

NORTHWEST CORPORATE PARK VIII

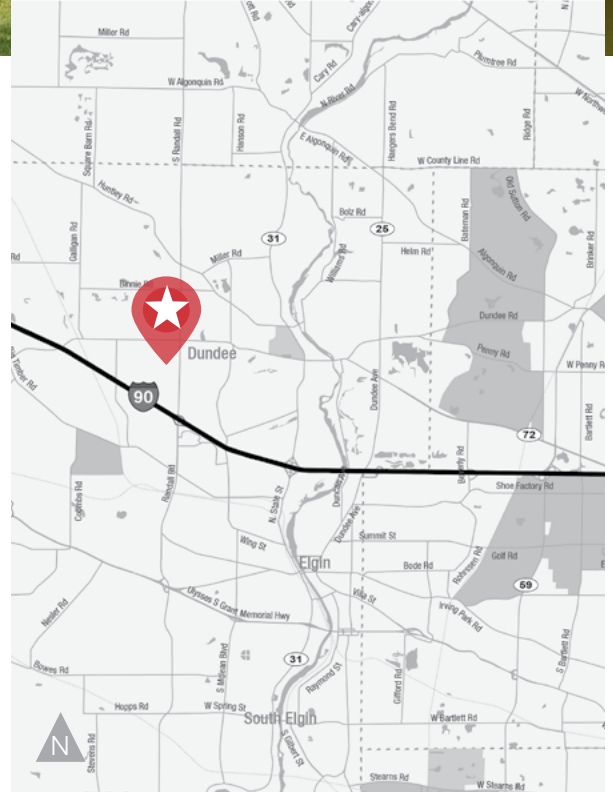
90,245 SF Available for Lease

ELGIN ILLINOIS



PROPERTY DETAILS

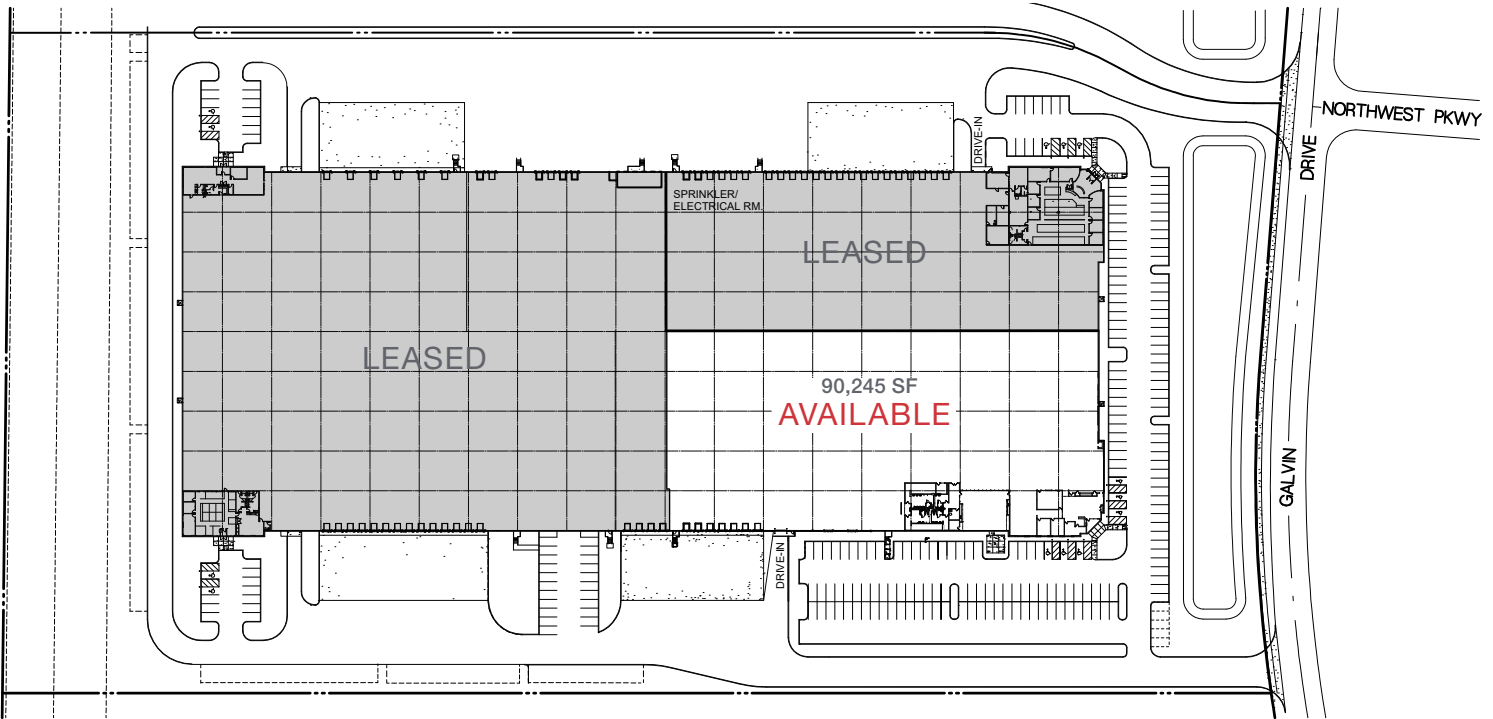
BUILDING SIZE	342,780 SF
AVAILABLE SF	90,245
OFFICE SF	8,096
BAY SIZE	40' X 50'
CLEAR HEIGHT	30'
LOADING	5 EXTERIOR DOCKS 1 DRIVE IN DOOR 12' X 14' 2 HALF-HEIGHT DOCK DOORS
CONSTRUCTION	PRECAST PANEL
SPRINKLER	ESFR
PARKING	AMPLE
POWER	1200 AMPS, 480/277 VOLTS 3 PHASE
HVAC	MAKE-UP AIR UNITS



2400 GALVIN DRIVE
ELGIN ILLINOIS

NORTHWEST CORPORATE PARK VIII

2400 Galvin Drive Elgin IL



HIGHLIGHTS & FEATURES

- 8,096 SF office with above-standard ceiling heights & finishes
- Washroom facilities with locker rooms
- Oversized lunch room - potential to convert to showroom / wet lab / quality control room
- 30' clear height
- 25 minutes to O'Hare International Airport
- Closest access to full 4-way interchange in I-90 Corridor
- Full range of Business Services at The Grove
- Full-time Property Management Service Representatives



NORTHWEST
CORPORATE PARK

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