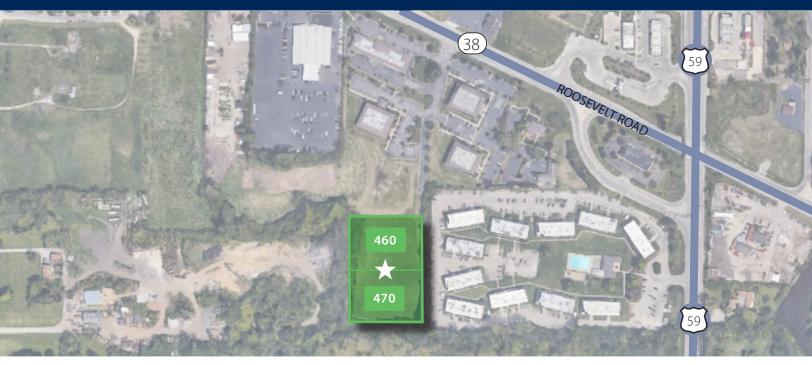


PRAIRIE CENTER OFFICE CAMPUS

460-470 E. ROOSEVELT RD. | WEST CHICAGO, ILLINOIS

AVAILABLE FOR SALE - M ZONING LAND



EASY ACCESS TO I-88 AND I-355 South Elgin Bartlett Wayne Bloomingdale Wayne Glendale Heights Glen Ellyn Wheaton 38 Winfield Warrenville Warrenville Warrenville S3 Bartlett Roselle Glendale Heights Glen Ellyn Wheaton 38 West Chi lago West Chi lago Glen Ellyn Wheaton 38 Bartlett Warrenville S3 Bartlett Bartl

AVAILABLE

460 E. Roosevelt Rd.	1.43 Acres (62,176 SF)
470 E. Roosevelt Rd.	1.55 Acres (67,804 SF)
Total:	2.98 Acres (129,890 SF)

PRICING

Sale Price: \$	549,000
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HIGHLIGHTS

City of West Chicago agreeable to M (Manufacturing) Zoning Change

Outside Storage Potential

Detention in Place

Easy Access to I-88 and I-355 at Rt 38 and Rt 59

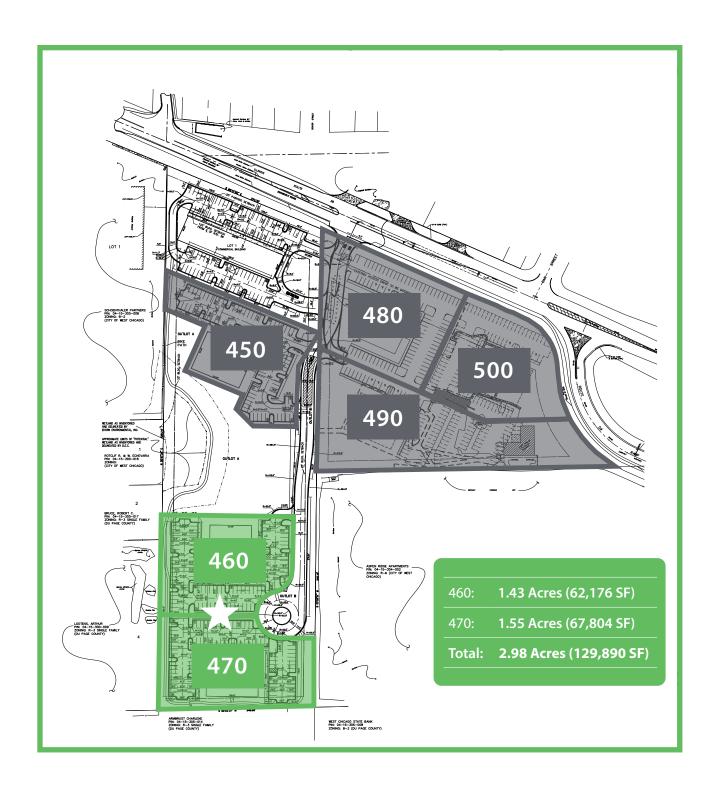


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460-470 E. ROOSEVELT RD. | WEST CHICAGO, ILLINOIS PLAT SURVEY







460-470 E. ROOSEVELT RD. | WEST CHICAGO, ILLINOIS EXAMPLE WAREHOUSE LAYOUT | 40,000 SF

