

INDUSTRIAL & OFFICE SPACE AVAILABLE

1415 W. 37TH STREET, CHICAGO, IL 60609

LM
Lagestee-Mulder
Commercial Real Estate

FOR LEASE



PROPERTY HIGHLIGHTS

- Approx. 3,500 - 3,900 SF of Industrial/Office Space Available for Lease
- Located in Bridgeport Neighborhood
- 3 loading docks
- Freight elevator
- Security intercom for entrance, camera monitored throughout
- Ceiling height ranges from 12'-18'

AVAILABLE SPACES

SPACE	LEASE RATE (MG)	SIZE (SF)
3rd Floor - Office	\$4,300 per month	3,900 SF
4th Floor - Office	\$5,000 per month	3,500 SF

OFFERING SUMMARY

Building Size: 55,000 SF

Available SF: 3,500 - 3,900 SF

Year Built: 1933

County: Cook

MARTHA WINTER

Senior Vice President & Designated Managing Broker
224.523.9174
MARTHA@LMTEAM.COM

17005 Westview Ave.,
South Holland, IL 60473
630.325.8338
WWW.LMTEAM.COM

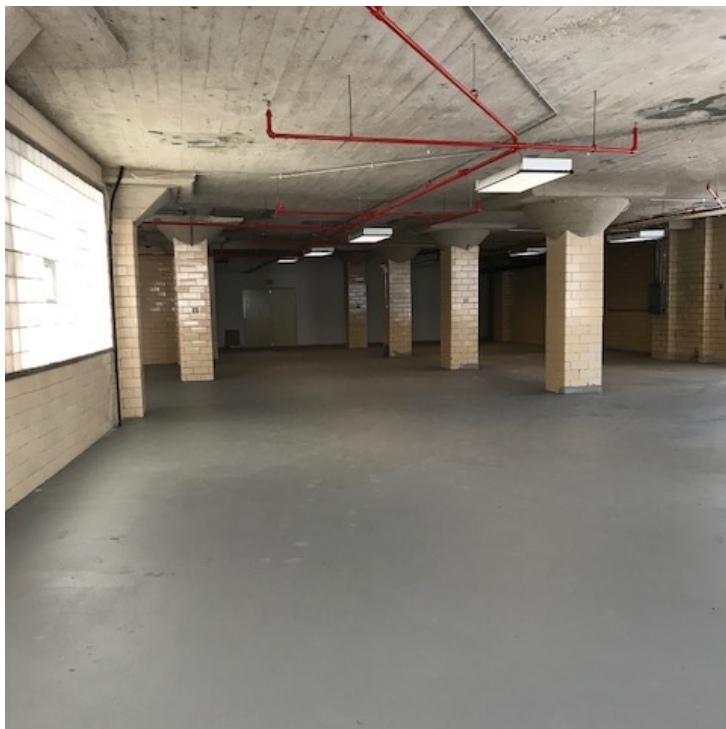
Notice: Unless a Consent to Dual Agency has been signed by both parties to a transaction for this property Martha Winter represent(s) the Landlord only, and not the Tenant.

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PROPERTY DETAILS

LOCATION	Located in Bridgeport Neighborhood
BUILDING SIZE	55,000 SF
SITE SIZE	15,000 SF
YEAR BUILT	1933
CEILING HEIGHT	12'-18'
PARKING	Ample parking in front of the building
LOADING	3 Docks
SPRINKLERS	Yes
HEAT	Forced air
ZONING	Industrial
FEATURES	Freight elevator, secured, camera monitored, industrial kitchen, outside storage available

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