

# For Sale or Lease

1318 W. Cermak Road  
Chicago, IL 60608



Subject Property Aerial Facing Northeast

## Property Specifications

<b>Building Size</b>	35,000 Sq. Ft.
<b>Available Space</b>	2,000 - 35,000 Sq. Ft.
<b>Power</b>	400 Amps
<b>Loading</b>	4 Drive-In Doors (12' x 12')
<b>Crane</b>	1 15-Ton Crane
<b>Zoning</b>	PMD-11
<b>Taxes</b>	\$20,555 (\$0.59 PSF)
<b>Lease Rate</b>	\$14 PSF Modified Gross
<b>Asking Price</b>	\$2,200,000

### Comments

- Excellent access to the I-90/94 Dan Ryan
- Located in the hot Pilsen neighborhood
- Suitable for many uses
- East section is single story with 26' clear ceiling heights

For more information  
please contact:

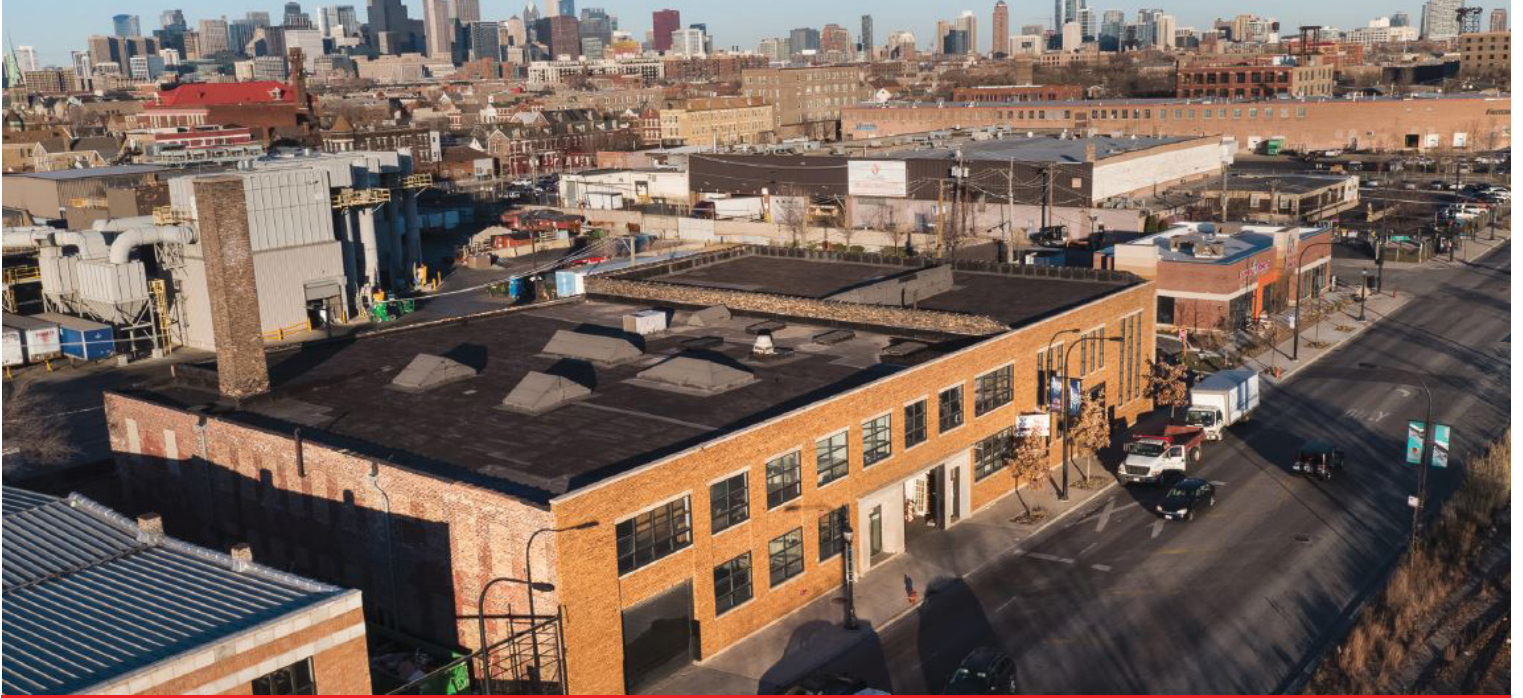
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Subject Property Aerial Facing East

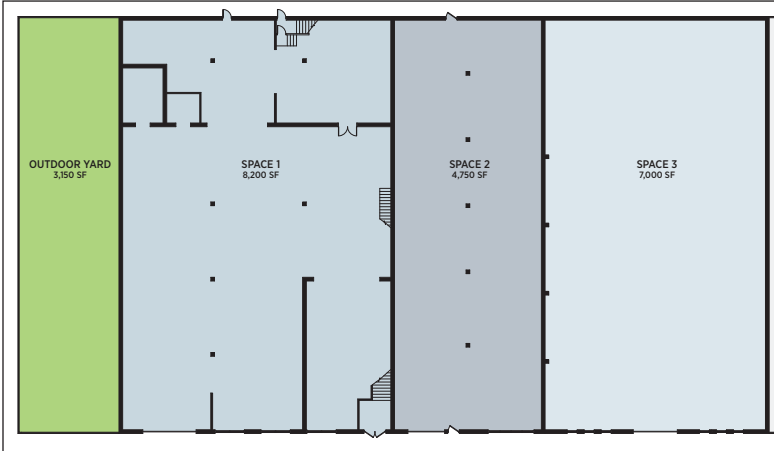


Subject Property Aerial Facing South

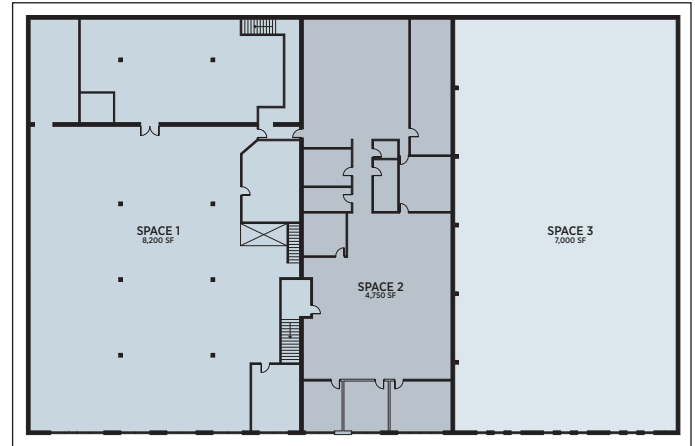
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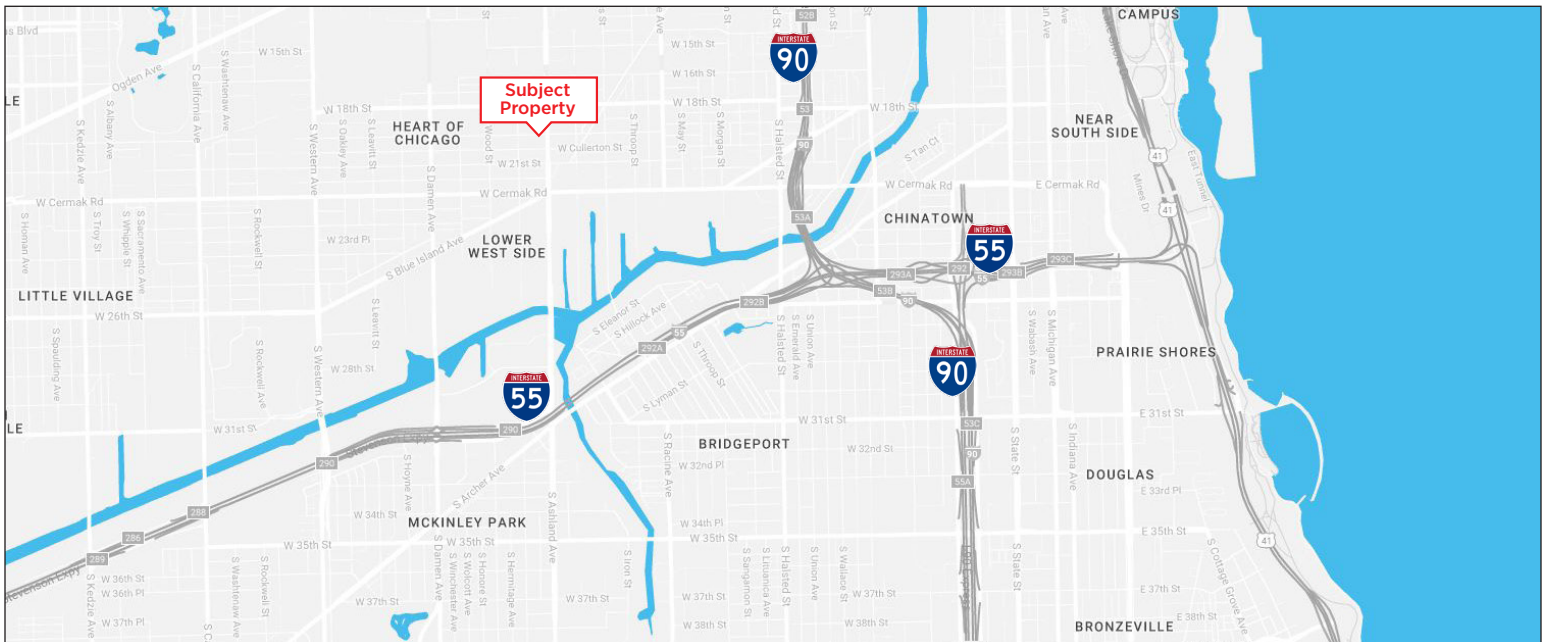
## First floor renovation plan



## Second floor renovation plan



## Property location



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