

FOR LEASE
2,589 SF – UNIT K
1312 Marquette Drive
Romeoville, IL 60446

THE POLIVKA GROUP LLC
COMMERCIAL | INDUSTRIAL REAL ESTATE BROKERAGE



- Available:** Unit K 2,589 s.f.
Square footage includes 144 s.f. of exterior dock.
- Office:** 350 s.f. (11.7%) with central HVAC; 1 private, large general; 2 restrooms.
- Power:** 100 amp, three phase 208 volts.
- Ceiling:** 14' clear.
- Parking:** 4 spaces.
- Loading:** Space has one shared exterior truck dock with leveler.
- Details:** Built 2000 insulated precast concrete panel; I-1 Medium Density Industrial zoning; **great location only 1 mile to I-55 Stevenson Expressway and 2 miles to I-355 NS Tollway.**
- Price:** \$8.76 s.f. modified gross \$1,890 month
+ \$1.36 s.f. approx. \$294 month expenses

Exclusive: Andy Polivka, Broker
Direct: (630) 564-0017
apolivka@thepolivkagroup.com

All information herein is from sources deemed reliable but not guaranteed accurate. Subject to errors, omissions, and to change of price and terms, prior sale or lease, all without notice.

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P. O. Box 4913

Oak Brook, Illinois 60522-4913

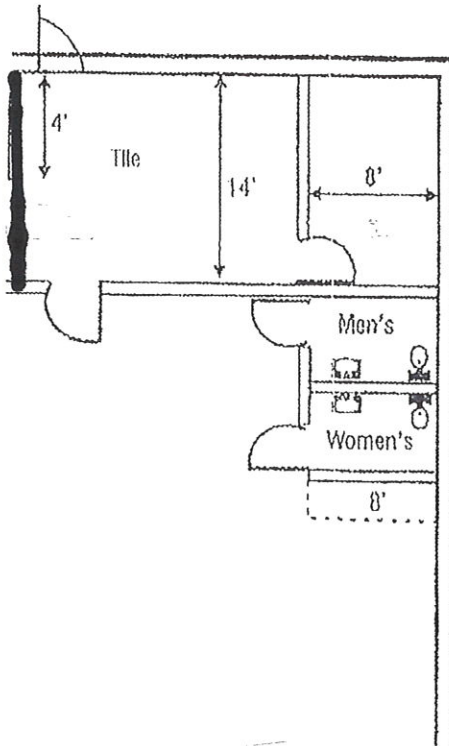
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2,589 s.f. Unit K
1312 Marquette Drive
Romeoville, Illinois 60446**

**Office space approx. 350 s.f. (11.7%)
General and one private.**

25'



FOR LEASE

4,991 SF OR 9,982 SF
1312 Marquette Drive
Romeoville, IL 60446

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