



LEASE

28144 W Industrial Ave

UNIT 120 AVAILABLE

Lake Barrington, IL 60010

PRESENTED BY:

MARGARET AMES

O: 847.233.1139

margaret.ames@svn.com

JOHN JOYCE, CCIM SIOR

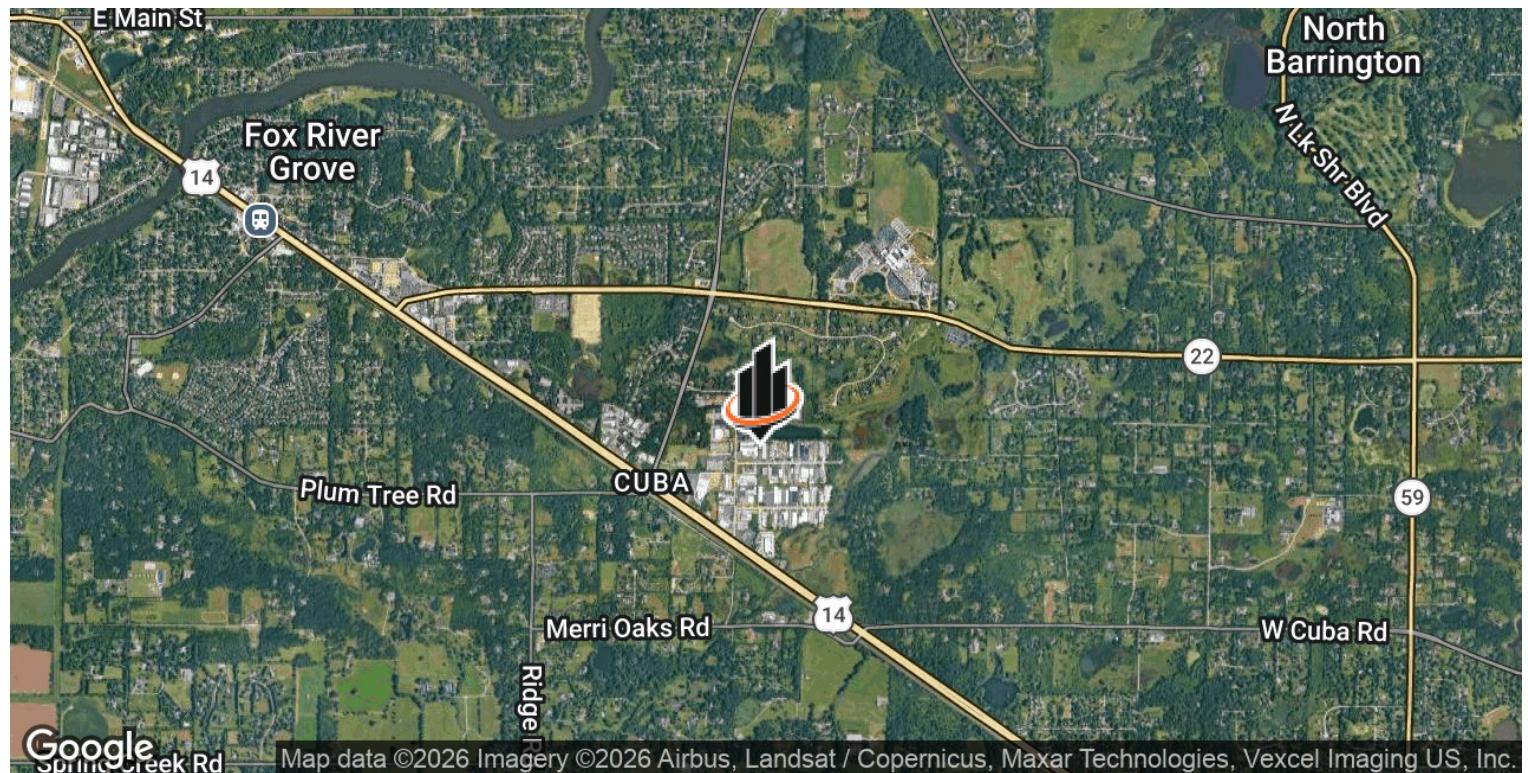
O: 847.233.1178

john.joyce@svn.com



 **SVN**
CHICAGO COMMERCIAL

PROPERTY SUMMARY



OFFERING SUMMARY:

LEASE RATE:	\$13.00 SF/yr (Gross)
AVAILABLE SF:	2,000 SF
LOT SIZE:	1.84 Acres
BUILDING SIZE:	24,000 SF
LOADING:	1 DID 12'x12'
OFFICE SIZE:	+/- 500 SF
CEILING:	16'

PROPERTY DESCRIPTION

2,000 SF available in Lake Barrington, IL! High-quality industrial space with 16' clear height, new LED lighting, epoxy warehouse floors, ceiling fans, and 220 AMP 3-phase power. Features include a 12'x12' drive-in door, slop sink, two bathrooms, an updated office area, additional mezzanine office space, and quality finishes.

PROPERTY HIGHLIGHTS

- Available for occupancy 7/1/2026
- Two (2) bathrooms and kitchentte
- A/C in office area
- Heat in office and warehouse
- Rear-loaded 12'x12' drive-on door
- 220 AMP/ 3-Phase power
- Ample parking with dedicated spaces

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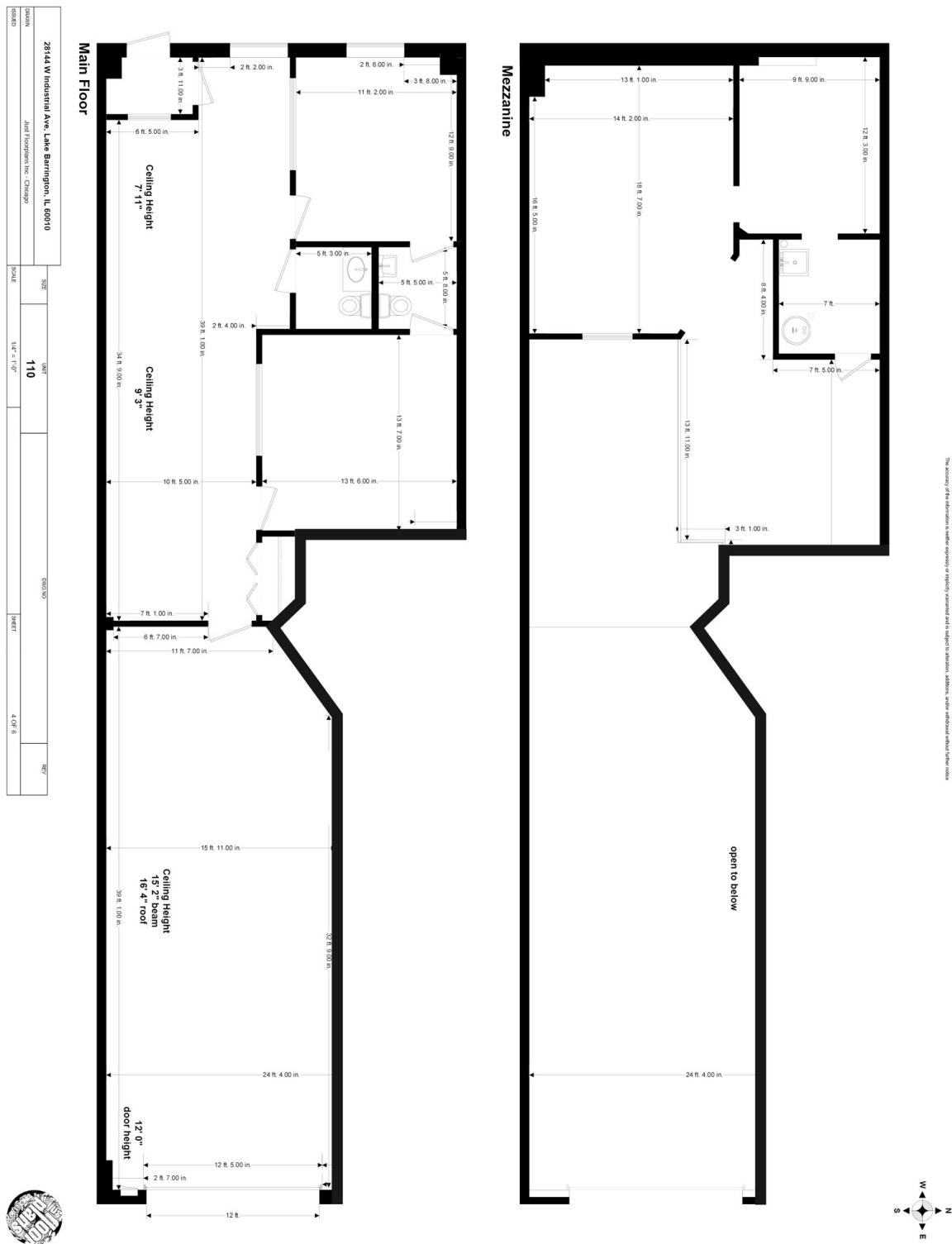
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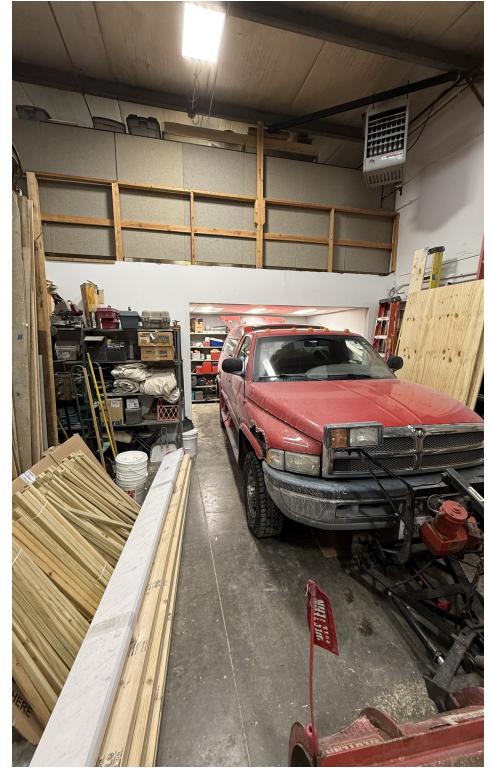
FLOOR PLAN



MARGARET AMES
 O: 847.233.1139
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ADDITIONAL PHOTOS



MARGARET AMES

O: 847.233.1139

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