

±80,026 SF INDUSTRIAL BUILDING FOR SUBLEASE	Divisible to ±25,000 SF	New Roof and LED Lighting	Ample Power
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3843 W. 43RD STREET

Chicago, IL 60632

[Property Website](#)

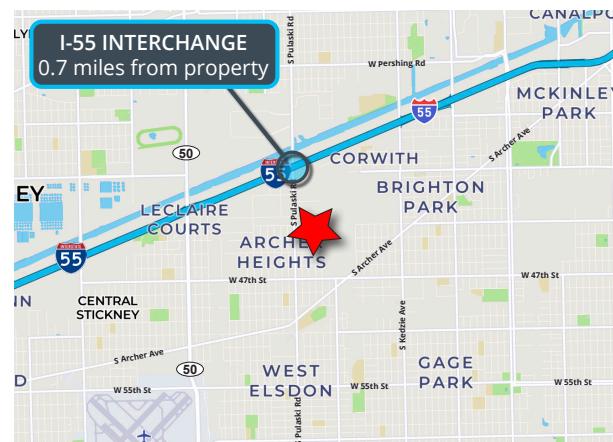


SPECIFICATIONS

- Building Size: ±80,026 SF
- Divisible to ±25,000 SF
- Office Size: ±11,000 SF (Can take less office space)
- Ceiling Height: 16' - 18'
- Loading: 6 Interior Docks
- Parking: ±25 Spaces
- Heating: Gas
- Year Built: 1959
- Construction: Masonry
- Zoning: M2-2
- CAM: \$1.06 PSF (2026 Est.)
- RE Taxes: \$1.25 PSF (2026 Est.)
- Lease Rate: \$5.50 PSF Net**

HIGHLIGHTS

- Located in Chicago's Crawford Industrial Park
- Ample power
- Fully sprinkled building
- New roof & LED lighting
- Close proximity to I-55 via S Pulaski Rd
- Just 15 minutes from Downtown Chicago
- Easy access to public transportation
- Access to a strong labor force



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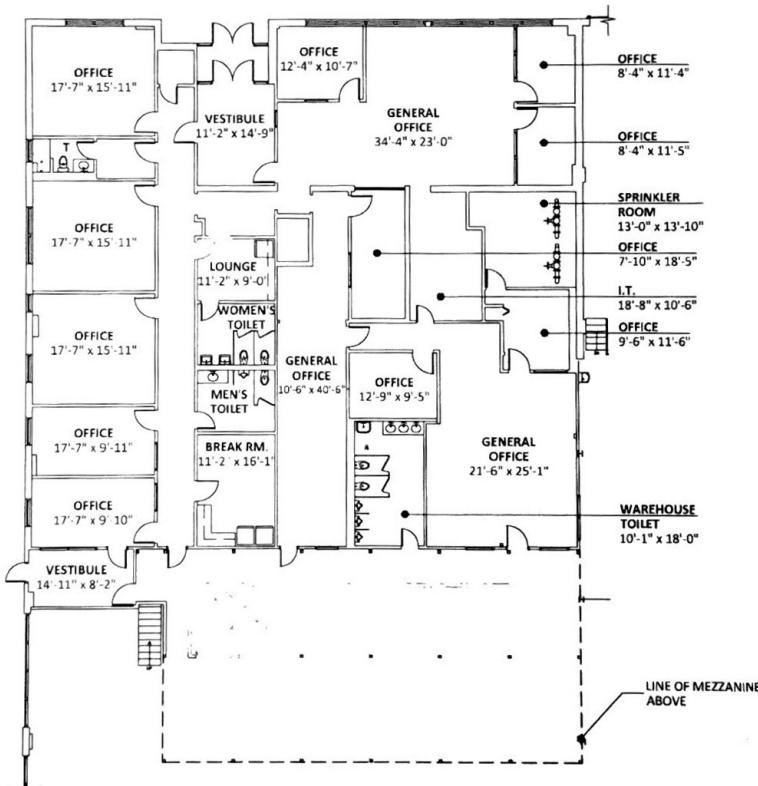
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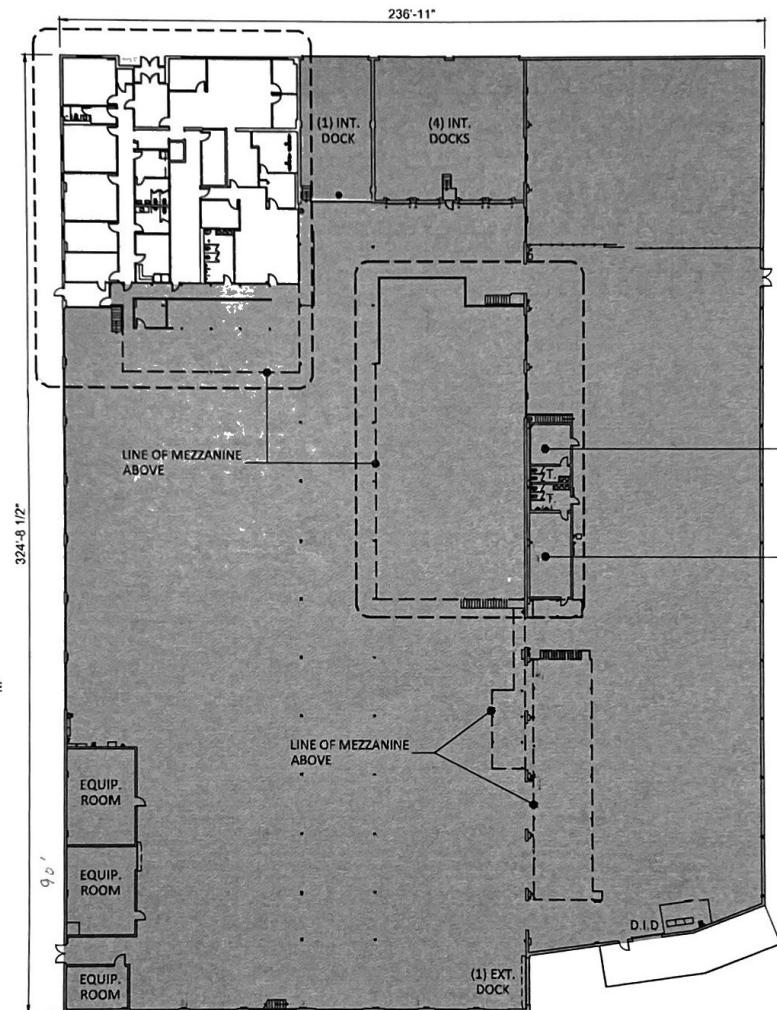
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FLOOR PLANS



Office Plan



Building Plan

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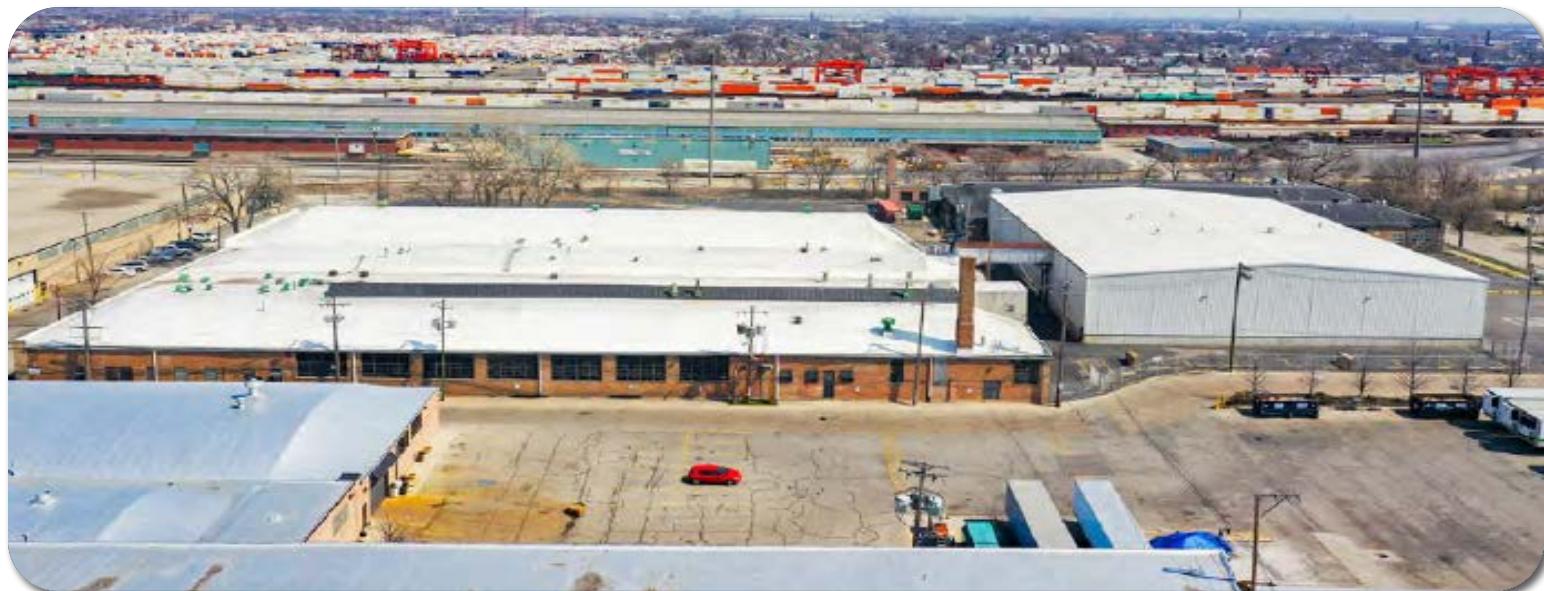
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AERIAL PROPERTY PHOTOS



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