

1910 E Devon Avenue, Elk Grove Village, IL

Available: 12,000 SF



Newly Renovated Offices – Immediate Availability

For Lease: 12,000 SF Industrial Space in Prime O'Hare Area

BUILDING SIZE: 98,352 SF

AVAILABLE: 12,000 SF (+ carpeted mezzanine)

OFFICE SF: 1,960 SF

CEILING: 18'

POWER: 800 Amps, 120/208V

LOADING: 2 (Common) – Expandable to 3

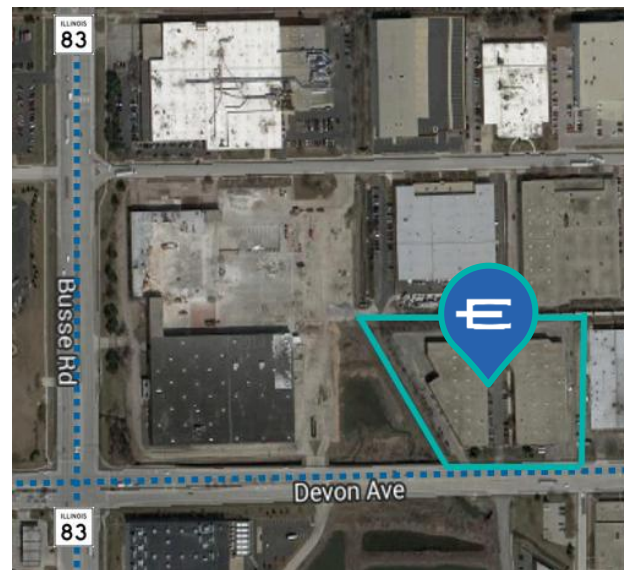
PARKING: 1 Space / 1,000 SF

SPRINKLER: Yes

ZONING: I-2

OPEX: \$5.40 PSF (Budgeted: \$5,397 per month)

LEASE RATE: \$6.95 PSF NNN (\$6,950 per month)



A project by:

BRISTOL GROUP

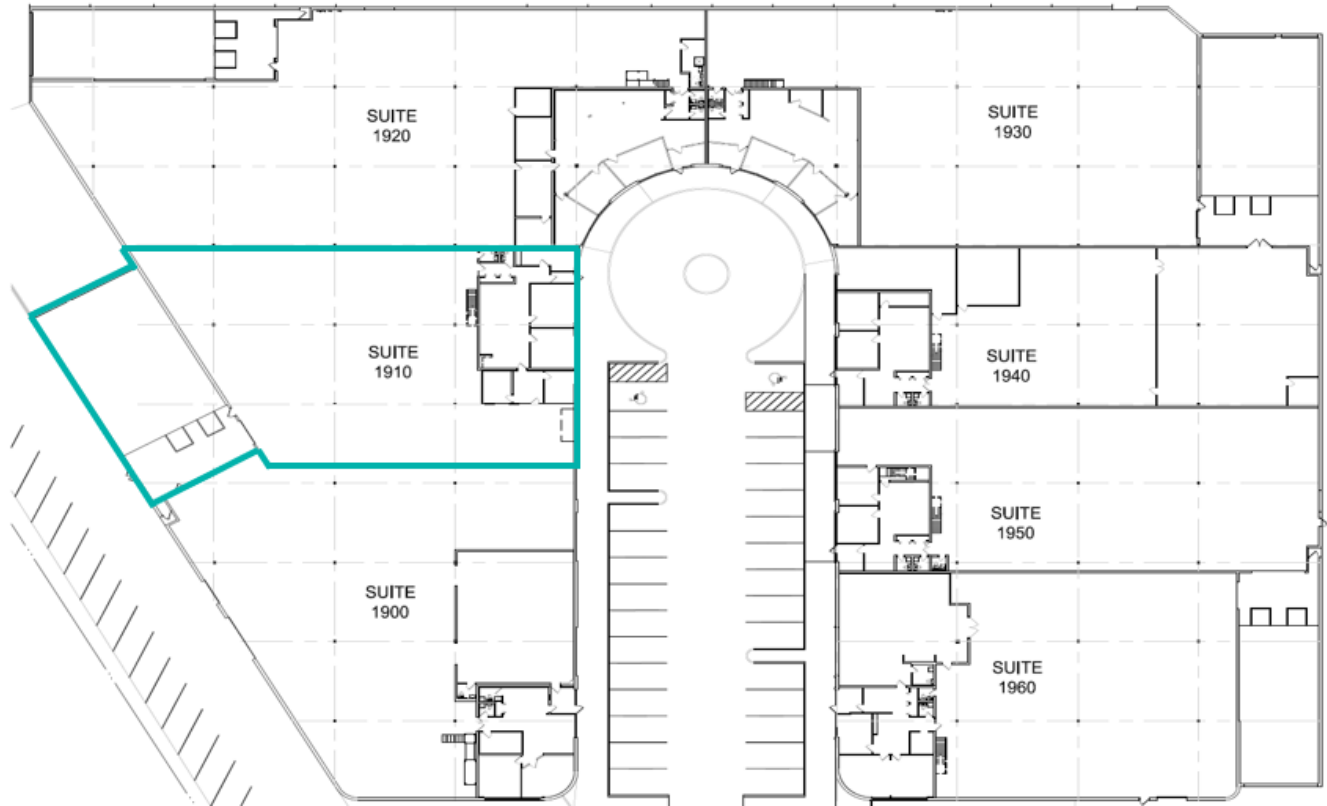
ENTRE
Commercial Realty LLC

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BUILDING PLAN



+/- 1,000 SF of carpeted mezzanine space not included in the total square footage.

Facility Highlights



BALANCED OFFICE TO
WAREHOUSE RATIO



AMPLE PARKING



PRIME LOCATION IN
O'HARE AREA



RENOVATIONS COMPLETED
(NEW LED LIGHTING +
MOVE-IN READY OFFICE

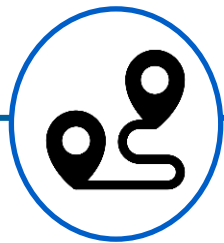
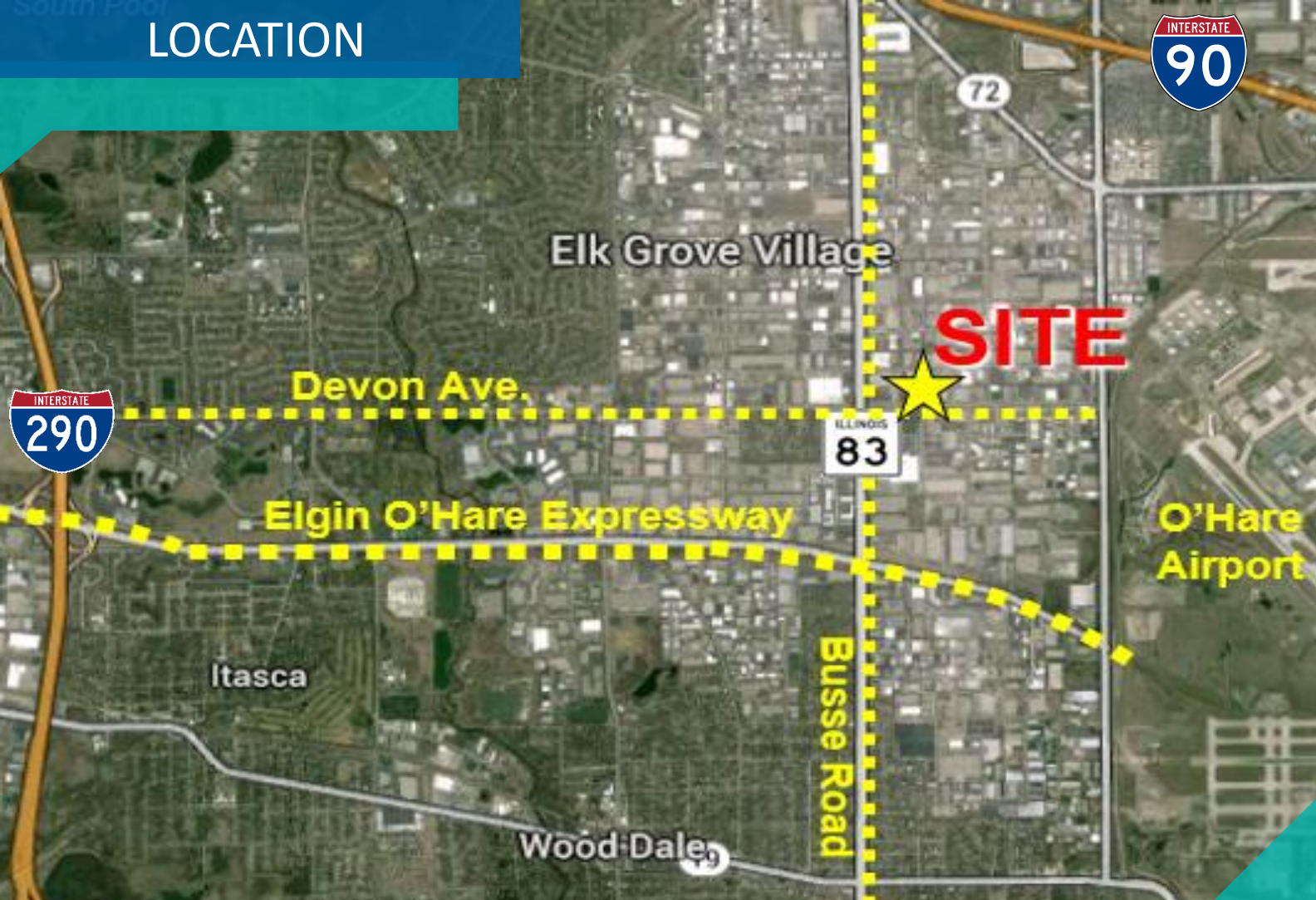
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LOCATION



**EASY ACCESS
TO IL MAJOR EXPRESSWAYS
(I-90 AND I-290)**



**STRONG LABOR
POOL**



**EXCELLENT O'HARE
INTERNATIONAL AIRPORT
AREA LOCATION**



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