

For Lease  
±14,500 SF



## 1612 W. Fulton Street

Chicago, Illinois

### PROPERTY HIGHLIGHTS

- Available Size: 14,500 SF
  - 10,000 SF warehouse – 1st Floor
  - 4,500 SF office – 2nd Floor
- Fenced & gated parking (10± cars)
- Air-conditioned warehouse
- 480 volts, 600 amps, 3-phase service
- Upgraded LED lights
- Bow truss section with skylight
- Newly renovated warehouse space
- Floor drains throughout
- Triple catch basin
- New plumbing and sewer
- New men's & women's warehouse bathrooms
- New slop sink
- Proximity to the Loop, Fulton Market, I-290, I-90/94
- 1 block from Ashland/Lake "L" stop
- Warehouse Lease Rate: \$17.00/SF Net - 1st Floor
- Office Lease Rate: \$12.00/SF Net - 2nd Floor



14,500 SF  
AVAILABLE



12' - 15' CLEAR  
HEIGHT



1 INTERIOR DOCK  
1 DRIVE-IN DOOR

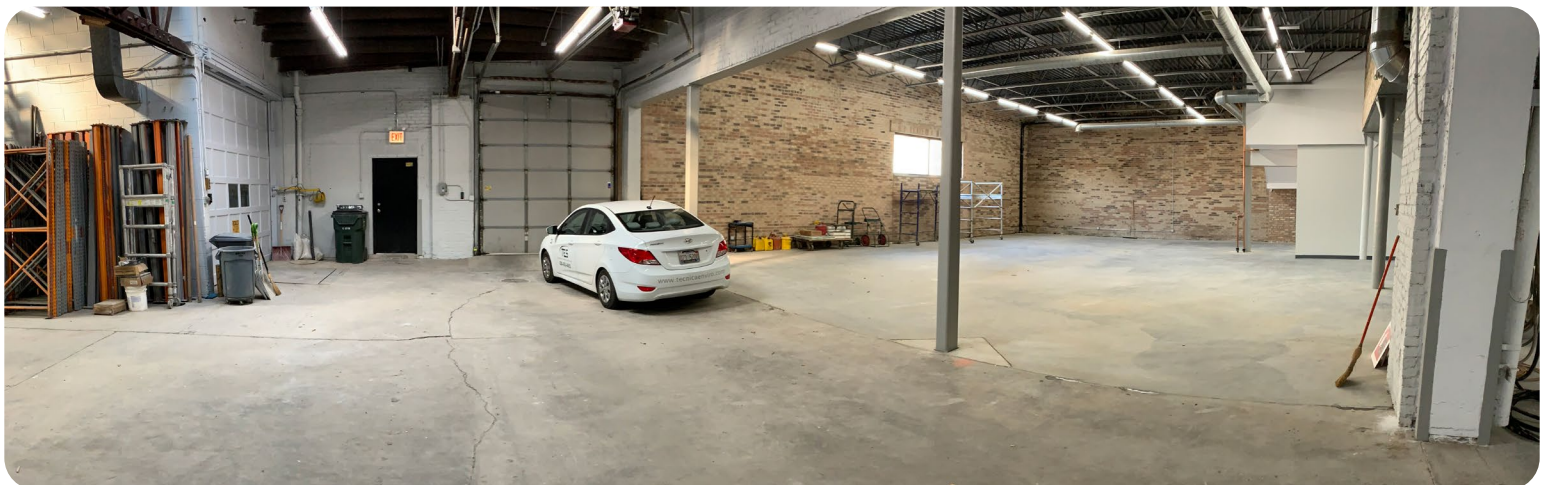
### Contact

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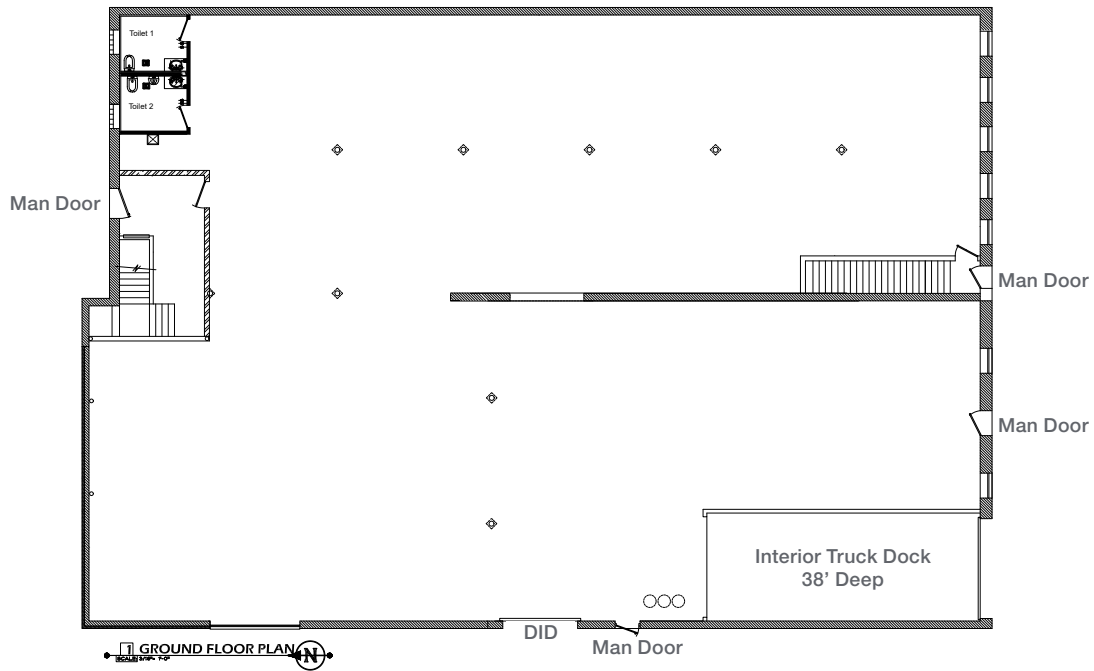
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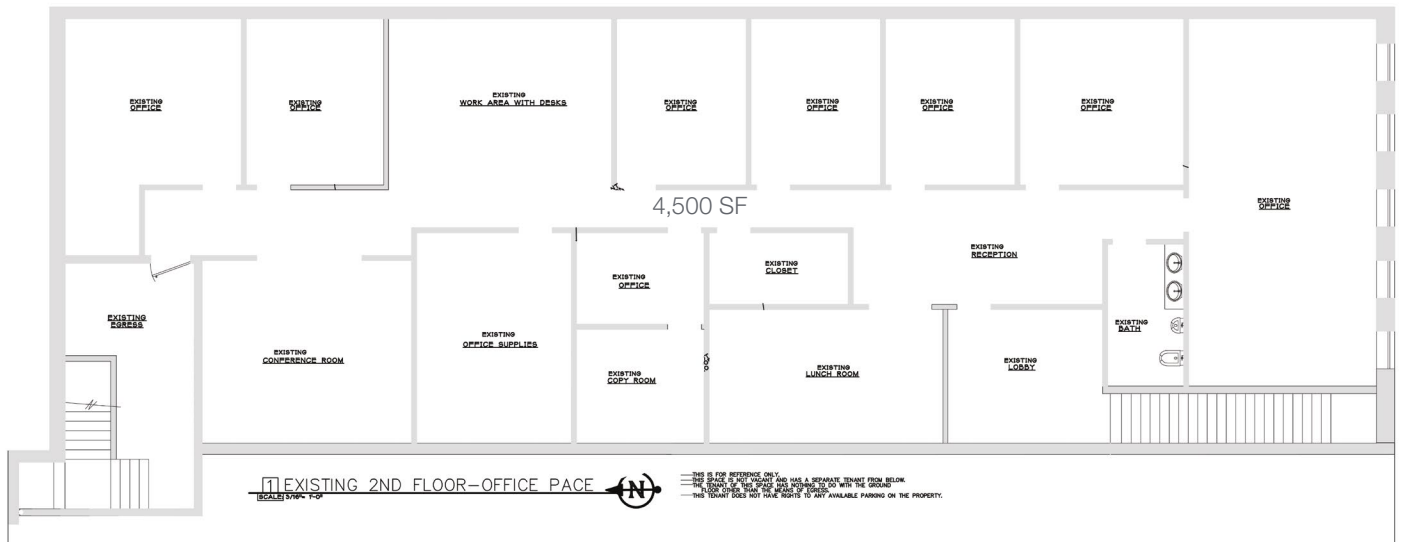




### Warehouse - 1st Floor



### Office - 2nd Floor



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