

# 4,197 - 7,050 SF

## Industrial Property For Lease



**BROWN**  
COMMERCIAL GROUP, INC.

**1230-1300 MARK ST., BENSENVILLE, IL 60106**



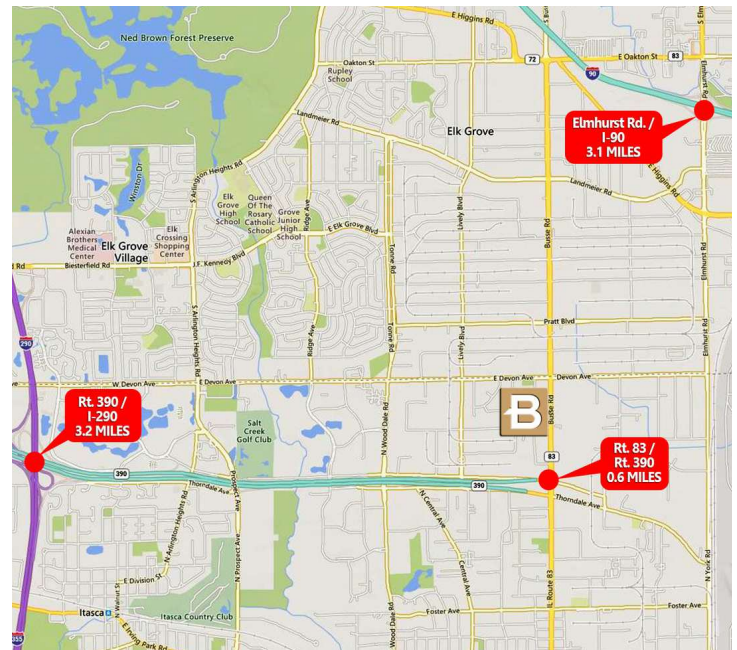
### LOCATION DESCRIPTION

Established industrial park location with easy access to major transportation routes via nearby Rt. 83, Rt. 390, I-90 and I-290.

SPACES	LEASE RATE	SPACE SIZE
1230	\$11.00 SF/yr	4,197 SF
1260	\$11.00 SF/yr	7,050 SF
1296	\$11.00 SF/yr	4,850 SF

### PROPERTY OVERVIEW

- Flex Space Units Available For Lease
- Office Space Varies Per Unit
- 12' Clear Ceilings
- 10' x 10' Drive-in Door Per Unit
- CAM: \$2.03/SF
- Insurance: \$1.00/SF
- RE Taxes: \$1.55/SF



**PAT CROWLEY**

847.758.9200 x310

PCROWLEY@BROWNCOMMERCIAL.COM

**TRINITY SCURTO, SIOR**

847.758.9200 x304

TSCURTO@BROWNCOMMERCIAL.COM

BROWNCOMMERCIAL.COM

// 1400 E. HIGGINS RD. SUITE A, ELK GROVE VILLAGE, IL 60007

// 847.758.9200

No warranties or representations is made as to the accuracy of the foregoing information. Terms and availability are subject to changes or withdrawal without notice

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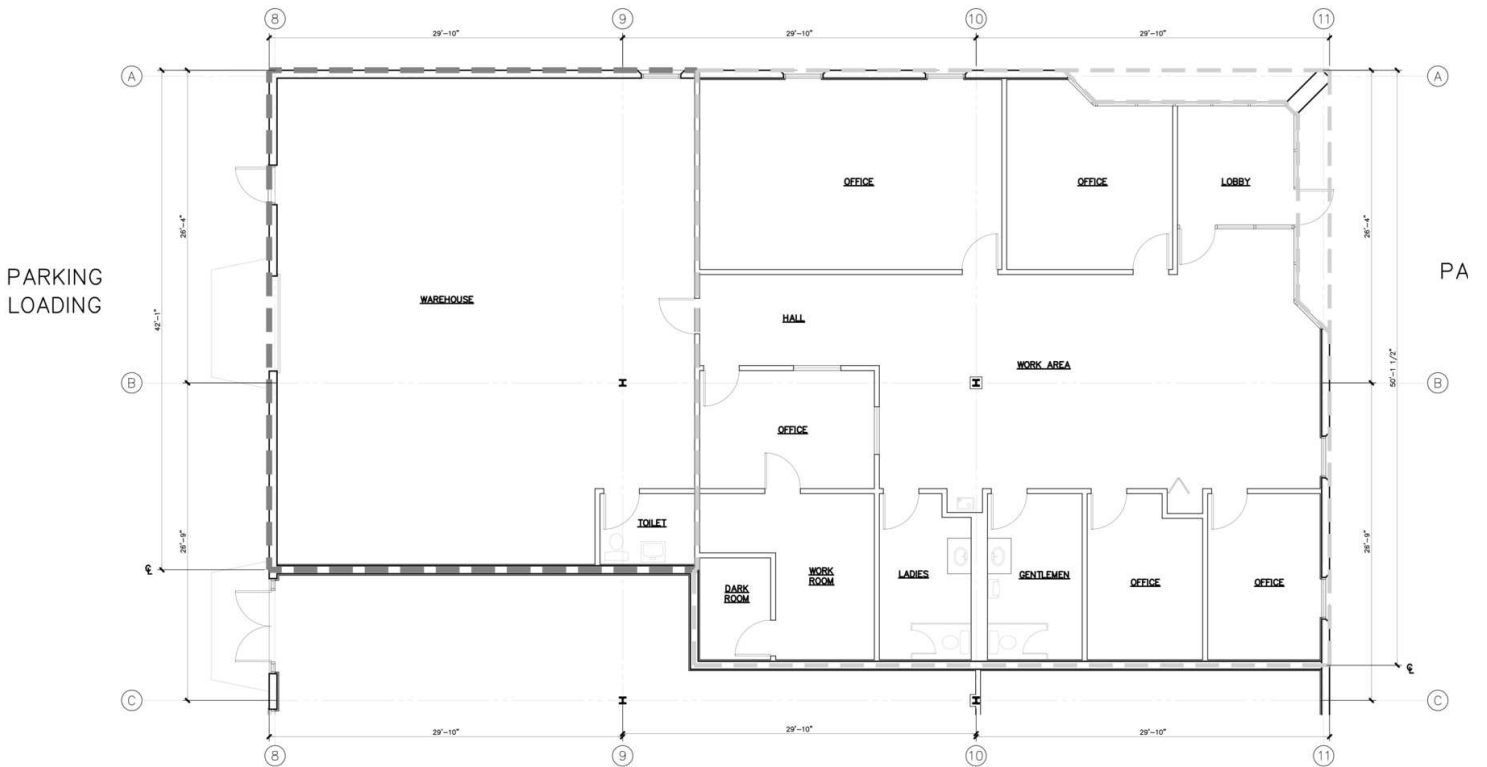
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**NOTE:**  
ALL GRID DIMENSIONS ARE APPROXIMATE & BASED ON INTERIOR TAPE MEASUREMENTS CONDUCTED OCTOBER 7th AND 8th, 1998 BY THIS ARCHITECT.  
THE FIELD MEASUREMENTS ALONG WITH THE MULTIPLE PHOTOGRAPHS TAKEN AND A SURVEY PREPARED BY EDWARD J. MOLLOY DATED APRIL 12, 1984 WERE USED TO PREPARE THIS DRAWING.  
NO ORIGINAL DRAWINGS OR AS-BUILT DRAWINGS WERE AVAILABLE.

1230 MARK STREET



<b>PROMOTIONAL SIGNS, INC.</b>	
OFFICES	2,677 S.F.
WAREHOUSE	1,520 S.F.
<b>TOTAL</b>	<b>4,197 S.F.</b>

**EXISTING FLOOR PLAN**  
1/4" = 1'-0"



THIS INSTRUMENT IS THE PROPERTY OF BROWN COMMERCIAL GROUP, INC. IT IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREON. IT IS NOT TO BE REPRODUCED IN ANY MANNER WITHOUT THE WRITTEN PERMISSION OF BROWN COMMERCIAL GROUP, INC.

**UNIT 1230**

<p><b>PAT CROWLEY</b> 847.758.9200 x310 PCROWLEY@BROWNCOMMERCIAL.COM</p>	<p><b>TRINITY SCURTO, SIOR</b> 847.758.9200 x304 TSCURTO@BROWNCOMMERCIAL.COM</p>
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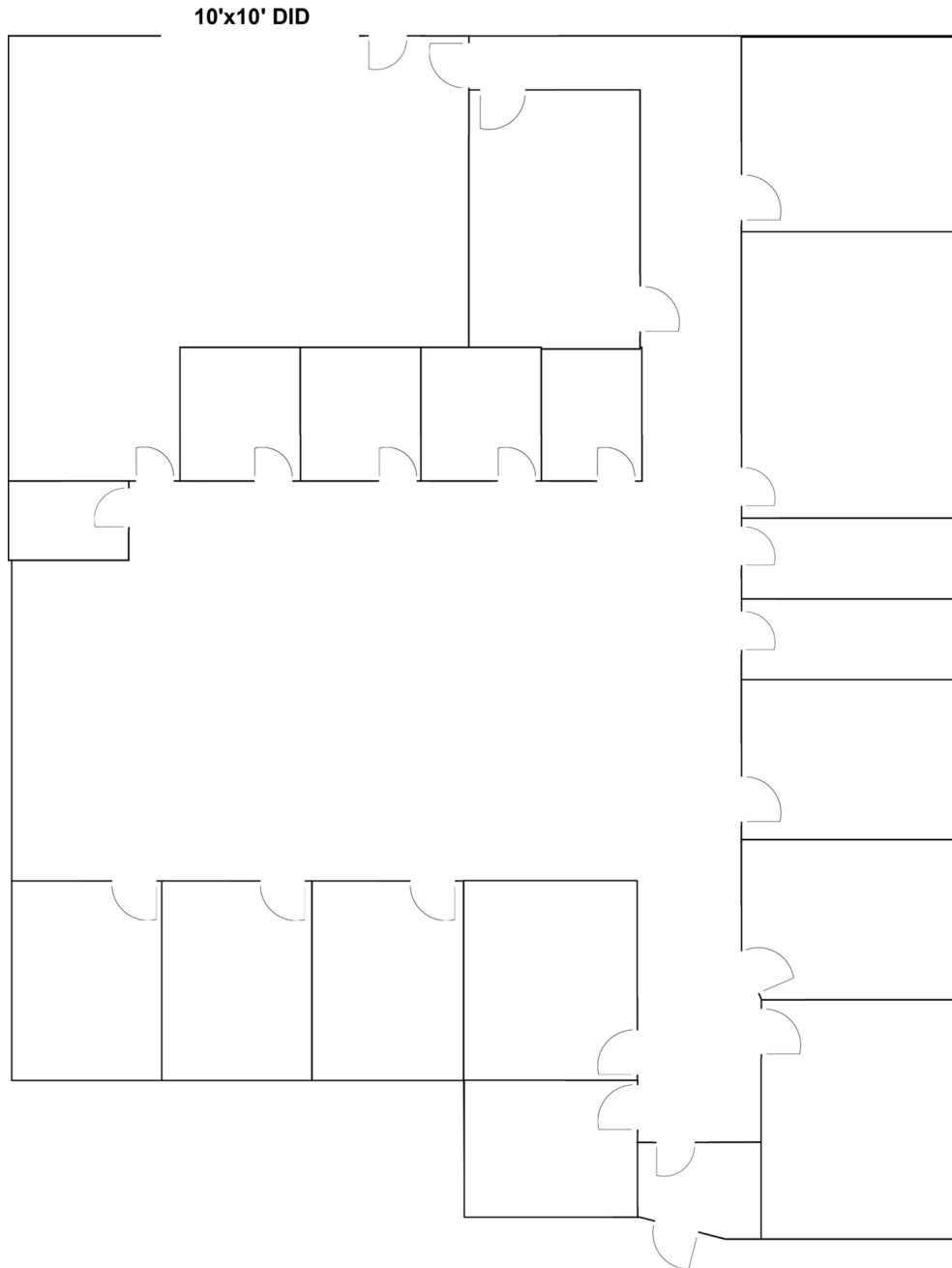
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## Industrial Property For Lease



**BROWN**  
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**1230-1300 MARK ST., BENSENVILLE, IL 60106**



UNIT 1260

**PAT CROWLEY**

847.758.9200 x310

PCROWLEY@BROWNCOMMERCIAL.COM

**TRINITY SCURTO, SIOR**

847.758.9200 x304

TSCURTO@BROWNCOMMERCIAL.COM

BROWNCOMMERCIAL.COM

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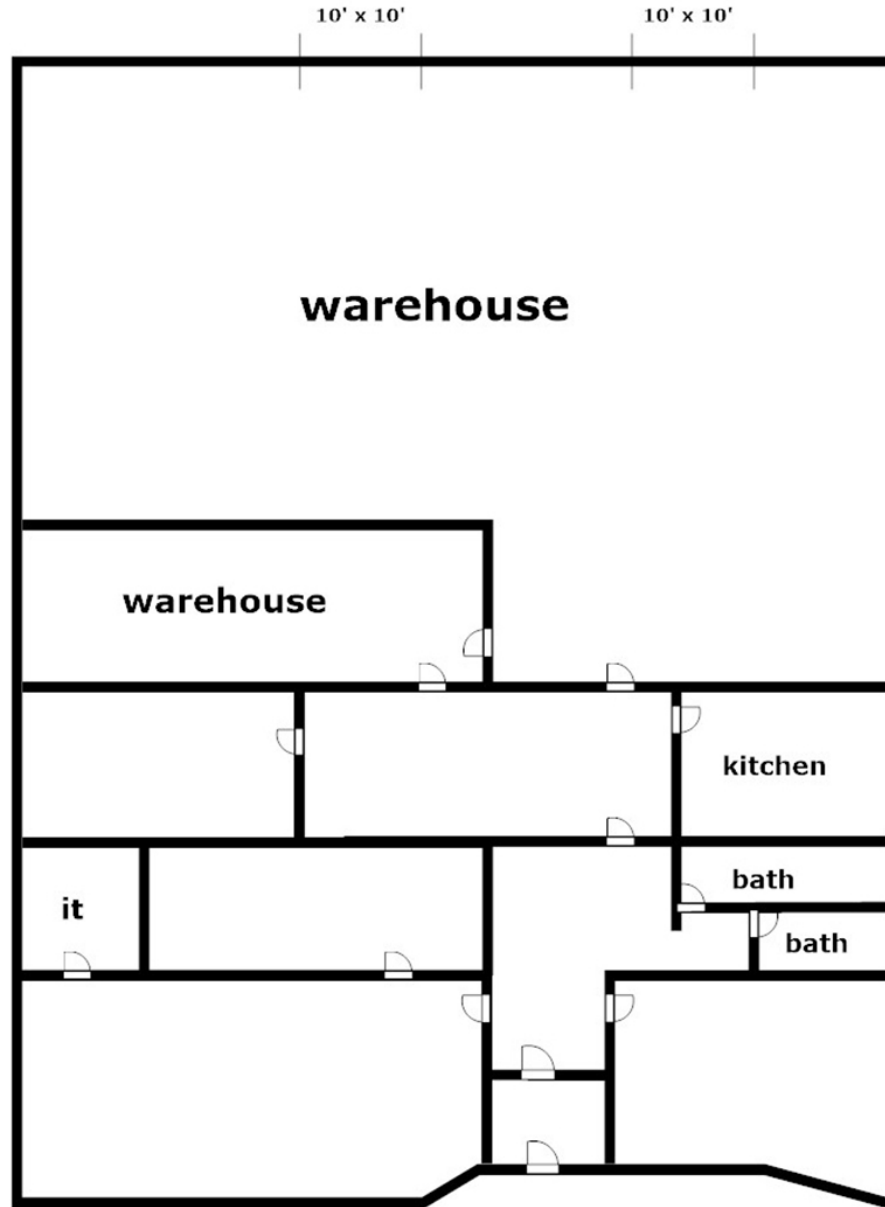
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## Industrial Property For Lease



**BROWN**  
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UNIT 1296

**PAT CROWLEY**

847.758.9200 x310

PCROWLEY@BROWNCOMMERCIAL.COM

**TRINITY SCURTO, SIOR**

847.758.9200 x304

TSCURTO@BROWNCOMMERCIAL.COM

BROWNCOMMERCIAL.COM

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