

1141 - 1157 N MAIN STREET

LOMBARD, IL 60148

HIGH IMAGE INDUSTRIAL SPACE FOR LEASE



OFFERING SUMMARY

Available RSF:	5,000 RSF
Clear Height:	17 Ft. Clear Ceiling Warehouse Height
Loading:	1 Depressed Dock 1 Drive-In Door
Power:	400 Amp, 120/240 Volts, 3 Phase
Fire Protection:	Fully Sprinklered
Parking Ratio:	2.0/1,000 SF Ratio
Access:	24-Hour Access
Lease Rate:	\$10.95 PSF (NNN)

PROPERTY HIGHLIGHTS

- Upgraded Interior Building Finishes
- Drive-in Door: 12'x 14'
- Conveniently located just off North Ave, less than 5 minutes I-355

PROFESSIONALLY OWNED AND MANAGED BY



JBSCRE.COM | 650 E DEVON AVE, SUITE 105, ITASCA, IL 60143 | 312.462.1020

BRIAN SILVERMAN
PARTNER
312.462.1023
BRIAN@JBSCRE.COM

JASON SHIBATA
PARTNER
312.462.1022
JASON@JBSCRE.COM

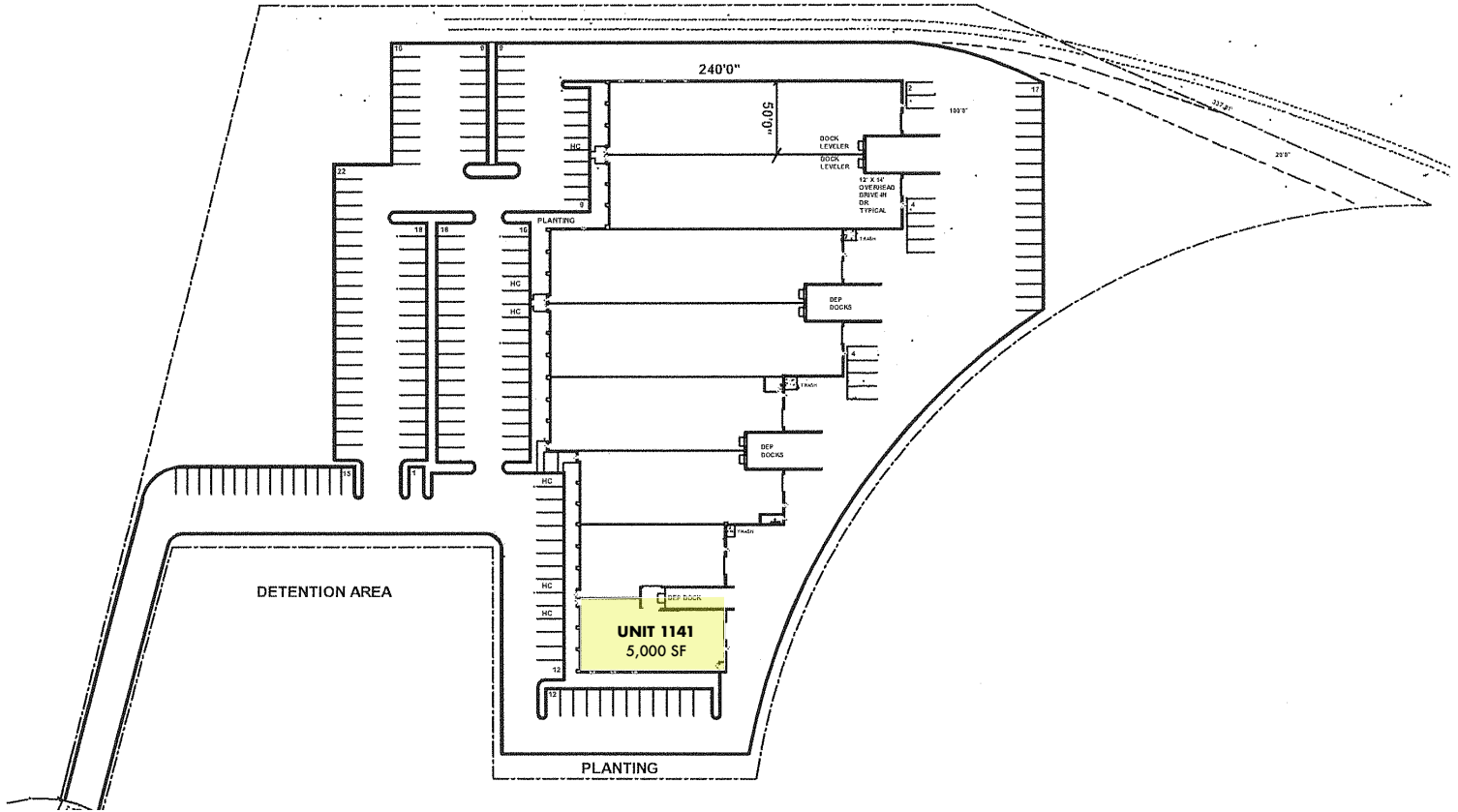
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SITE PLAN



SPACE	LEASE RATE	SIZE (SF)	OFFICE SIZE (SF)	LOADING	AVAILABILITY
1141	\$10.95 PSF (NNN)	5,000 SF	2,240 SF (26%)	1 Depressed Dock, 1 DID	Available 02.1.2025

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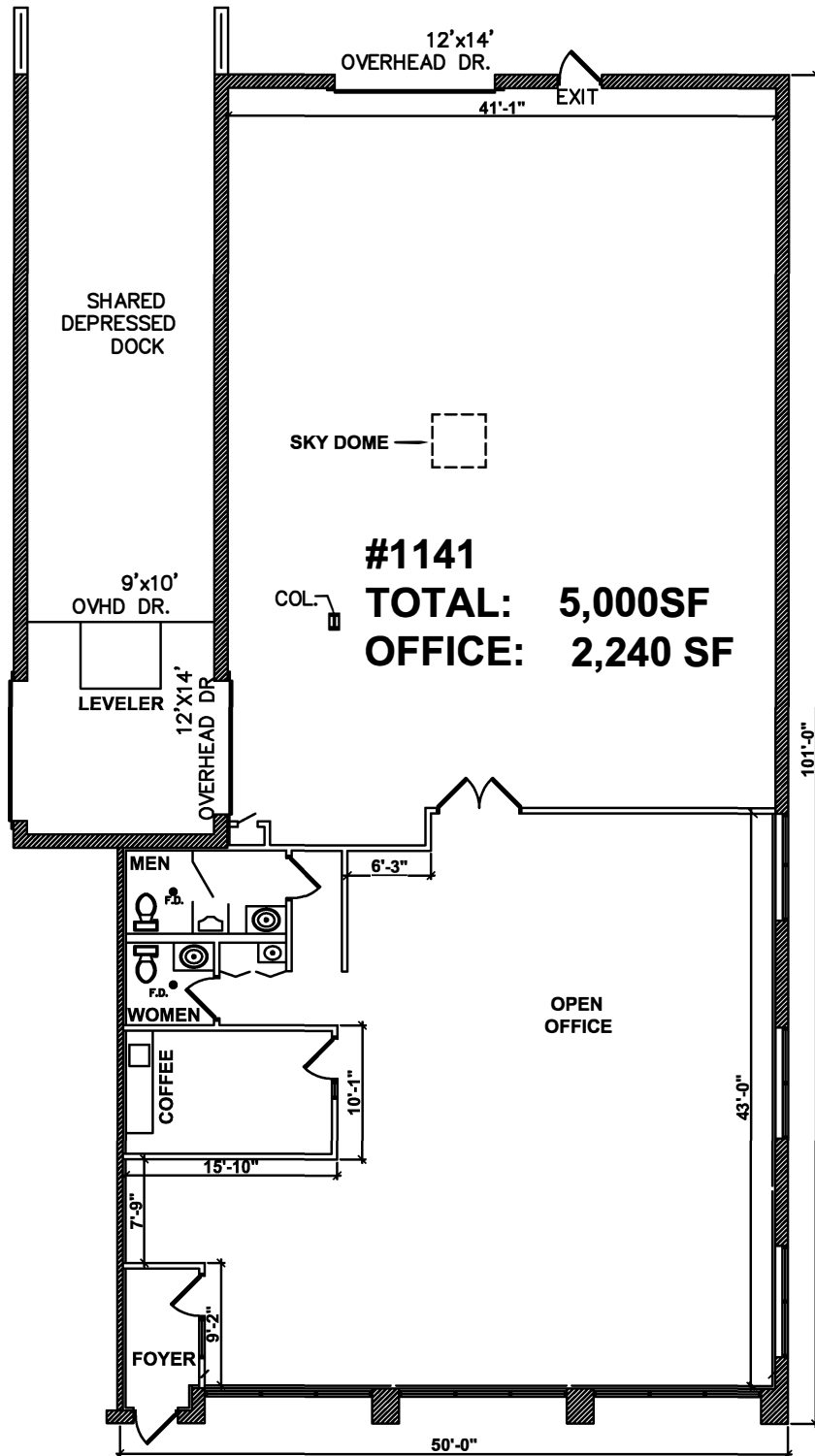
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FLOOR PLANS



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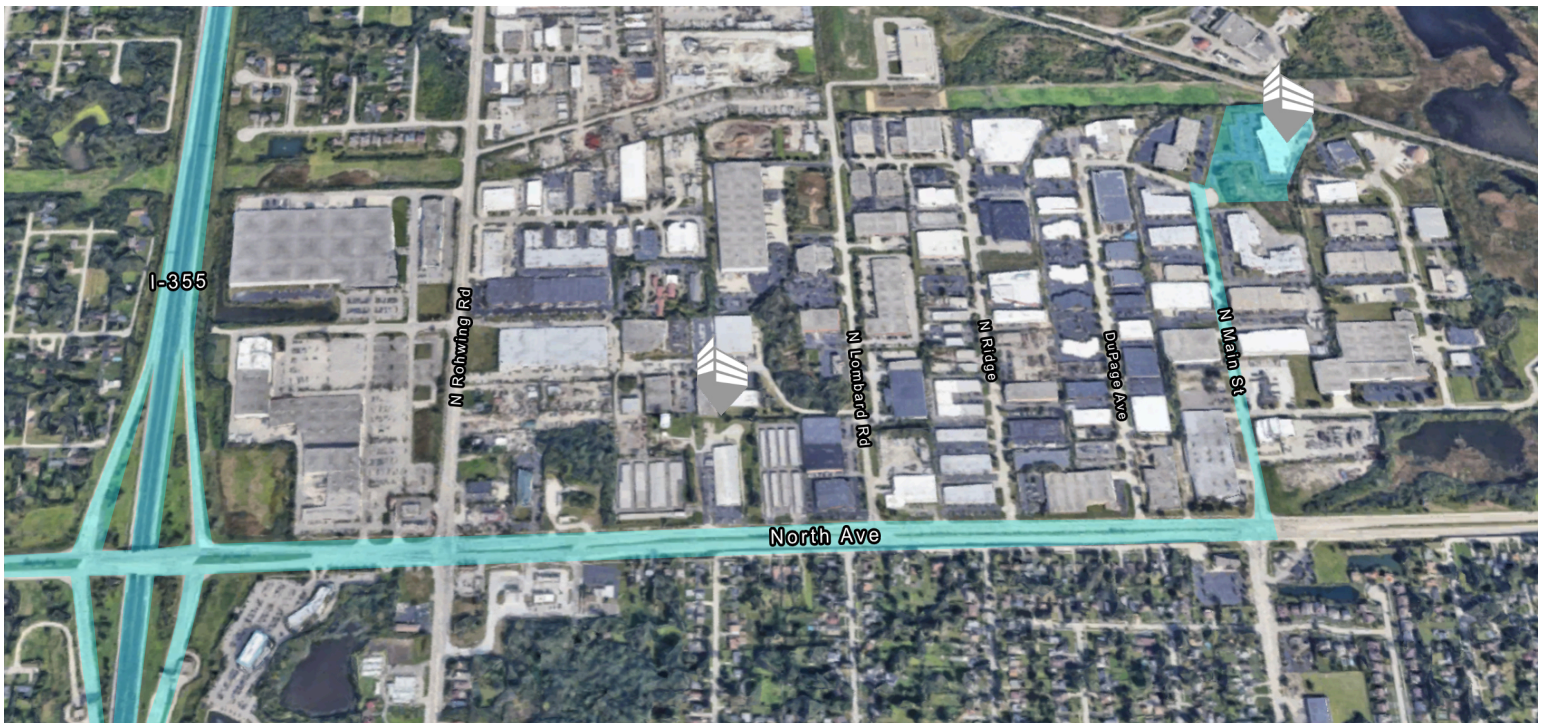
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LOCATION MAPS



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