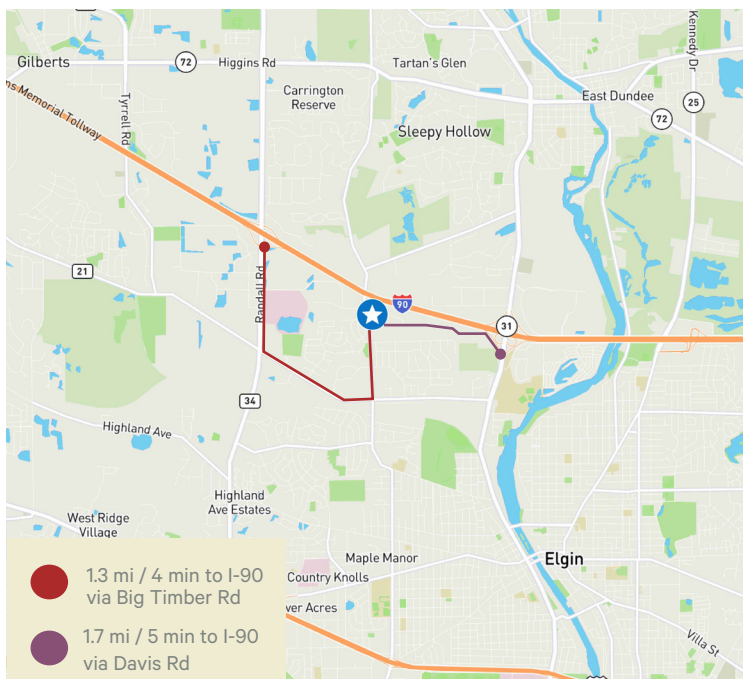


1575 Holmes Road Elgin, Illinois

47,963 SF | 2.44 AC



Property Specifications	
Site Size:	2.44 AC
Building Size:	48,279 SF
Office Size:	7,446 SF
Ceiling Height:	18' clear
Loading:	4 interior docks, 1 drive-in door
Power:	800a @240v
Car Parking:	±60 spaces
Real Estate Taxes:	\$1.54 PSF (paid 2023)
Asking Sale Price:	\$3,495,000
Asking Lease Rate:	Subject to Offer
Highlights:	+ Free-standing, single-tenant facility
	+ Located on "hard corner" of Holmes and Mclean offering quick access to I-90
	+ Heavy Parking
	+ Kane County Taxes

1575 Holmes Road
Elgin, IL

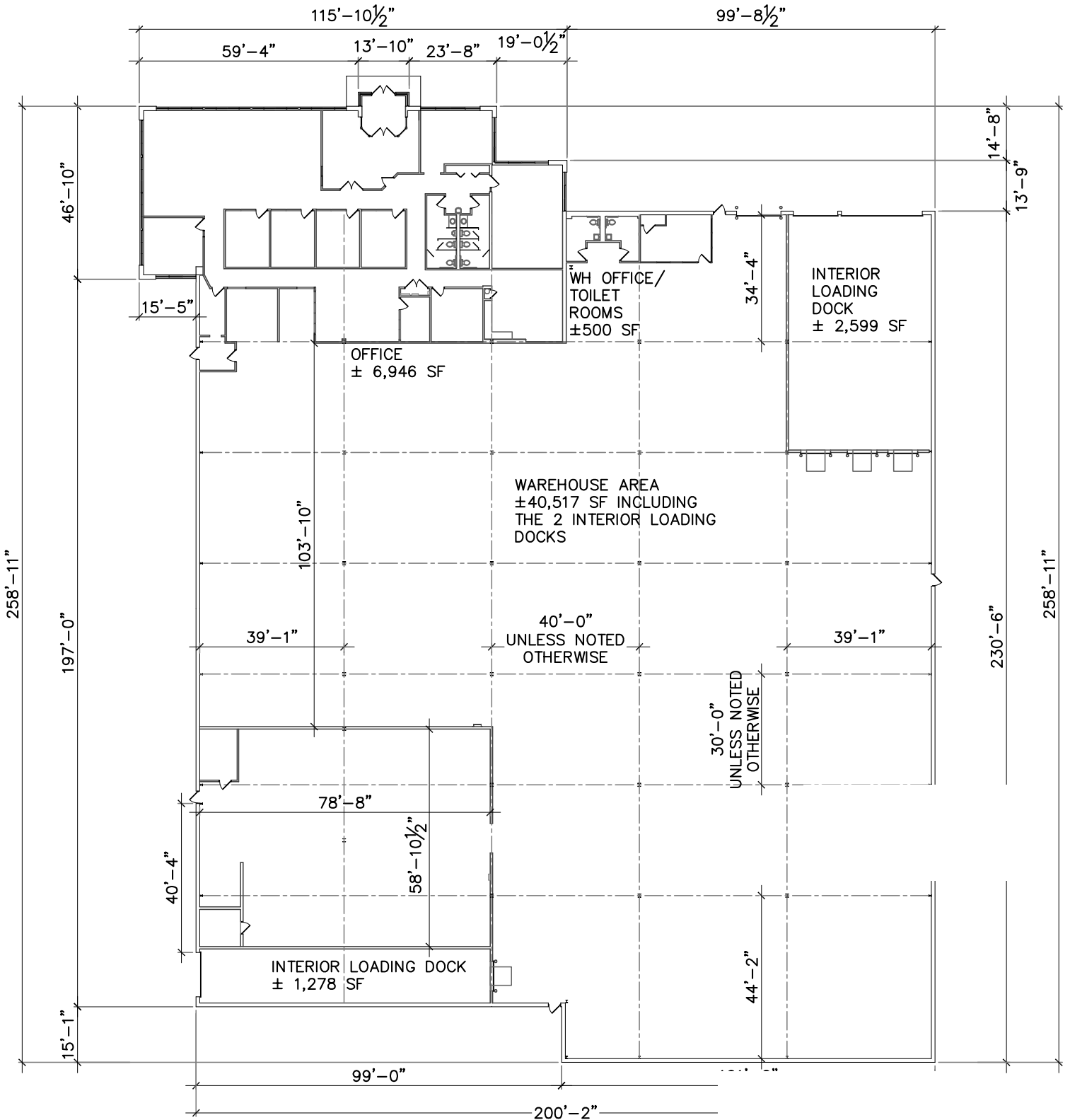
Available

Highlights

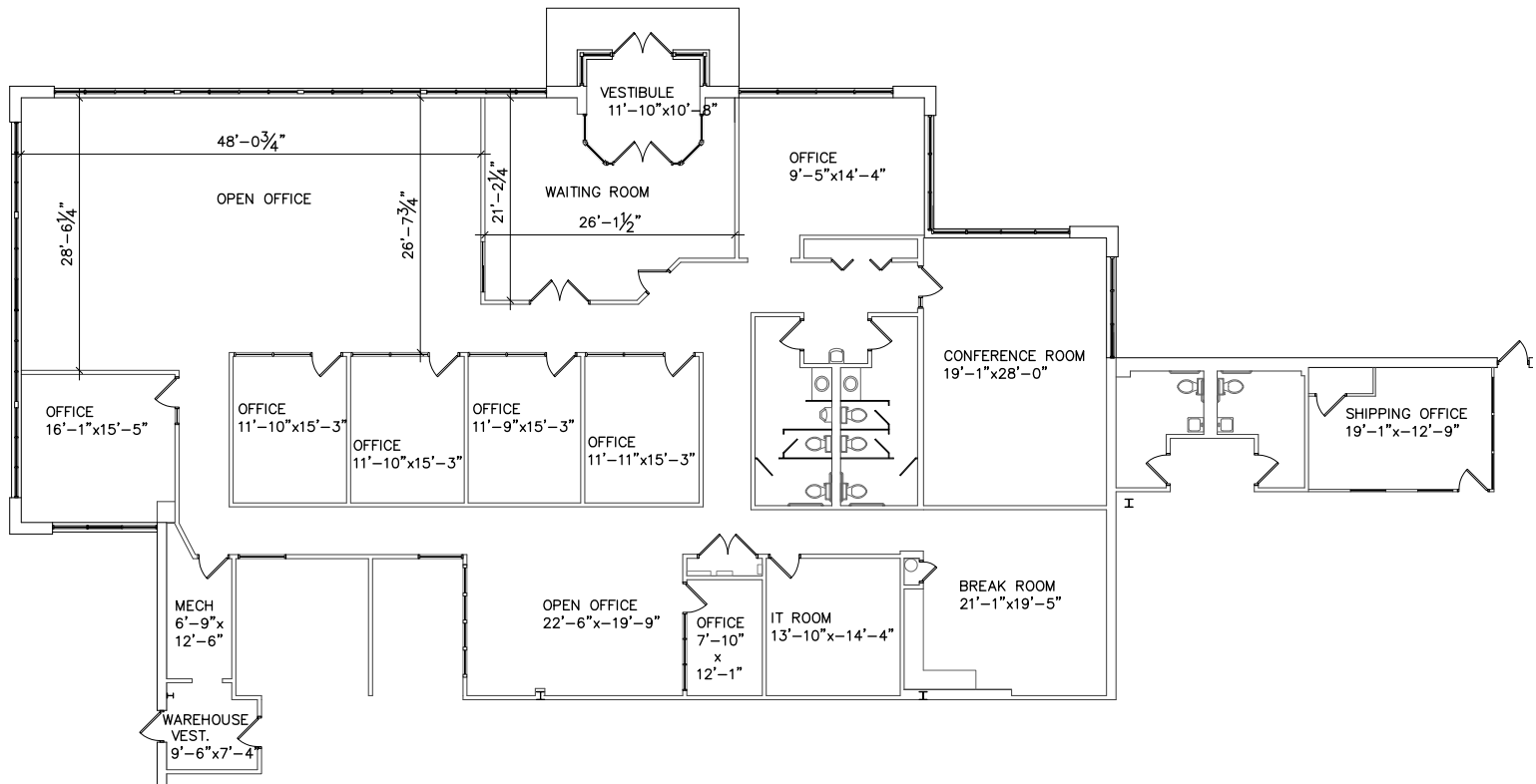
- + Quick access to I-90 via either Route 31 or Randall Road
- + Location on “hard corner” of Holmes and McLean
- + 18’ Clear height
- + Free-standing building
- + Kane County Taxes
- + Heavy Parking



Building- Site Plan



Office- Site Plan





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