

HARD TO FIND CRANE/RAIL FACILITY AVAILABLE FOR SALE OR LEASE

14400 ROBEY
DIXMOOR, ILLINOIS



BUILDING A

BUILDING SIZE	39,400 SF
CEILING HEIGHT	30' Clear
LOADING	3 Drive-in Doors (15' X 20')
CRANES	(2) 15 Ton Overhead Cranes 23' Clear under hook 60' Span Jib cranes throughout building
RAIL (CSX)	Rail served — 2 interior spurs under hook
LEASE RATE	\$8.75 psf Modified Gross

BUILDING D

BUILDING SIZE	7,800 SF
SPAN	65' Clear span
CEILING HEIGHT	23' Clear
LOADING	3 Drive-in doors (16'X20') 1 Exterior Dock
POWER	400A @ 480V; 3-phase
LEASE RATE	\$8.75 psf Modified Gross

*Entire site, approximately 10.5 acres
Four buildings on the entire site are also available **For Sale Subject to Offer***

EDWARD WABICK, SIOR | Principal | 773.714.2141 | ewabick@darwinpw.com
TERRY LYNCH, SIOR | Vice President | 773.714.2142 | tlynch@darwinpw.com



HARD TO FIND CRANE/RAIL FACILITY AVAILABLE FOR LEASE

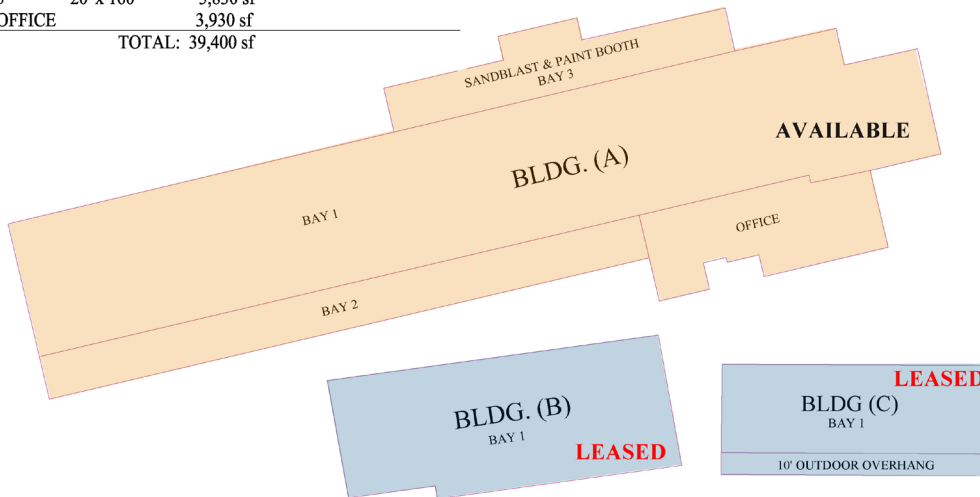
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14400 S. ROBEY, LLC PROPERTY BUILDING LAYOUT

BUILDING (A)

BAY#	DIM. (+/-)	AREA (SF.)	CRANES
1	62' x 420'	26,040 sf	2 @ 15 TON
2	20' x 280'	5,600 sf	
3	20' x 160'	3,830 sf	
OFFICE		3,930 sf	
		TOTAL: 39,400 sf	



BUILDING (D)

BAY#	DIM. (+/-)	AREA (SF.)
1	65' x 120'	7,800sf
		TOTAL: 7,800 sf

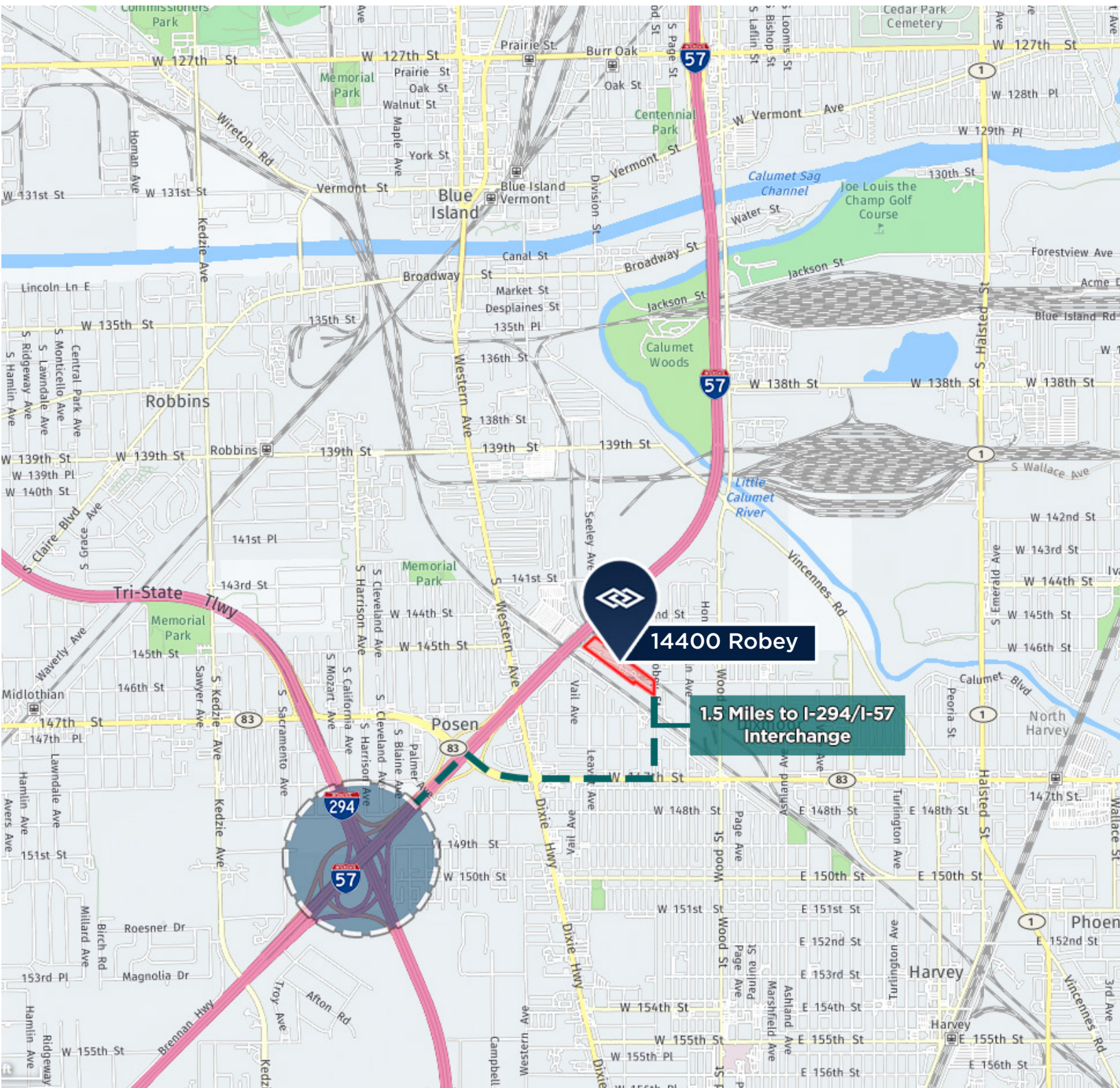
* Current tenants on month-to-month lease

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BUILDING A EXTERIOR



BUILDING A CRANE



BUILDING A CRANE & INTERIOR RAIL

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BUILDING D EXTERIOR



BUILDING D INTERIOR

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BUILDING B INTERIOR



BUILDING C INTERIOR

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