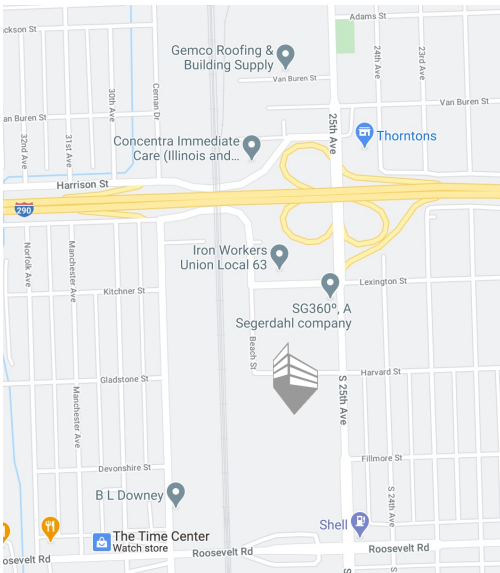




AVAILABLE RSF	600 – 6,000 RSF
CLEAR HEIGHT	14' Ceiling Clear
LOADING	Up to 3 Docks & 3 DID's
FIRE DETECTION	Sprinklered, Wet
CAR PARKING	Approx: 1/1,000 SF Ratio
ACCESS	24/Hour Access
BUILDING SIZE	+/- 140,000 SF
TAXES	\$3.11 PSF
OPEX	\$1.70 PSF
UTILITIES	\$1.09 PSF
LEASE RATE	\$5.15 PSF NET

Institutionally Owned & Managed
Close to many Hotel & Restaurants
Conveniently located just off 25th
Avenue, minutes from I-290

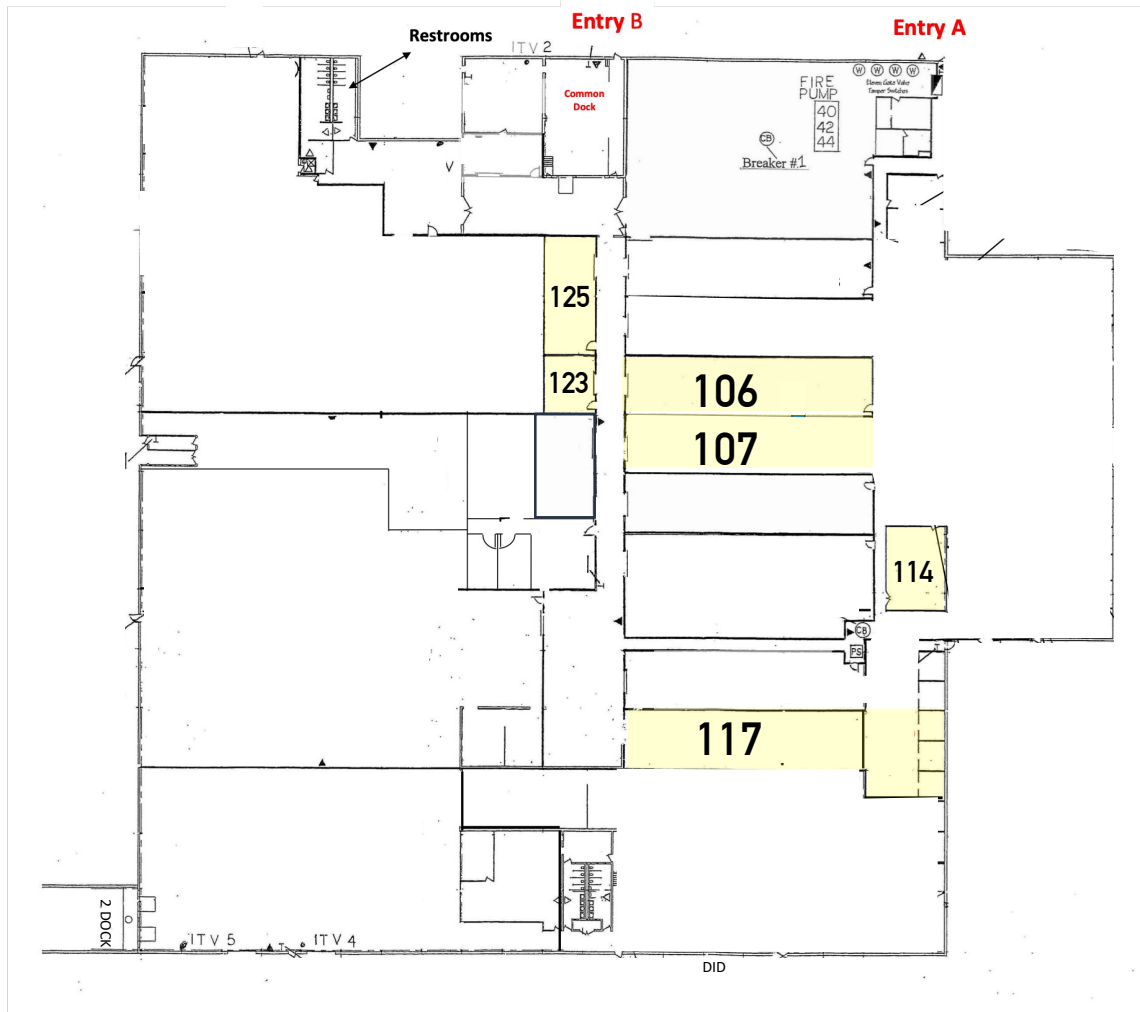
B R E N N A N
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Edgar Cervantes
312 462 1021
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2000 S. 25th Avenue, Broadview

600 – 6,000 RSF AVAILABLE



SPACE	LEASE RATE	SIZE (SF)	TERM	LOADING & NOTES
123	\$5.15 (NNN)	600 SF	3+ Years	3 Common Docks
114	\$5.15 (NNN)	817 SF	3+ Years	Double Doors & 100% A/C
125	\$5.15 (NNN)	1,790 SF	3+ Years	3 Common Docks
106	\$5.15 (NNN)	3,000 SF	3+ Years	3 Common Docks
107	\$5.15 (NNN)	3,000 SF	3+ Years	3 Common Docks
117	\$5.15 (NNN)	3,850 SF	3+ Years	3 Common Docks, 850 SF of Office
106/107	\$5.15 (NNN)	6,000 SF	3+ Years	3 Common Docks

All information is deemed reliable, but not guaranteed.

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