

FOR LEASE

1119 KICKAPOO STREET



1119 KICKAPOO STREET LINCOLN, IL 62656

PROPERTY HIGHLIGHTS:

- Multiple IND Warehouse Spaces Available for Lease
- Available Space from 17,000 SF to 220,000 SF Available
- 2 Miles From I-55 Interchange
- 8 exterior Docks, 4 interior Docks, 3 drive in doors
- Outdoor Yard that can be used for Truck and Trailer Parking
- Wide Column Spacing 50w x 50d, 6000 Amps of electricity
- Priced below market at \$3.50/SF Per Year

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FOR MORE INFORMATION PLEASE CONTACT:

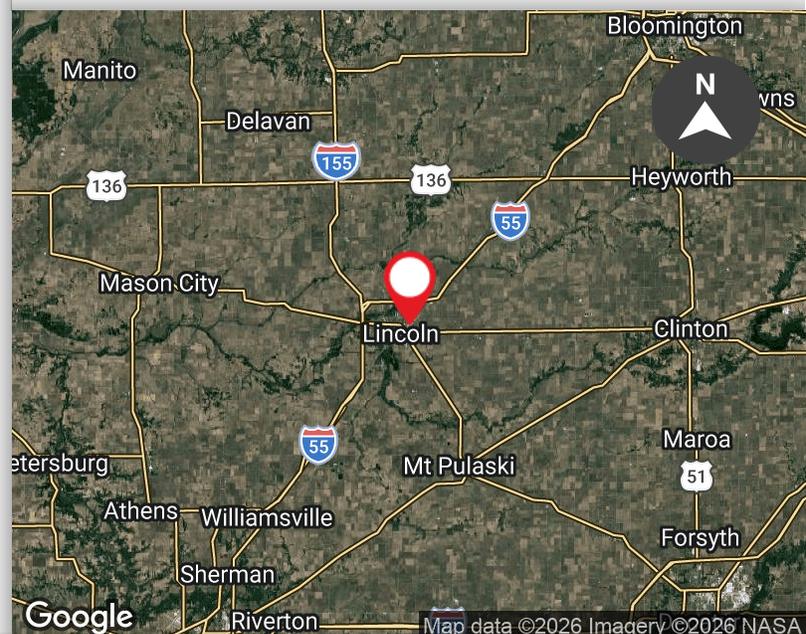


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PROPERTY INFORMATION

HIGHLIGHTS

Building SF:	254,000 SF
Available SF:	220,000 SF
Office SF:	6,000 SF
County:	Logan

SITE

Land (acres):	14.0
Parcel Number:	08-030-049-00; 08-030-048-00; 08-255-056-51
Zoning:	I-2

PRICING & AVAILABILITY

Lease Rate:	\$3.50 SF/yr (NNN)
Lease type:	NNN
Min Available SF:	± 220,000 SF
Max Space Available:	± 220,000 SF
Occupancy:	Multiple

BUILDING INFORMATION

Type:	Industrial
Year Built:	1974
Stories:	1
Ceiling Height:	17.0' - 24.0'
Sprinkler:	Yes
Clear Height:	17.0'
Electrical:	6,000 AMPS
Door Dimensions (HXW):	14.0'