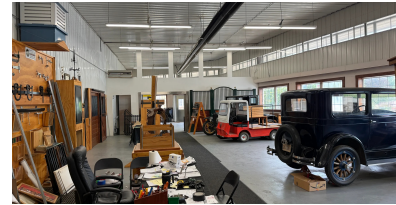


**330 West Front Street**  
Harvard, IL 60033

**For Lease**

MLS #12717549

**INDUSTRIAL**



**INDUSTRIAL 26,882 SF**

**\$8 - 10 SF/YR (MG)**

**Prime Industrial Facility Available  
Strategic Logistics Hub  
Harvard, IL**

330 Front Street in Harvard, Illinois, is a functional and versatile commercial facility ideal for industrial, warehousing, or light manufacturing operations. Situated adjacent to the historic Starline Factory on Front Street, this location provides businesses with a strategic footprint in McHenry County. It offers strong regional connectivity to major northern Illinois and southern Wisconsin transportation corridors.

Discover an exceptional leasing opportunity at 330 Front Street, Harvard, IL. This robust and diverse commercial property is built to handle various logistical and light manufacturing requirements, making it an ideal choice for warehousing, distribution, fabricating, specialized production or e-commerce fulfillment centers looking to optimize regional supply chains.

Call Broker for more details.

**Specifications**

|                 |                                                  |
|-----------------|--------------------------------------------------|
| Building Size:  | 331,000                                          |
| Year Built:     | 1903                                             |
| Office Size:    | 17,000                                           |
| HVAC System:    | Heat Throughout, AC in Showroom Only             |
| Electrical:     | 480 AMP, 3 Phase                                 |
| Washrooms:      | 3                                                |
| Ceiling Height: | 13-18'                                           |
| Parking:        | Multiple Lots & Street                           |
| DID's:          | (1) 10'x10' (1) 14'x20' (2) 14'x23' (1)15'x20'   |
| Dock:           | (1) Internal w/ Level 21'60"                     |
| Sewer/Water:    | City/City                                        |
| Zoning:         | M                                                |
| Pin #:          | 01-35-328-001, 003, 004, 005, 007, 008, 009, 010 |

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**Ryan Artner**  
Associate Broker

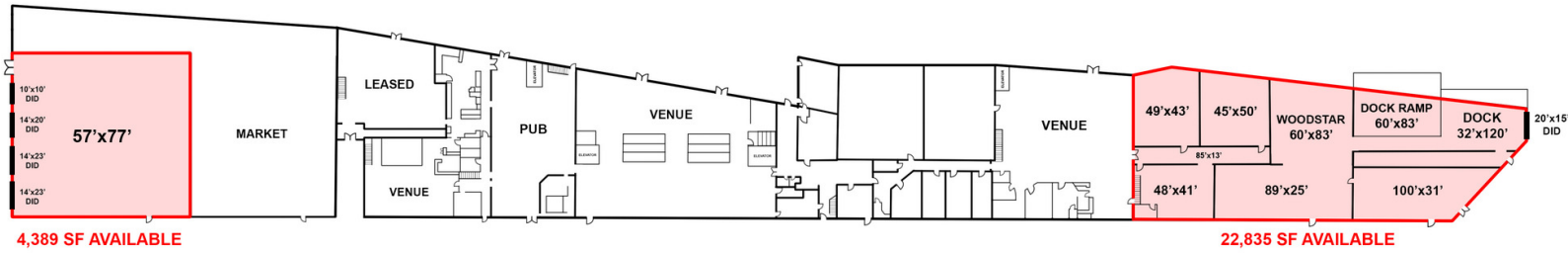
RyanA@PremierCommercialRealty.com  
O: 847.854.2300 x13 C: 224.268.5985

www.PremierCommercialRealty.com | 847.854.2300 | 9225 S. Route 31, Lake in the Hills, IL 60156

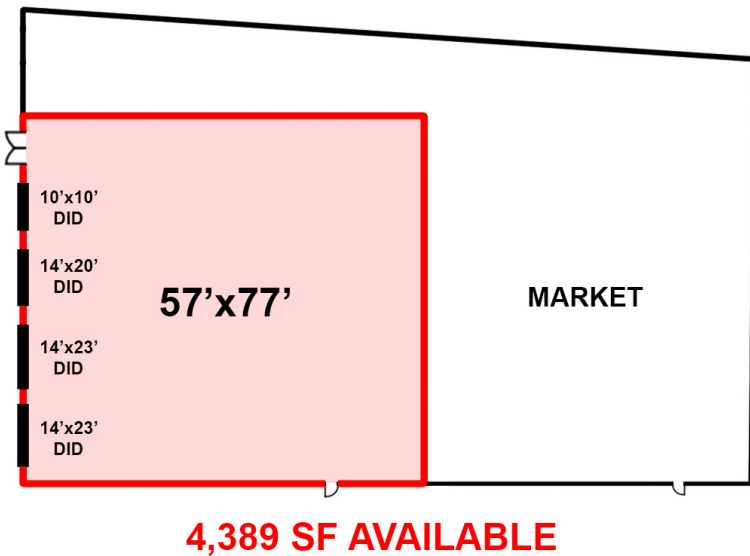
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For Lease

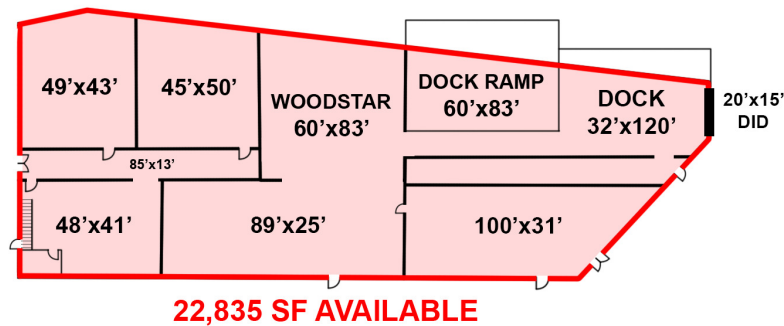
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## EAST END



## WEST END



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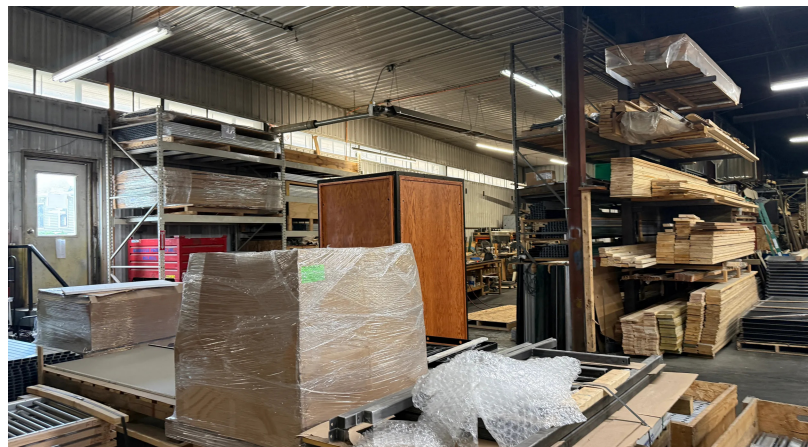
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**330 West Front Street**  
Harvard, IL 60033

**For Lease**

**INDUSTRIAL**



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# 330 West Front Street

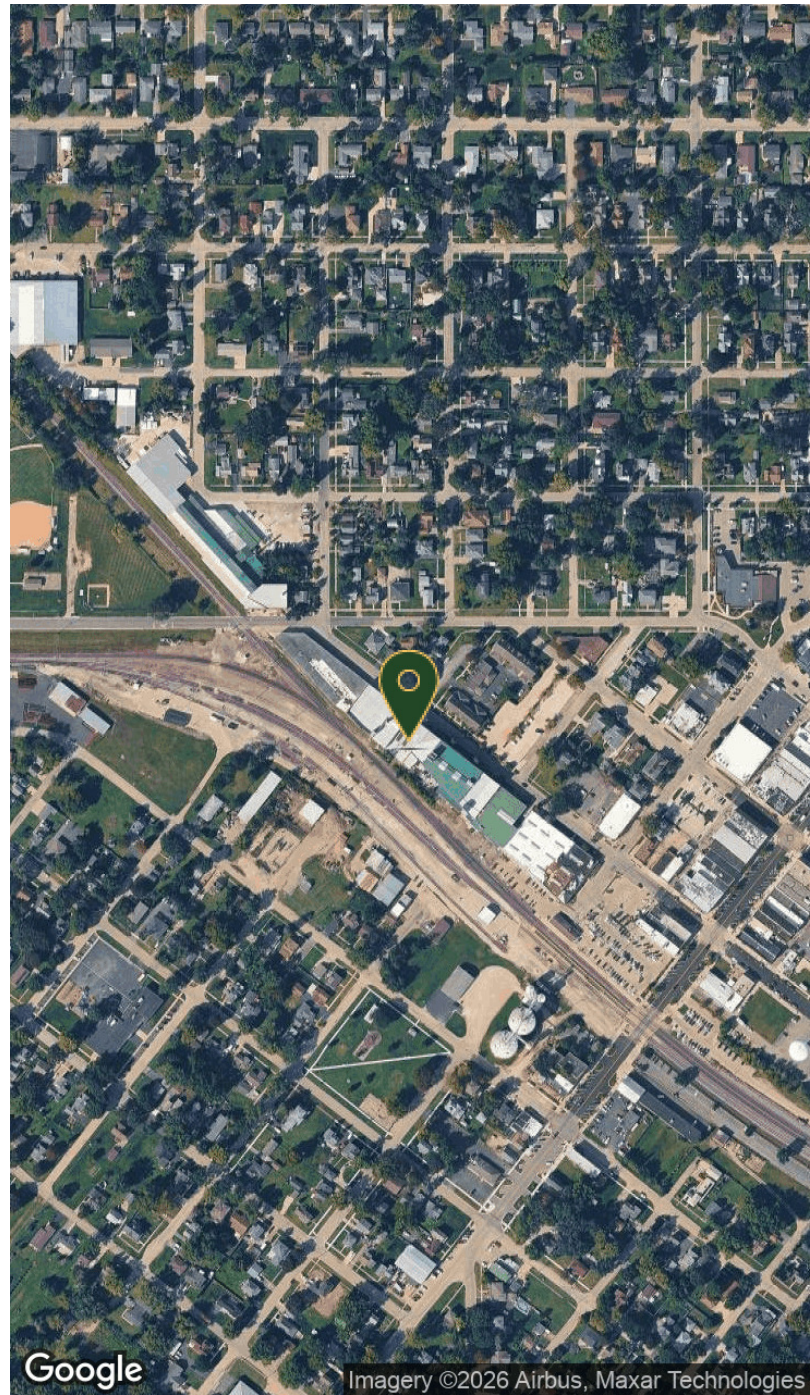
Harvard, IL 60033

## For Lease

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### Key Highlights:

- **Flexible Layout:** Features an expansive, high-ceiling open floor plan designed to maximize pallet storage density and ease forklift operations
- **Loading & Logistics:** Equipped with multiple large drive-in doors to ensure rapid turnaround times for inbound and outbound shipping.
- **Location Benefits:** Located blocks from downtown Harvard with fast access to Route 14 and Route 173, enabling seamless transit toward Rockford, Crystal Lake, and the greater Chicago/Wisconsin border markets.
- **Heavier Utility Capacity:** Outfitted with robust electrical service required to power industrial machinery and automated assembly lines.
- **Zoning & Configuration:** Clear span construction leaves columns to a minimum, letting managers configure workflow, machinery layout, and safety clearway paths efficiently.
- **Workforce & Logistics Advantage:** Combines a business-friendly local community with a centralized position, making it easy to pull skilled manufacturing labor from both the McHenry County and southern Wisconsin workforces



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