



31,429 SF FOR SALE OR LEASE

8130 RIVER DRIVE, MORTON GROVE, IL

Contact Us:

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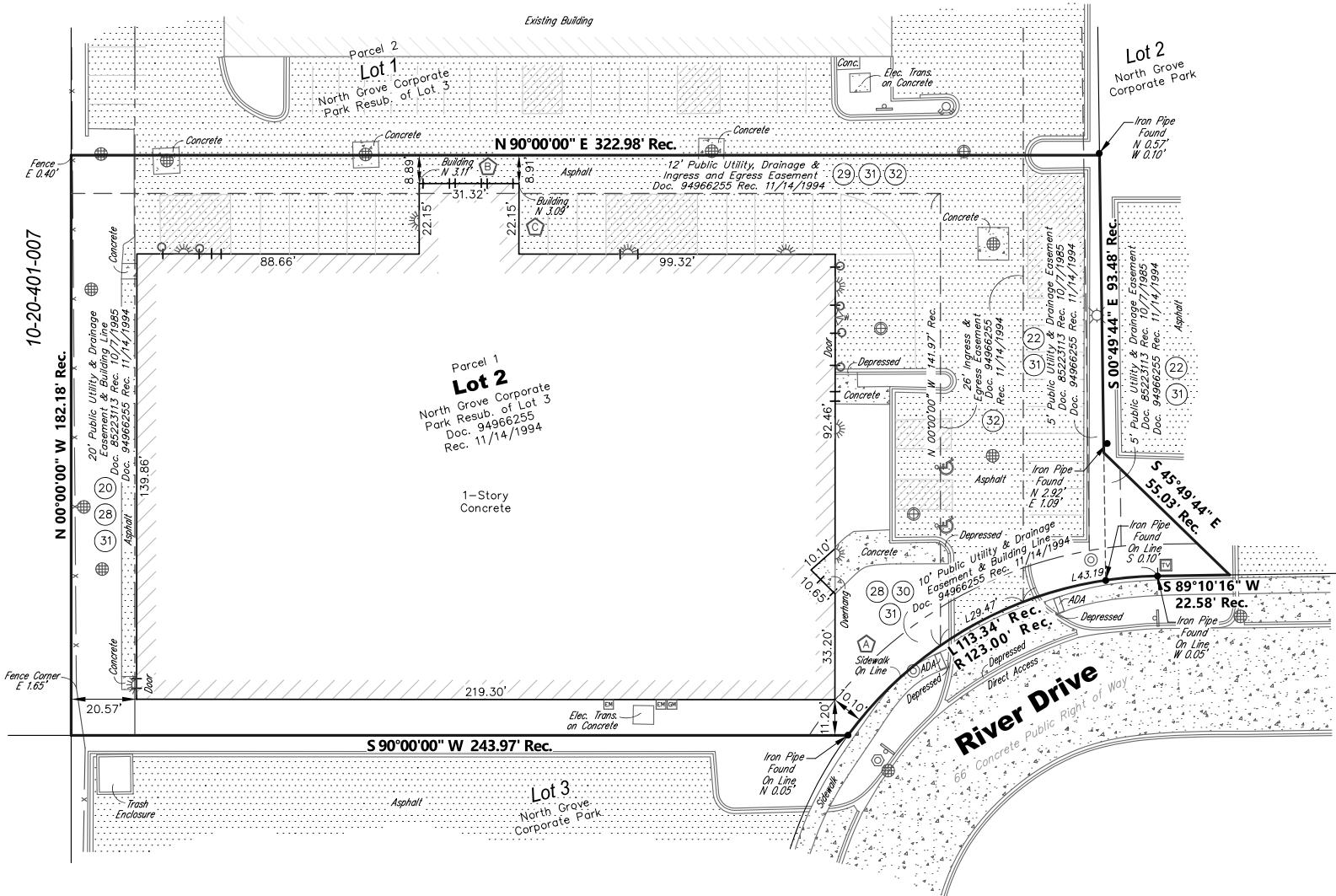


Colliers International
6250 N. River Rd. | Suite 11-100
Rosemont, IL 60018
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Property Highlights

- Available Size: 31,429 SF
- Building Size: 31,429 SF
- Office Size: 5,100 SF
- Ceiling Height: 21' clear
- Loading: 1 interior dock, 2 drive-in doors
- Sprinklers: Wet
- Car Parking: 27 spaces
- Power: 800A/120V 3-phase power
- Climate-controlled warehouse
- Zoning: M-2
- Year Built: 1995
- Sale Price: Subject to Offer
- Lease Rate: Subject to Offer
- Located within the desirable North Grove Business Park
- Minutes from I-94 and Touhy Avenue, with easy access to major highways
- 0.4 miles from Morton Grove Metra Station and 18 minutes to O'Hare International Airport
- Flexible use potential in a strong North Cook County submarket

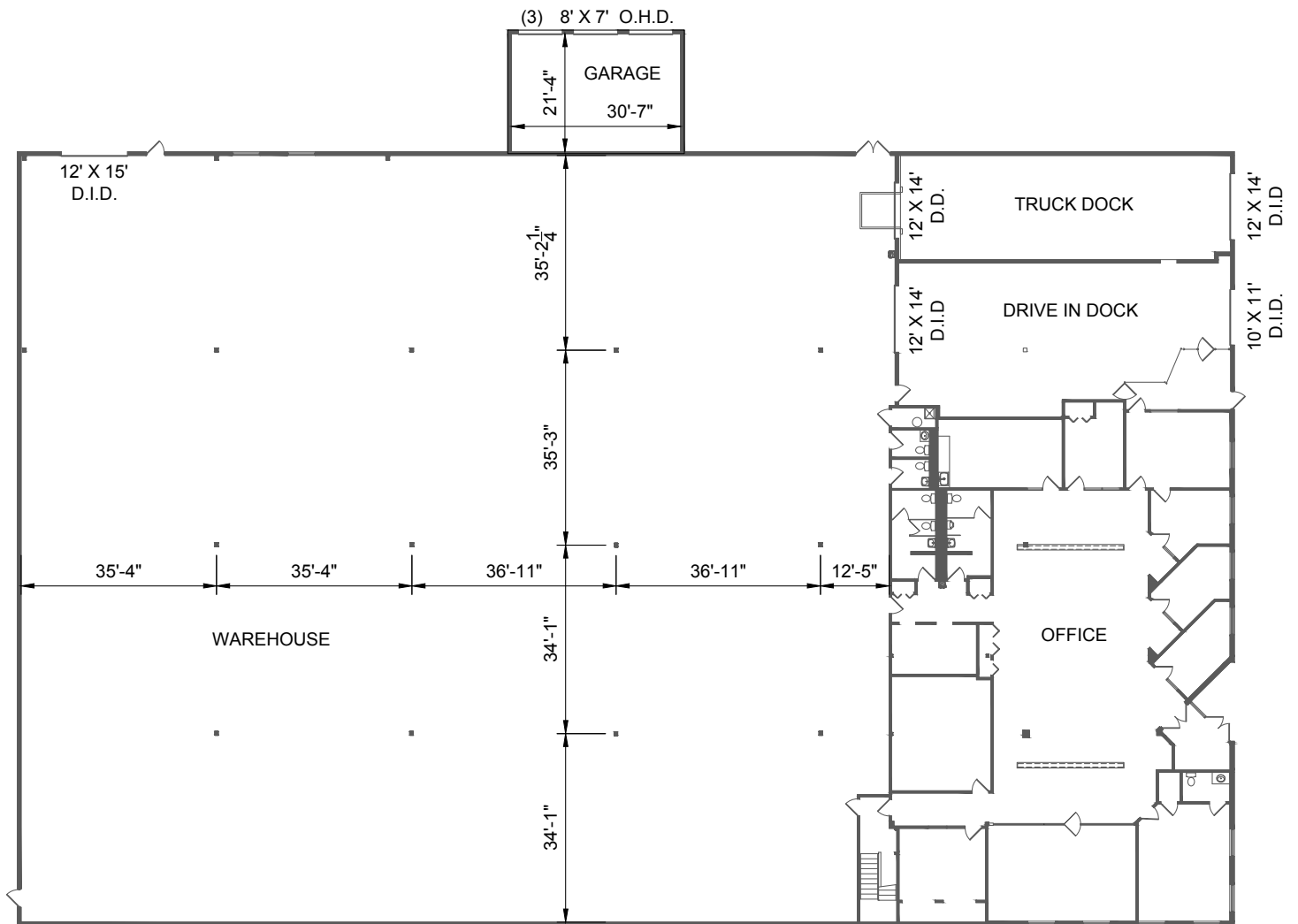
SURVEY



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FLOOR PLAN



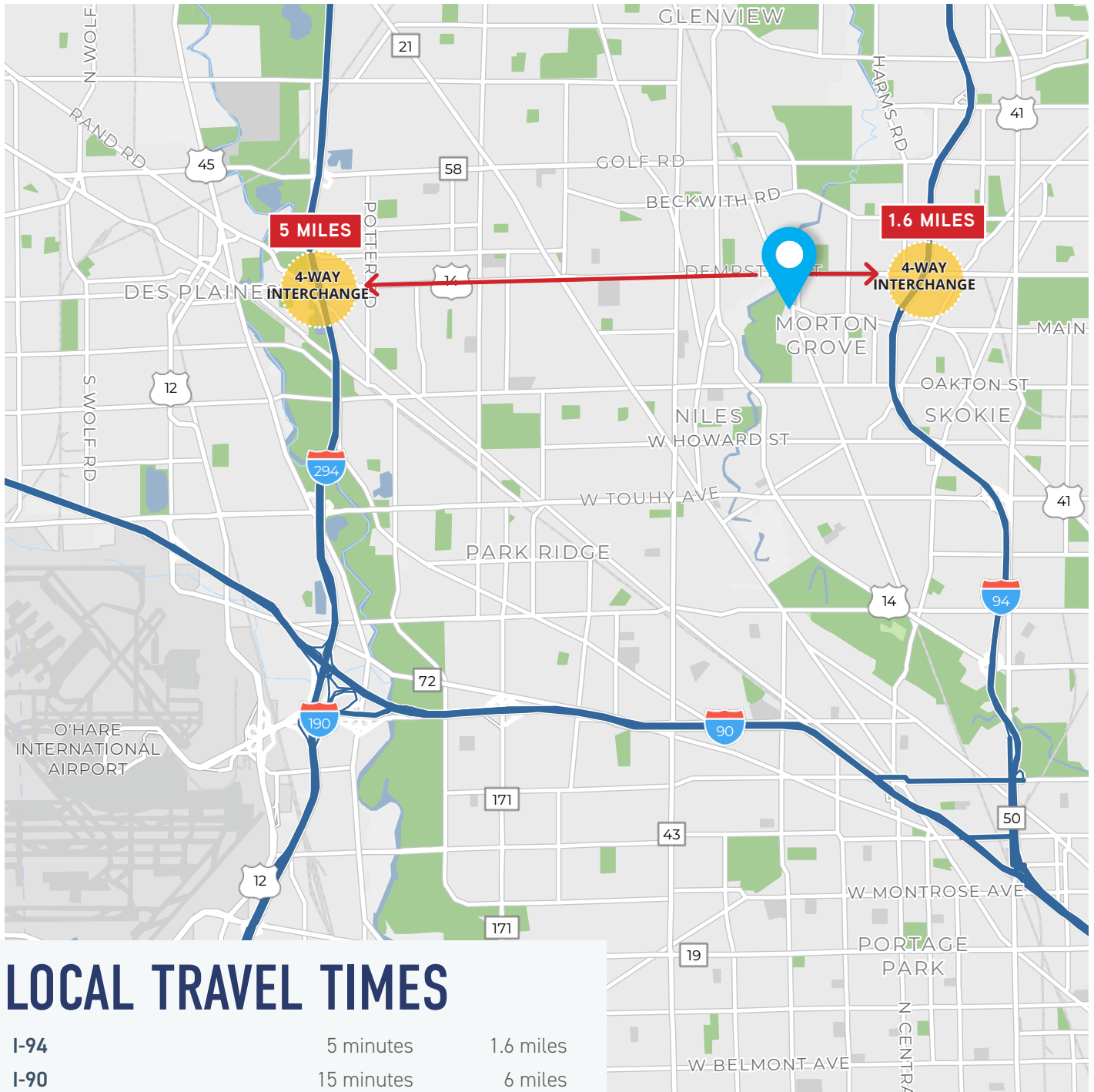
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LOCAL TRAVEL TIMES

I-94	5 minutes	1.6 miles
I-90	15 minutes	6 miles
I-294	12 minutes	5 miles
O'HARE AIRPORT	18 minutes	8 miles
DOWNTOWN CHICAGO	35 minutes	15 miles
MIDWAY AIRPORT	48 minutes	23 miles



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