

Available | 3 to 21.9 acres

Parcel 1:	3.0 acres
Parcel 3:	6.9 acres
Parcel 4:	5.0 acres
Parcel 5:	5.0 acres
Parcel 6:	5.0 acres

Leased

Parcel 2:	5.0 acres
Parcel 9:	5.9 acres
Parcel 8:	5.2 acres
Parcel 7:	6.7 acres

Property Details

- Chicago's newest and largest IOS and multi-modal logistics hub consisting of 90 acre Phased Transportation Hub with 50 acres immediate available in Phase I; additional 40 acres with I-57 frontage available in Phase II.
- The site is directly served by the Chicago Rail Link, a short line railroad with freight connections to all six Class I carriers (BNSF, UP, CN, CPKC, NS, CSX) via BRC.
- Bulk commodity transloading (rail to truck), secure truck and trailer storage, secure container storage.
- I-1 zoning allows for heavy industrial, manufacturing, and transportation uses.
- Only 15 miles to Chicago CBD via interstates I-57, 294, and 90/94.
- 31 miles to O'Hare International Airport
- 11 miles to Midway International Airport

For more information contact

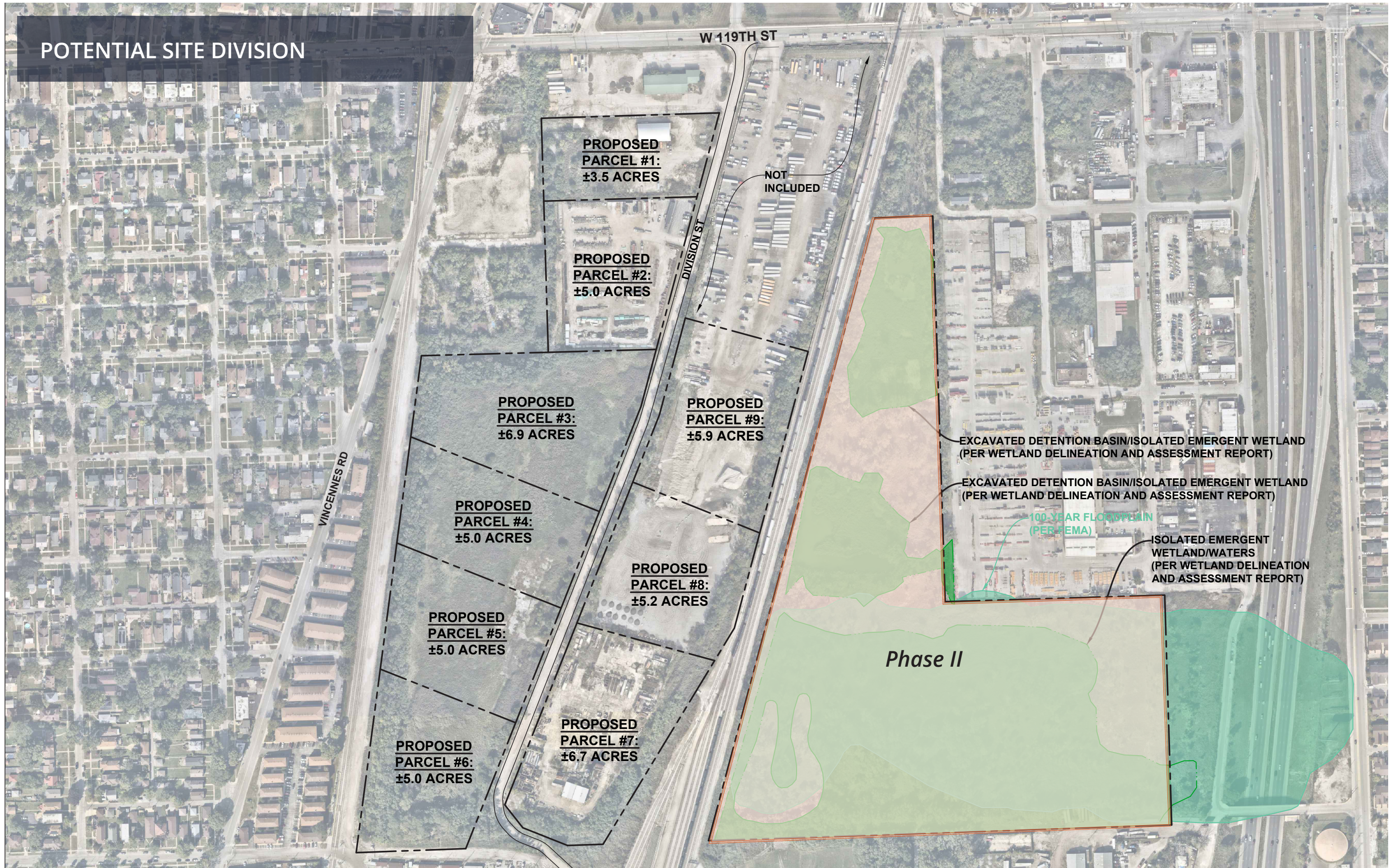
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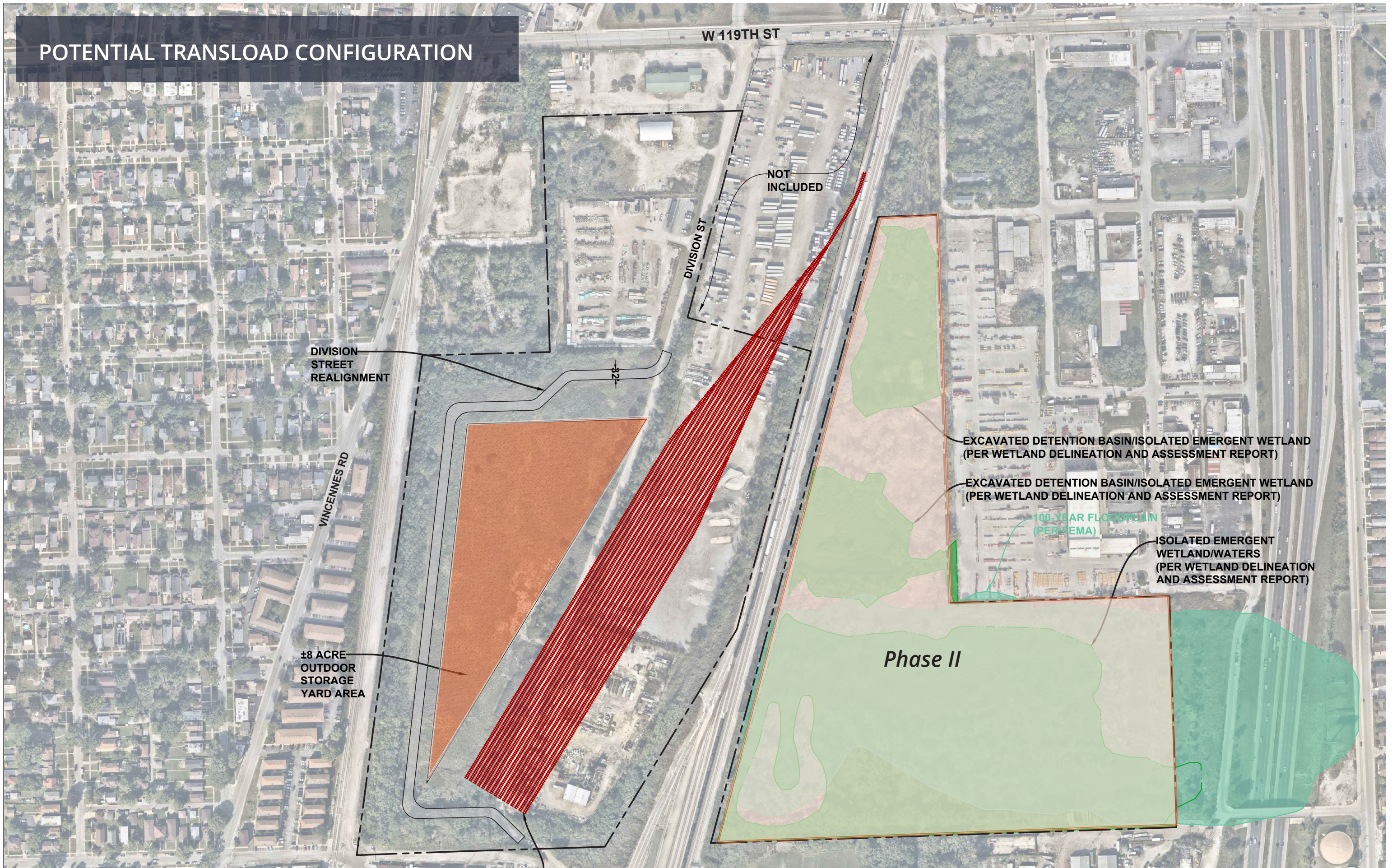
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POTENTIAL SITE DIVISION



POTENTIAL TRANSLOAD CONFIGURATION



W 119TH ST

DIVISION ST

DIVISION STREET REALIGNMENT

VINCENNES RD

±8 ACRE OUTDOOR STORAGE YARD AREA

32

NOT INCLUDED

EXCAVATED DETENTION BASIN/ISOLATED EMERGENT WETLAND (PER WETLAND DELINEATION AND ASSESSMENT REPORT)

EXCAVATED DETENTION BASIN/ISOLATED EMERGENT WETLAND (PER WETLAND DELINEATION AND ASSESSMENT REPORT)

100-YEAR FLOODPLAIN (PER FEMA)

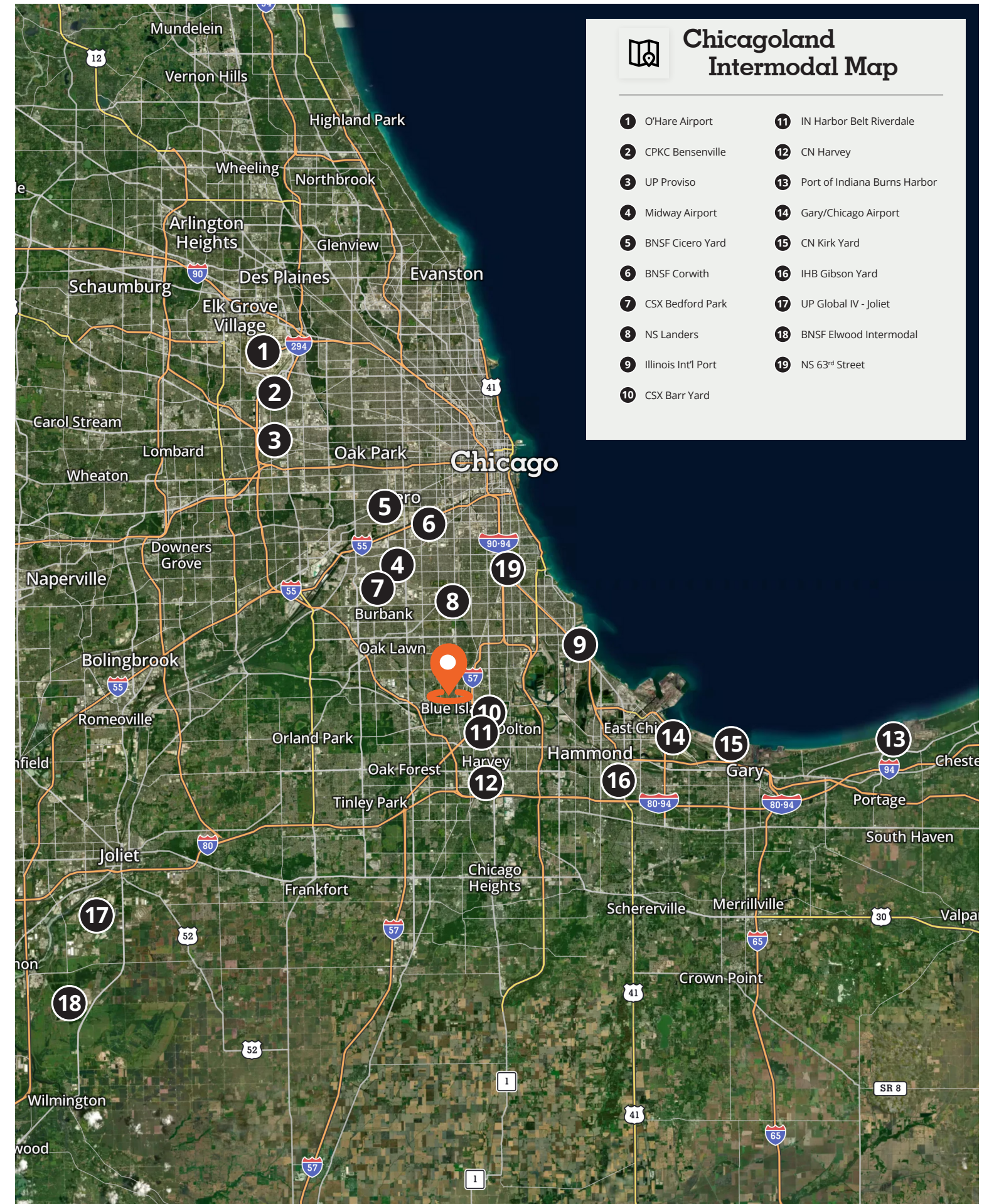
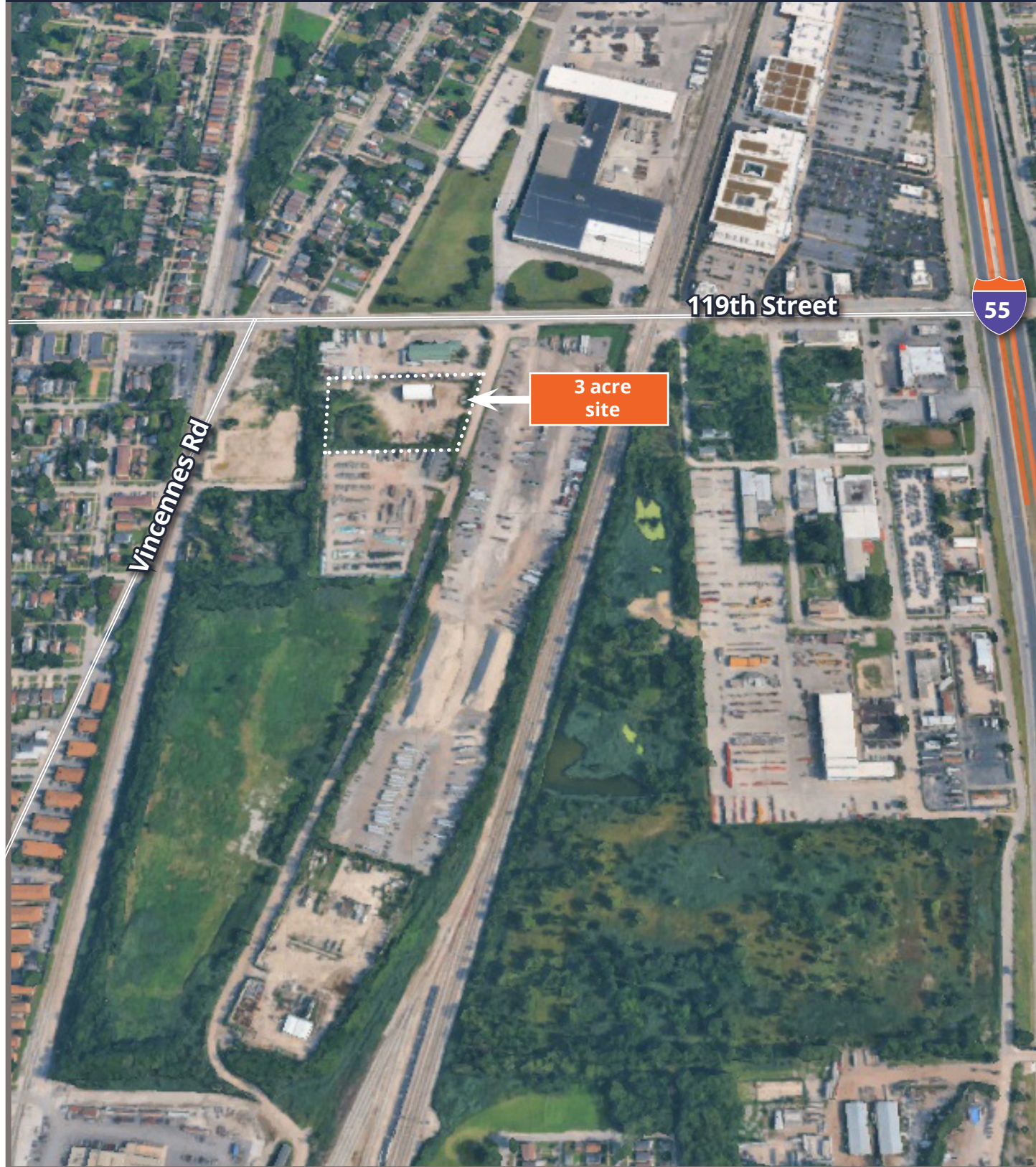
ISOLATED EMERGENT WETLAND/WATERS (PER WETLAND DELINEATION AND ASSESSMENT REPORT)

Phase II

AVAILABLE FOR LEASE | ± 3 ACRE SITE

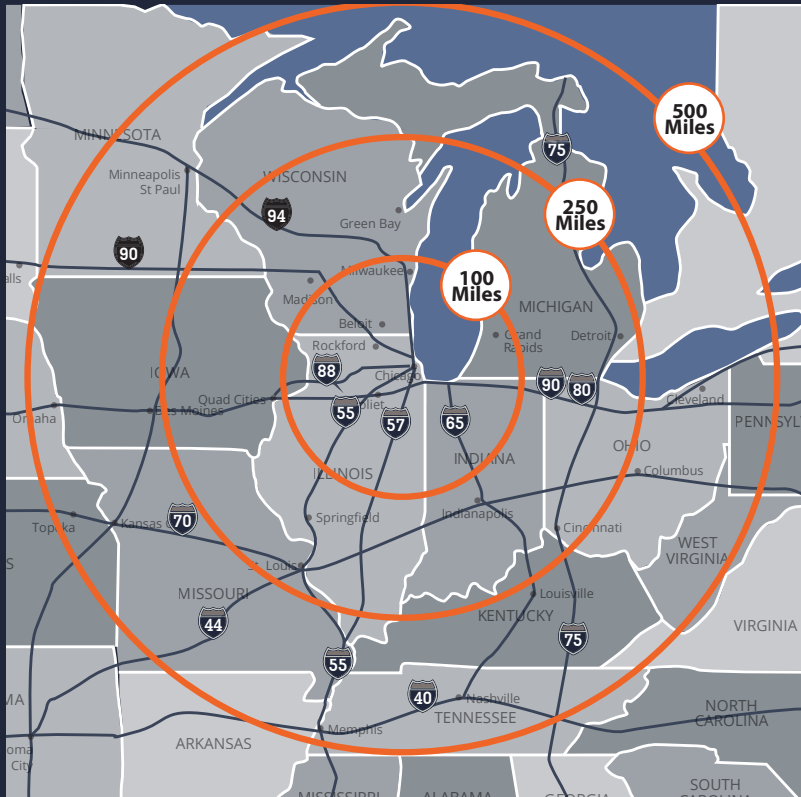
- Improved with gravel base
- Approved for container, truck and trailer parking
- Maintenance shed on site
- **\$4,500/acre/month**

AVISON
YOUNG



Logistics and demographic advantages

ONE DAY DELIVERY MAP



<i>Milwaukee</i>	.....	1.5 hours
<i>Indianapolis</i>	.....	4.0 hours
<i>St. Louis</i>	.....	4.0 hours
<i>Cincinnati</i>	.....	4.5 hours
<i>Minneapolis</i>	.....	6.5 hours
<i>Nashville</i>	.....	7.0 hours
<i>Kansas City</i>	.....	8.0 hours



Chicagoland is home to the largest switching terminal in the U.S. and six of the seven Class 1 rail lines



O'Hare International airport has the 4th highest volume air freight ports in the U.S.



The Chicago/Indiana border is a national leader in pass-through interstates and shortest distance to the median center of U.S. population

30 & 45 Minute Demographics

Average Household Income

\$118,030 **\$126,276**

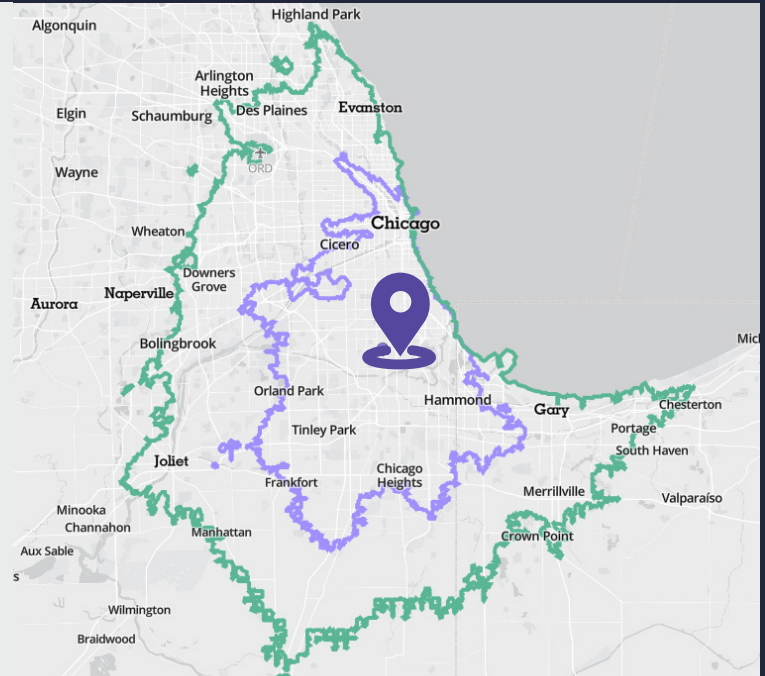
Total Current Population

2,608,879 **5,557,171**

Blue Collar Employees

395,956 **817,909**

30 Minutes
45 Minutes



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