

3033 N. Knox Avenue, Chicago IL

Available For Lease: 34,911 SF



EXCELLENT CONDITION

FOR LEASE: Highest Ceiling in the Market

AVAILABLE SPACE: 34,911 SF

CEILING HEIGHT: 26'

LOADING: 5 Docks

SPRINKLER: Wet System Throughout with ESFR in Dock Area

PARKING: Ample

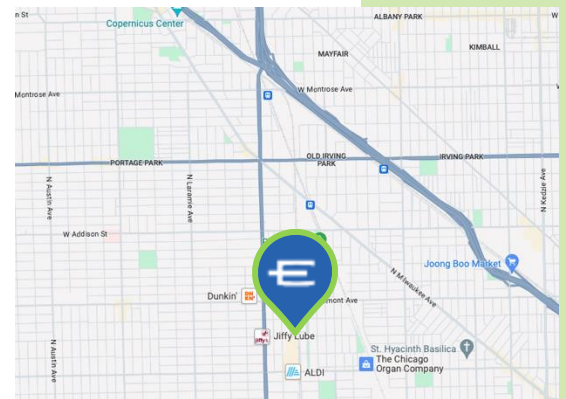
POWER: 400 Amps, 480/220V-325 KVA

Please confirm. Capacity may be increased with minimal effort, subject to verification by Electrician.

Estimated CAM: \$1.41 PSF

Estimated Tax: \$1.91 PSF

ASKING RATE: \$10.95 PSF Net



- HIGHEST ceilings in the market
- Central Chicago Location
- Air circulation hander system to moderate temperature and costs
- Ample parking
- Management on premises

SCAN FOR LISTING



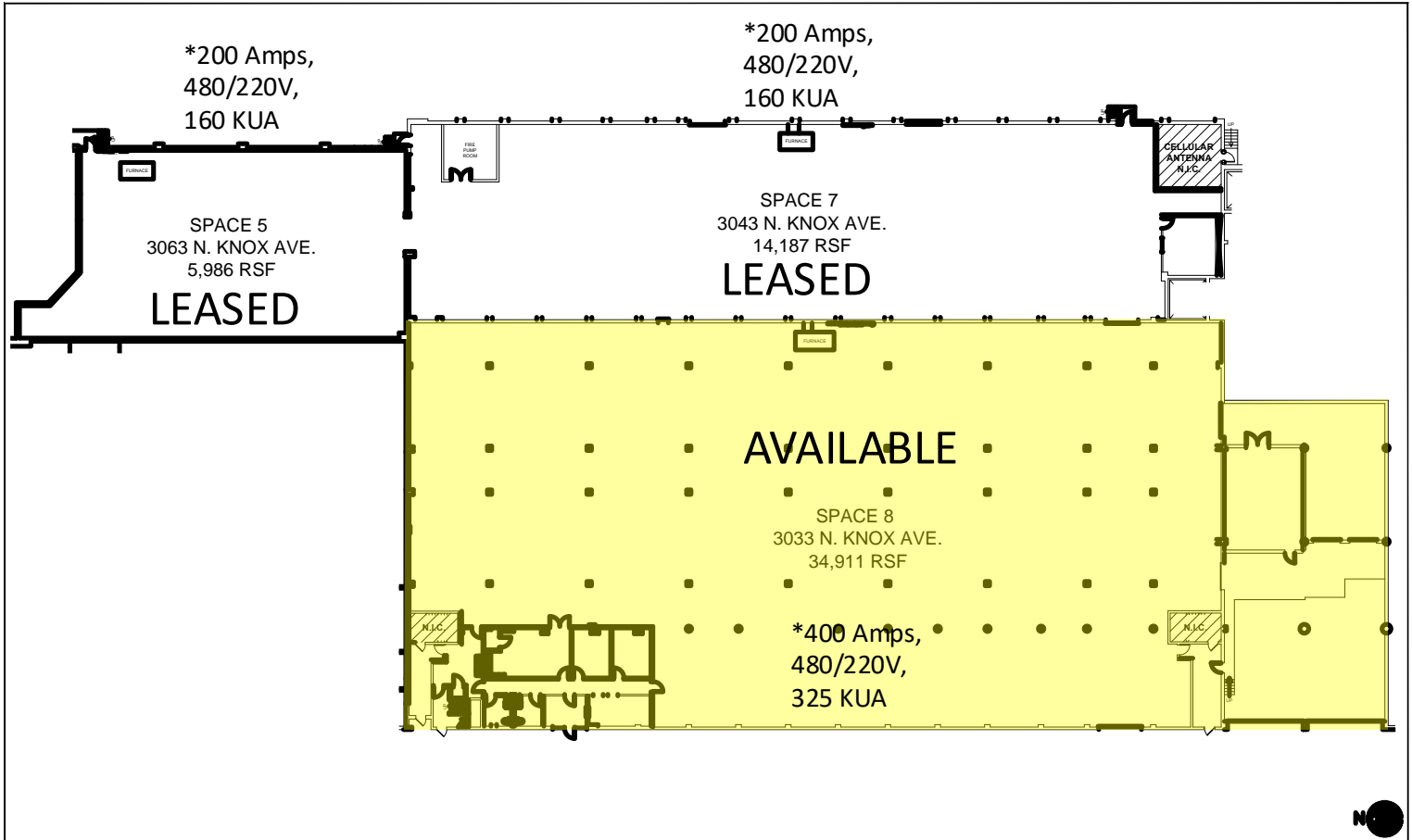
ENTRE
Commercial Realty LLC

Denise Stein Chaimovitz, SIOR, MA

847-804-8566

Denise@entrecmercial.com

SPACE PLAN



IMPERIAL REALTY COMPANY
4747 WEST PETERSON AVE., SUITE 200
CHICAGO, IL 60646
T: 773.736.4100 F: 773.736.4541

DATE	02.29.2024
TITLE	FIRST FLOOR
DRAWN BY	KN/AA
LOCATION	3033-3043-3063 N. KNOX AVENUE
SCALE	N.T.S.
	CHICAGO, IL

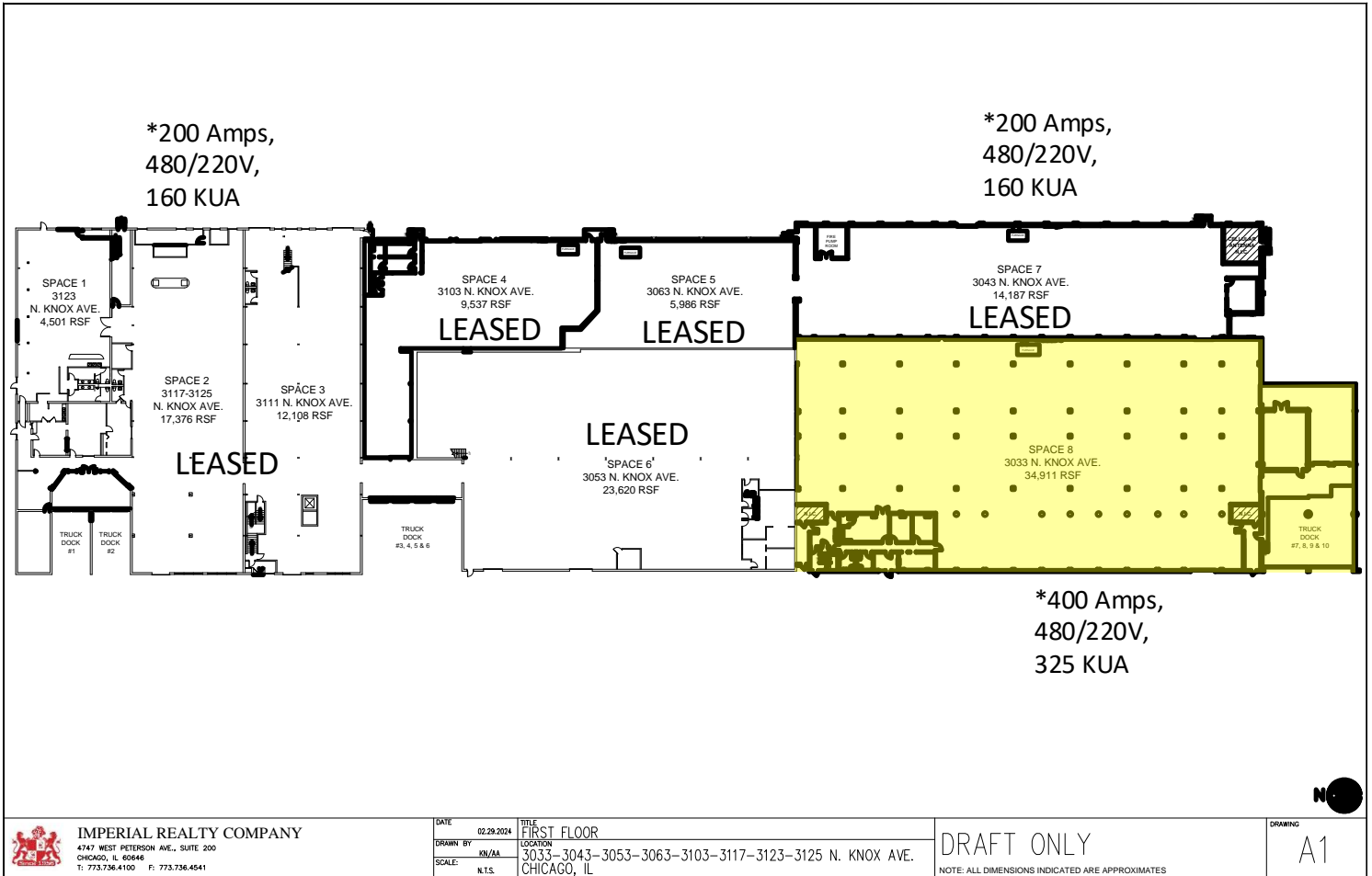
DRAFT ONLY

NOTE: ALL DIMENSIONS INDICATED ARE APPROXIMATES

DRAWING
A1

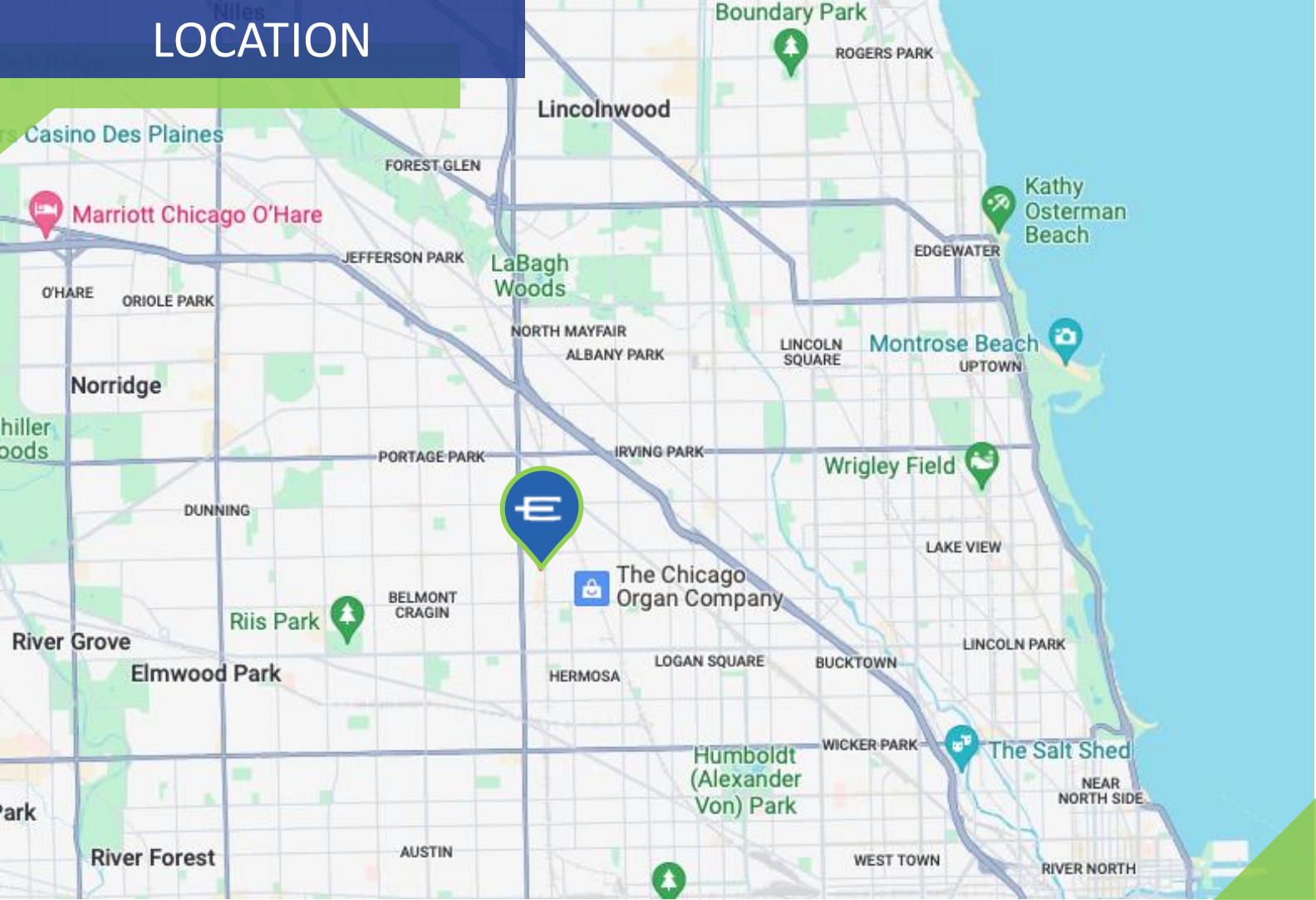
*Electrical specifications are provided as a general guideline and are subject to verification by a qualified professional. Any modification or upgrades should be approved by a licensed professional.

SPACE PLAN

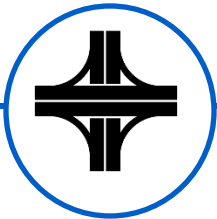


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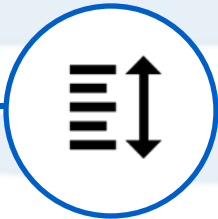
LOCATION



SCAN FOR MAP VIEW



**Central Chicago
Location**



**HIGHEST
Ceilings in the
Market**



**Management on
Premises**

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PHOTOS



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