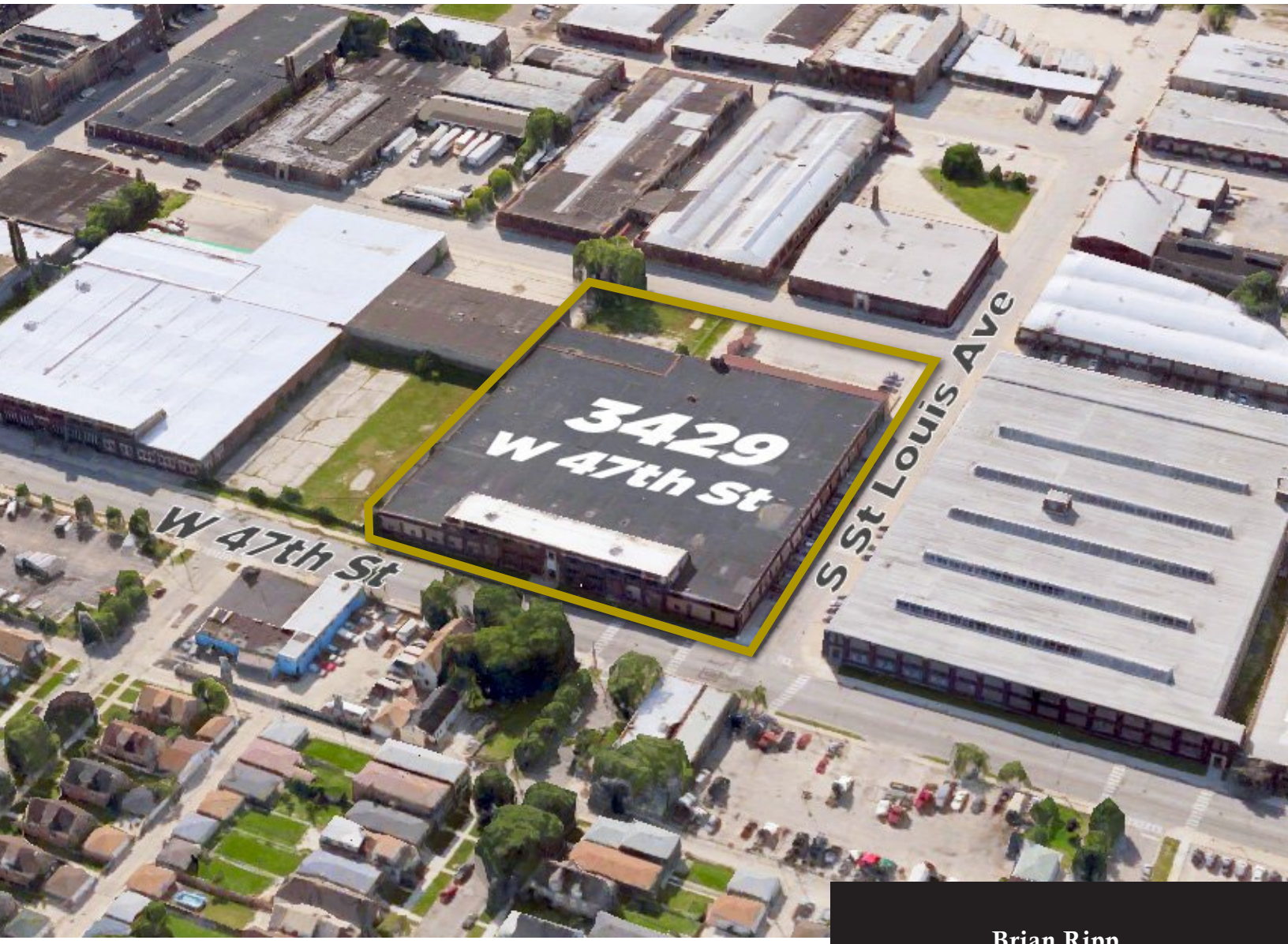
FOR SALE

100,000 SF Partial 3-Story Building on 3.0 Acres



3429
W 47th Street

Chicago, Illinois

Brian Ripp
Commercial Team Leader

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www.THE WILCOX COMPANY.com

3429 W 47th Street

Chicago, Illinois

100,000 SF Partial 3-Story Building

- 91,545 SF main floor
- 3 acre lot with 1 acre paved parking lot
- 6 exterior docks with levelers
  3 interior docks - 2 are short-depth
- 2000 amps / 480 volt
  1200 amps / 240 volt, 3-phase power
- 15’ clear height / 18’ to the deck
- Roof warranty until November 2041
- 30’ x 20’ bays
- Sprinklers – wet system
- ±9,000 SF 3-story air-conditioned office
- 3rd floor office is ±6,000 SF with ample natural light
- Passenger elevator to each floor of office
- Gas forced air heat in warehouse
- C1-2 zoning
- ADA compliant with 5 ADA restrooms
- AT&T high-speed broadband and internal Ethernet
- Built 1929 / Renovated 2009 /
  Vacant since October, 2025
- 14th Ward - Alderman Gutierrez /
  Brighton Park neighborhood
- Taxes: $132,798 / $1.33 PSF (2024)
- SALE PRICE: $6,500,000

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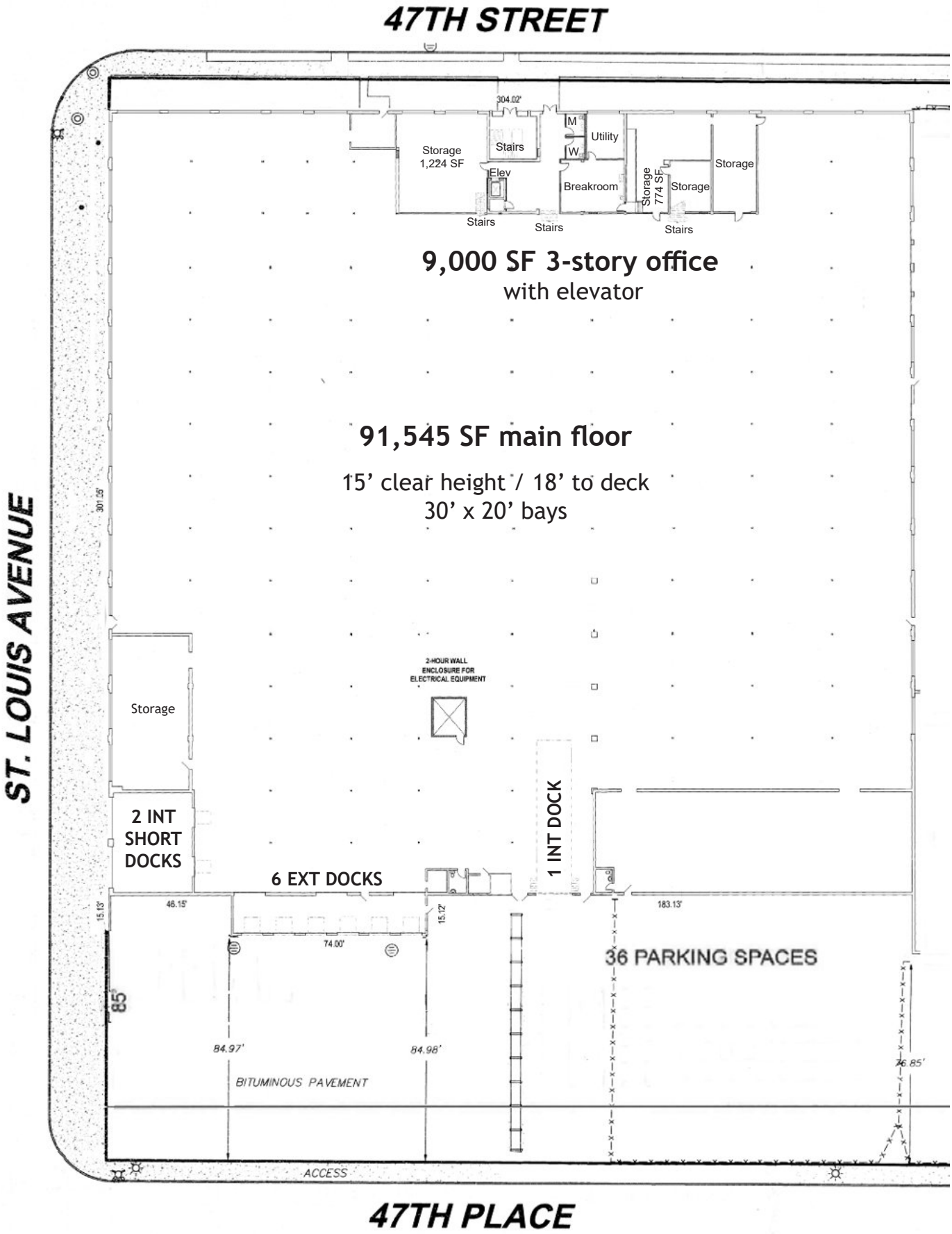

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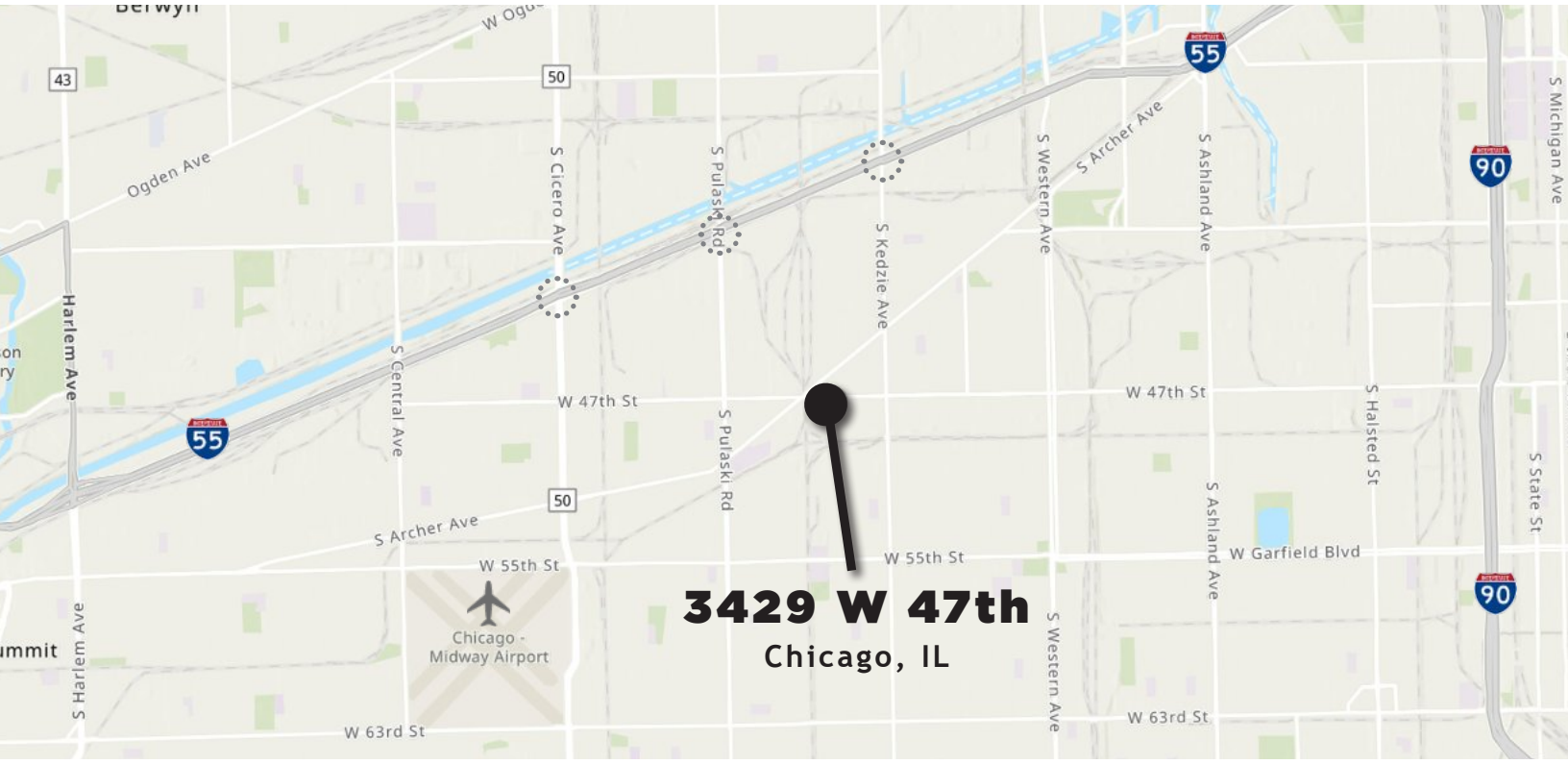

CONTACT

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