



LOGISTICS[®]
PROPERTY
CO

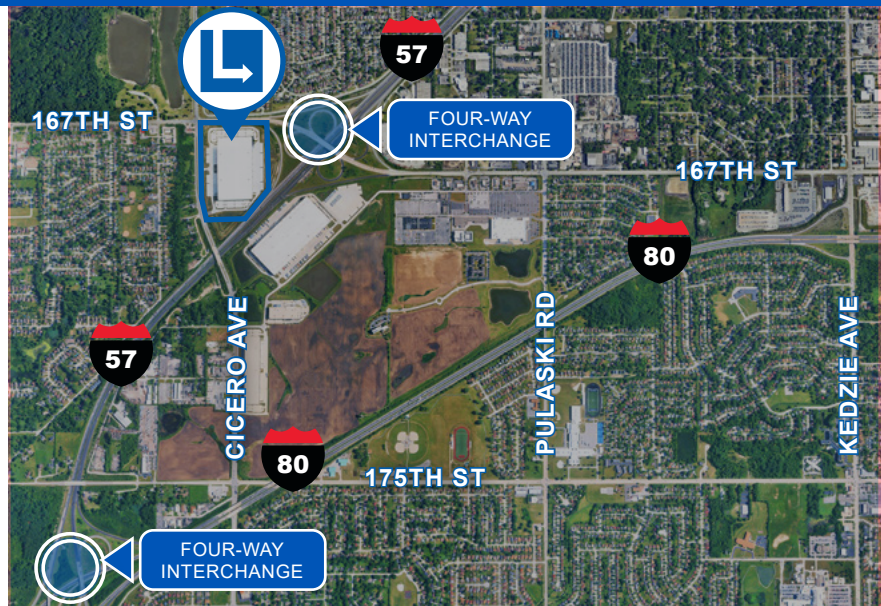
OAK FOREST LOGISTICS CENTER

16799 Cicero Avenue, Oak Forest, IL 60452



431,334 SF AVAILABLE NOW | DIVISIBLE TO ±159,804 SF

- Located within a Foreign Trade Zone
- Immediate access to I-57 four-way interchange
- 2 miles to I-80 & 3 miles to I-294
- 24 miles to Downtown Chicago
- Highly desirable infill location
- Zoning allows for a wide variety of uses
- Remarkable access to skilled labor force
- I-57 frontage - 89,500 cars per day
- TIF & Class 8 Tax Abatement
- [Cal-Sag Enterprise Zone Incentives](#), including a sales tax exemption on building materials for TI work



**CUSHMAN &
WAKEFIELD**

Cushman & Wakefield

9500 W. Bryn Mawr
Suite 600
Rosemont, IL 60018

Jason West, SIOR

+1 847 518 3210 • jason.west@cushwake.com

Sean Henrick, SIOR

+1 847 518 3215 • sean.henrick@cushwake.com

Ryan Klink

+1 847 518 3211 • ryan.klink@cushwake.com



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16799 Cicero Avenue, Oak Forest, IL 60452



BUILDING SIZE: 664,453 SF (431,334 SF available)

SPEC OFFICE: ±2,192 SF

CLEAR HEIGHT: 40'

DOCK DOORS: 77 (49 available) - expandable

DRIVE-IN DOORS: 4 (2 available)

TRAILER PARKING: 116 (76 available)

AUTO PARKING: 509 (334 available)

COLUMN SPACING: 54' x 52' (71' speed bay)



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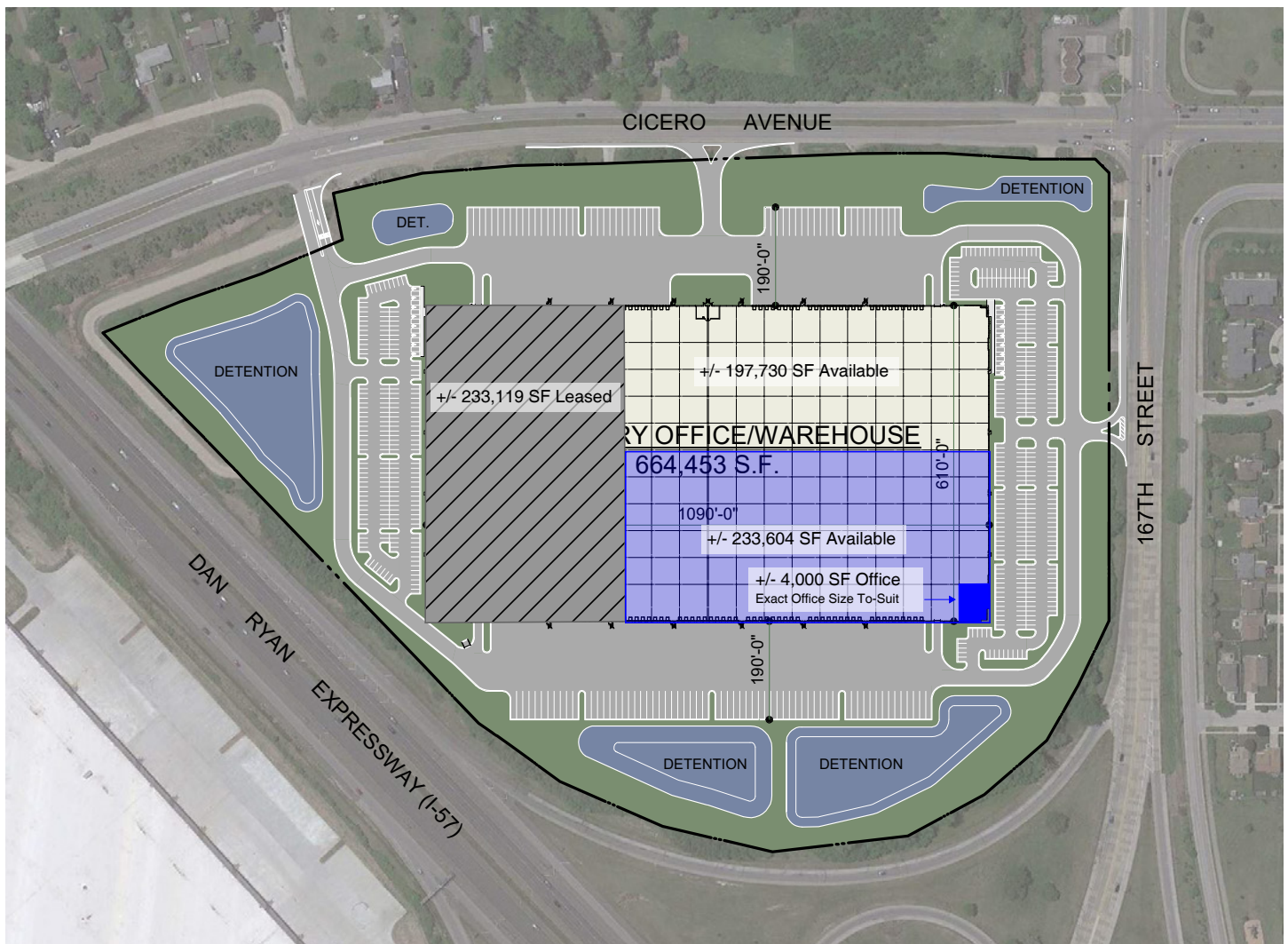
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DEMISING OPTION A

±197,730 SF | ±233,604 SF



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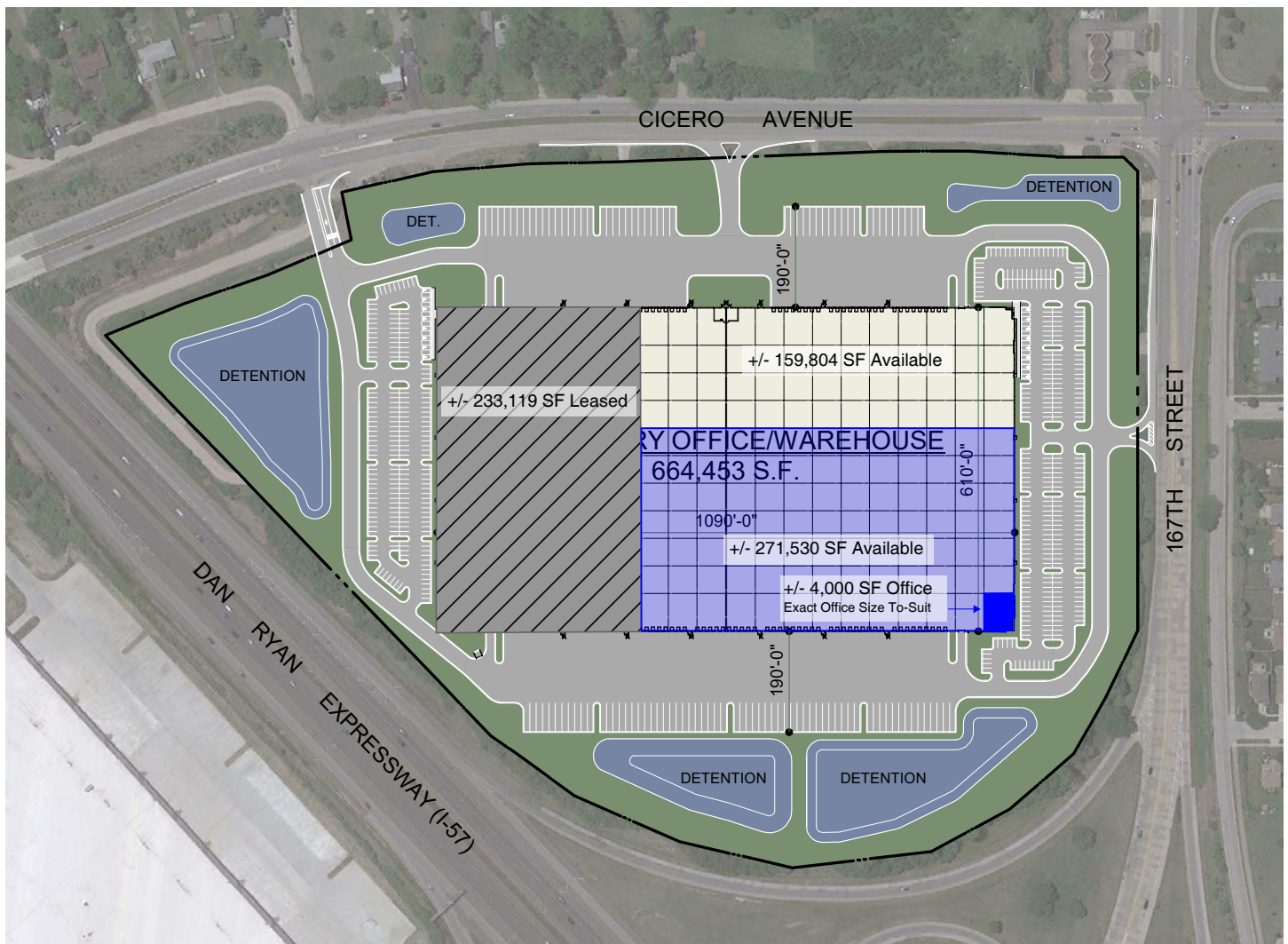
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DEMISING OPTION B

±159,804 SF | ±271,530 SF



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PRIME LOCATION FOR INDUSTRIAL USERS

Located within a Foreign Trade Zone



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