

# FOR LEASE

201 Hansen Court Wood Dale, Illinois



## Property Features

-  61,700 SF building size
-  5.0 acres total site size
-  3.2 / 1,000 car parking ratio
-  14' clear height
-  30' x 30' column spacing



Owned By

**maple<sup>tree</sup>**

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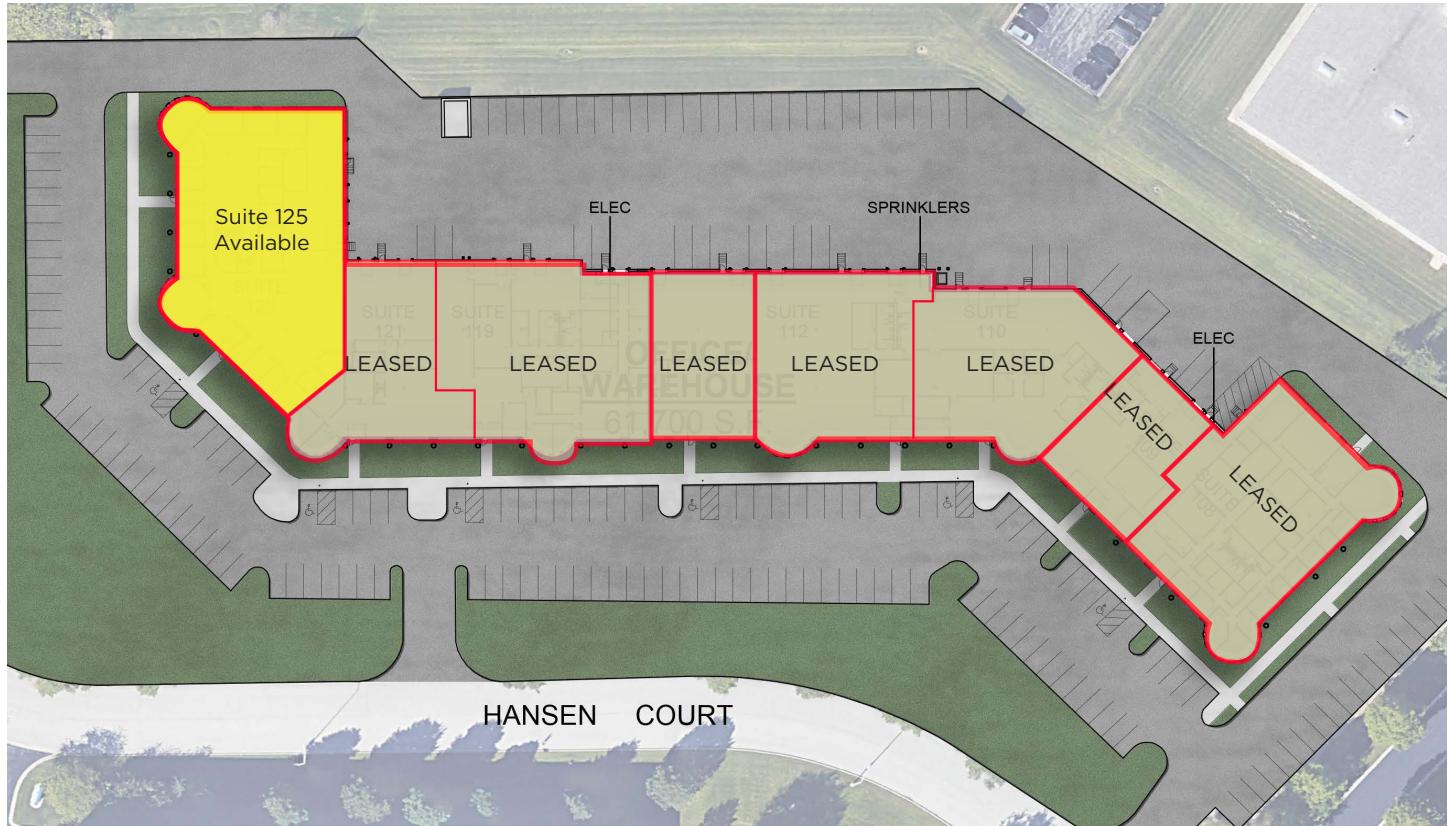
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 **CUSHMAN & WAKEFIELD**

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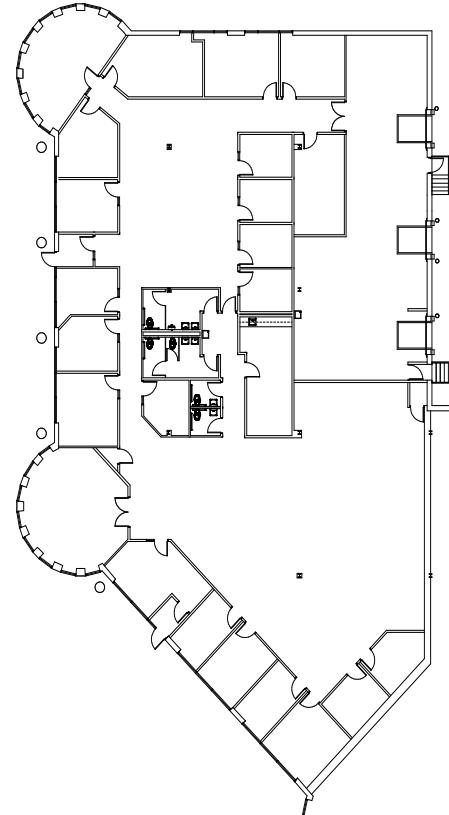
# 201 HANSEN COURT, WOOD DALE SITE PLAN



## Currently Available

### Suite 125

- >>> 12,247 SF available
- >>> 10,434 SF office (can reduce)
- >>> 1,813 SF warehouse
- >>> 3 loading docks
- >>> 700 Amps of 120/208V 3 Phase
  
- >>> Taxes: \$3.85 PSF
- CAM: \$2.87 PSF
- Insuranc: \$0.20 PSF



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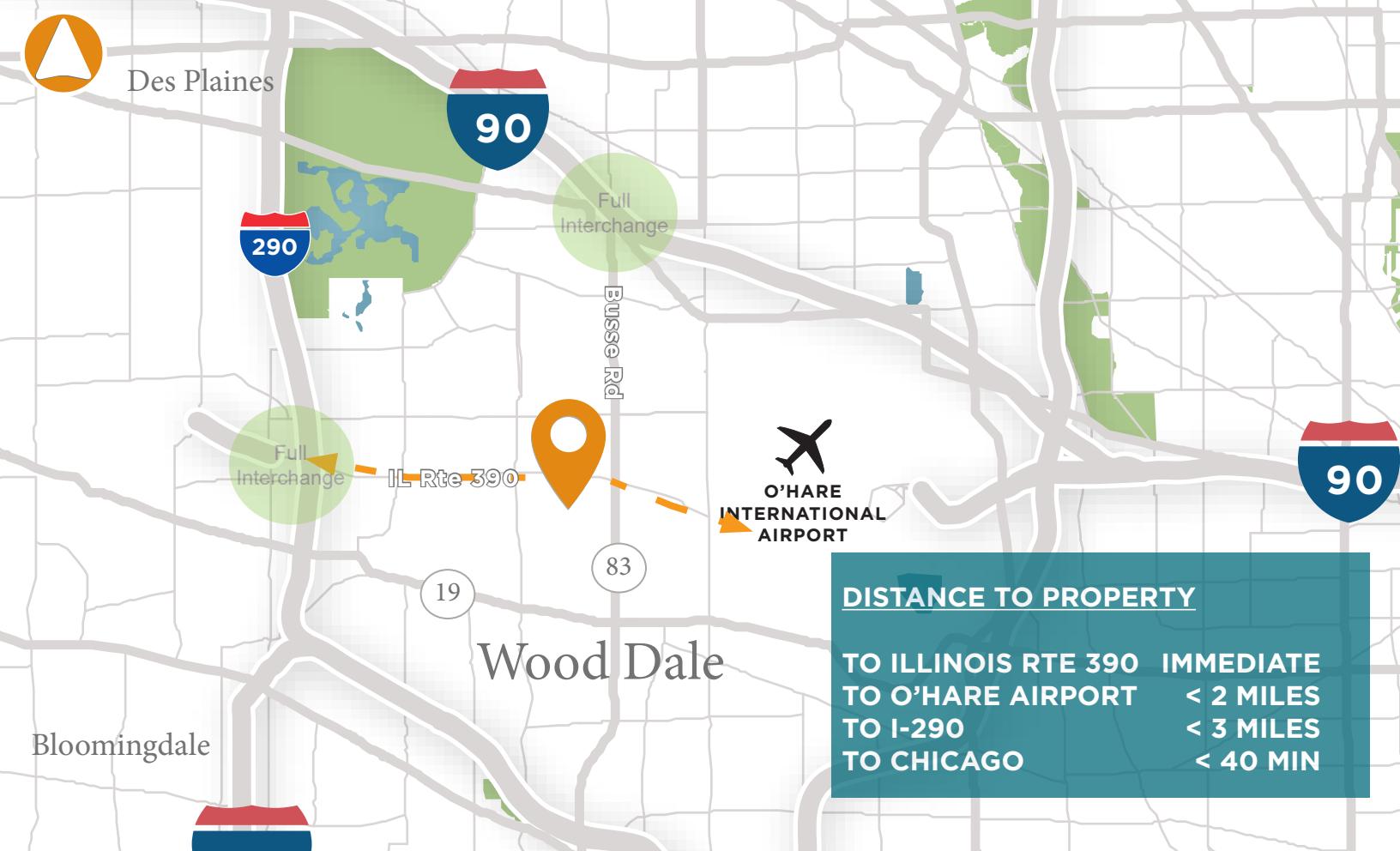
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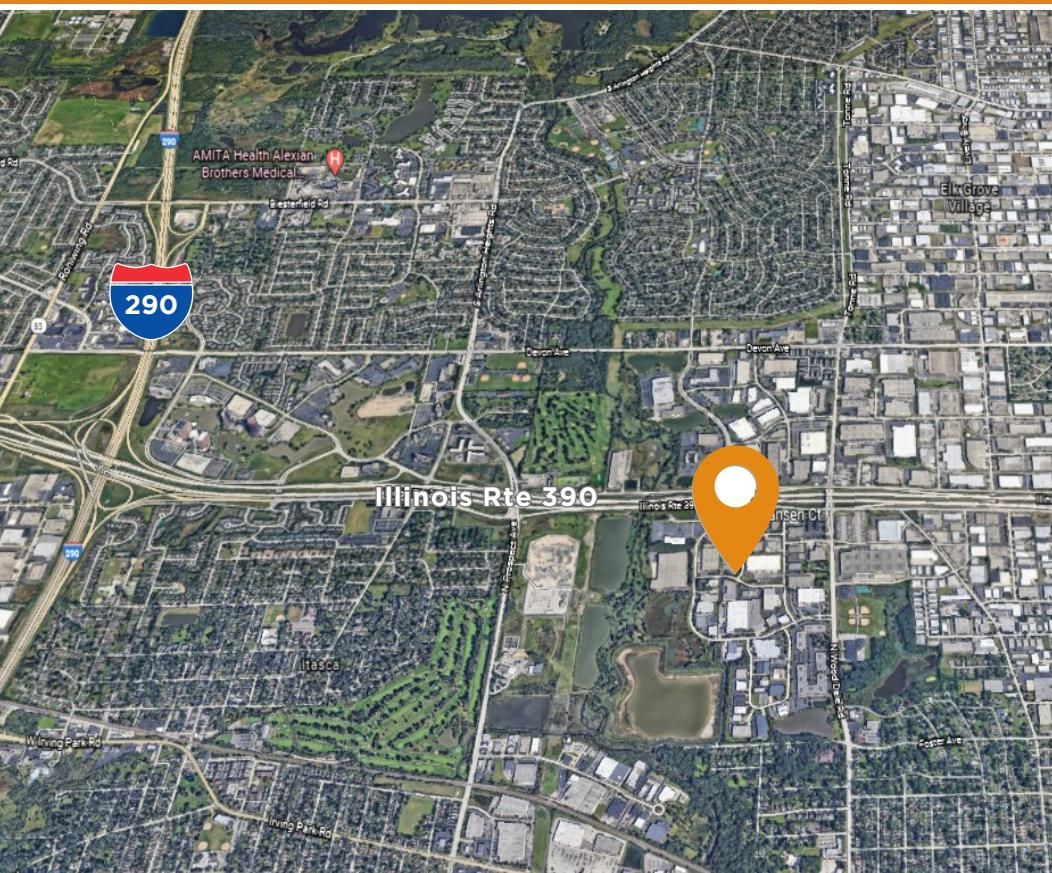
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#### DISTANCE TO PROPERTY

**TO ILLINOIS RTE 390** IMMEDIATE  
**TO O'HARE AIRPORT** < 2 MILES  
**TO I-290** < 3 MILES  
**TO CHICAGO** < 40 MIN



#### Strategic Location

201 Hansen Court, Wood Dale provides access to major highways and expressways. Conveniently located within minutes of I-290 and O'Hare International Airport.

#### About Us

Mapletree is a leading global real estate developer, investor and manager headquartered in Singapore. Mapletree owns and manages more than 69 million square feet of logistics and industrial properties across 26 states with offices in New York, Chicago, Atlanta, Dallas and Los Angeles.

[www.mapletree.com.sg](http://www.mapletree.com.sg)

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