

# 6,000 SF

## Sale / Lease Back Opportunity



**BROWN**  
COMMERCIAL GROUP, INC.

**10136 PACIFIC AVE., FRANKLIN PARK, IL 60131**

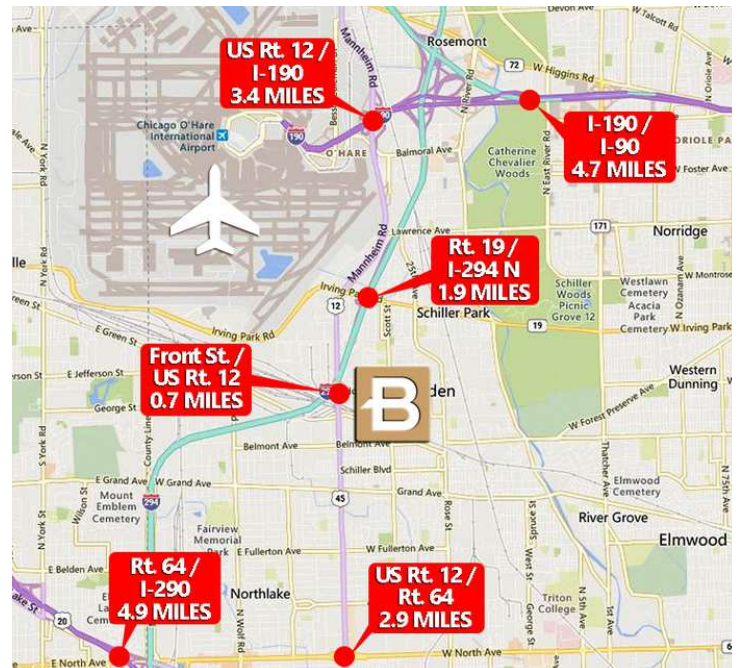


### LOCATION DESCRIPTION

Established industrial park location with easy access to major transportation routes via nearby US Rt. 12, Rt. 19, Rt. 64, I-290, I-90, I-24, I-190. Convenient O'Hare market area.

### PROPERTY OVERVIEW

- 6,000 SF Building
- 700 ± SF Offices
- 11'5" Clear Height
- 1 Drive-in Door (11'7" W x 9'3" H)
- 400 Amp Power
- Temperature Controlled Warehouse
- Sale/leaseback opportunity with 3-year term.
- Sale Price: \$360,000



**PAT CROWLEY**

847.758.9200 x310

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**TRINITY SCURTO, SIOR**

847.758.9200 x304

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1400 E. HIGGINS RD. SUITE A, ELK GROVE VILLAGE, IL 60007

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No warranties or representations is made as to the accuracy of the foregoing information. Terms and availability are subject to changes or withdrawal without notice



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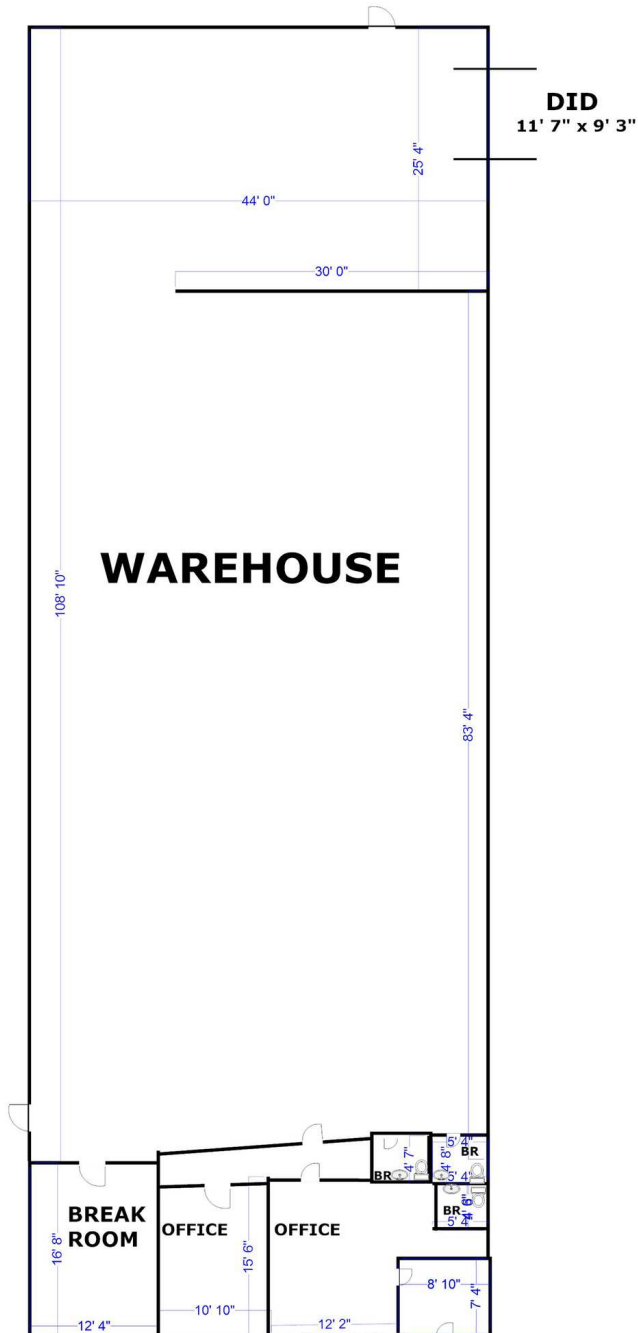
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