

**SOUTH LAKE
INDUSTRIAL CENTER**

VERNON HILLS, IL

DELIVERING SPRING 2021

THE NEW FACE OF MODERN INDUSTRIAL

LEASING BY
**CUSHMAN &
WAKEFIELD**



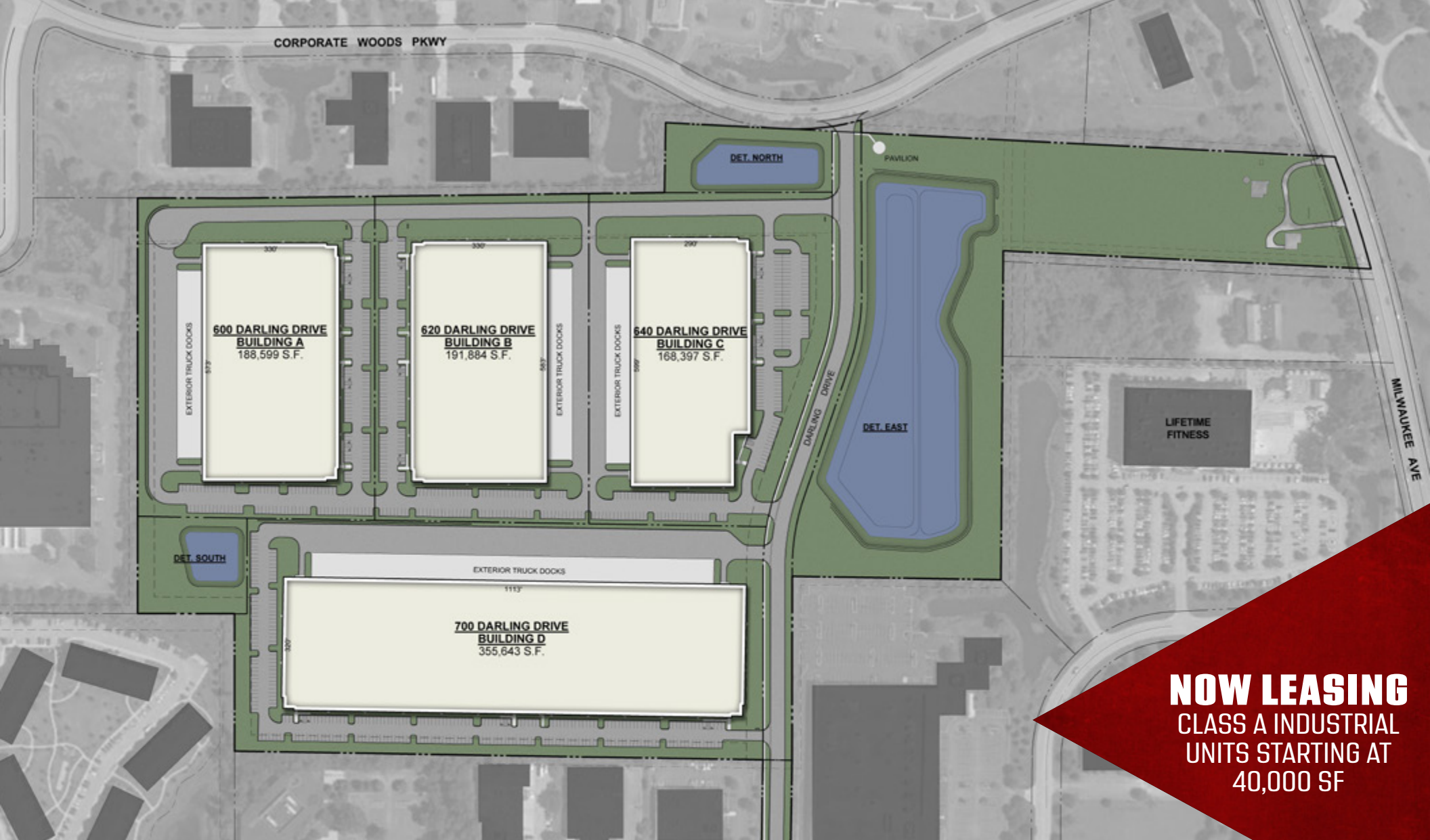
**FOUR STATE-OF-THE-ART
INDUSTRIAL BUILDINGS
TOTALING 904,523 SF**



OWNED & MANAGED BY



PANATTONI®



NOW LEASING
CLASS A INDUSTRIAL
UNITS STARTING AT
40,000 SF



PRIME SITE
IN LAKE COUNTY



±65-ACRE
DEVELOPMENT



904,523 SF
AVAILABLE



32'-36'
CLEAR HEIGHTS



HIGH-IMAGE
INDUSTRIAL BUILDINGS



\$1.45 PSF
ESTIMATED TAXES

BUILDING A 600 DARLING DRIVE

188,599 SF
BUILDING SIZE

±10.08 ACRES
SITE SIZE

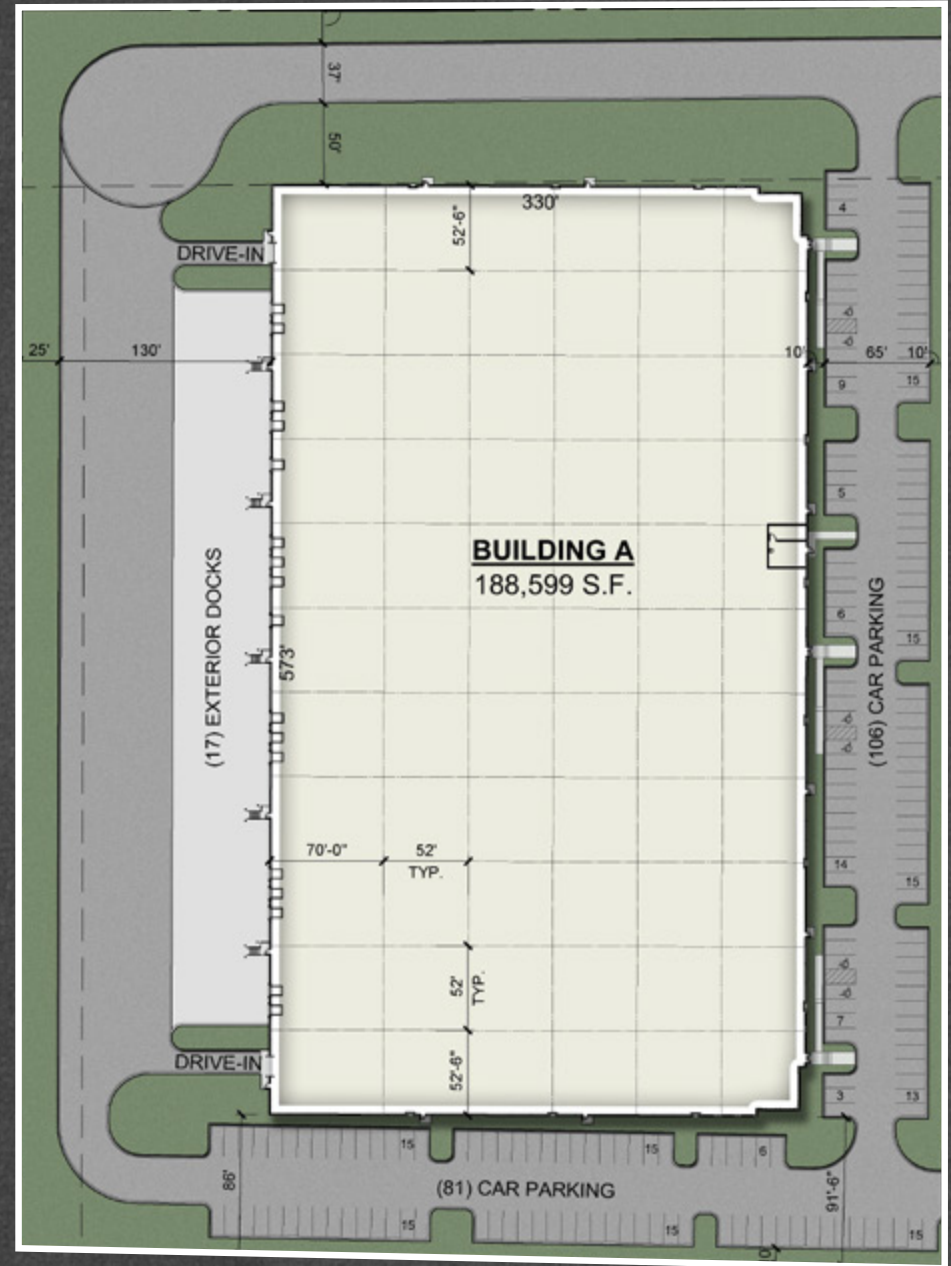
187 SPACES
CAR PARKING

2
DRIVE-IN DOORS

188,599 SF
AVAILABLE (DIVISIBLE)

32' CLEAR
CEILING HEIGHT

17
EXTERIOR LOADING DOCKS
(EXPANDABLE TO 32)



BUILDING B
620 DARLING
DRIVE

191,884 SF
BUILDING SIZE

±9.29 ACRES
SITE SIZE

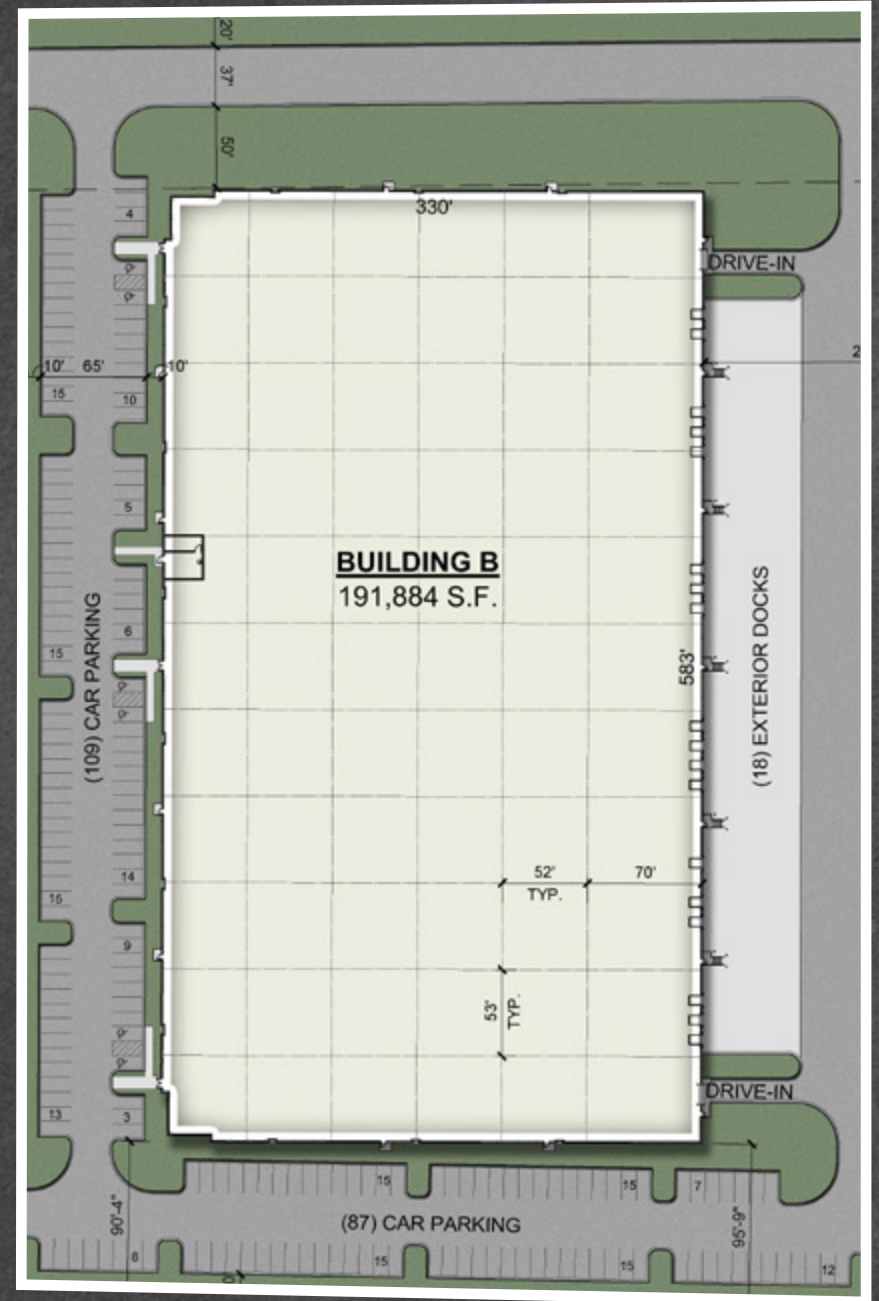
196 SPACES
CAR PARKING

2
DRIVE-IN DOORS

191,884 SF
AVAILABLE (DIVISIBLE)

32' CLEAR
CEILING HEIGHT

18
EXTERIOR LOADING DOCKS
(EXPANDABLE TO 33)



BUILDING C
640 DARLING
DRIVE

168,397 SF
BUILDING SIZE

168,397 SF
AVAILABLE (DIVISIBLE)

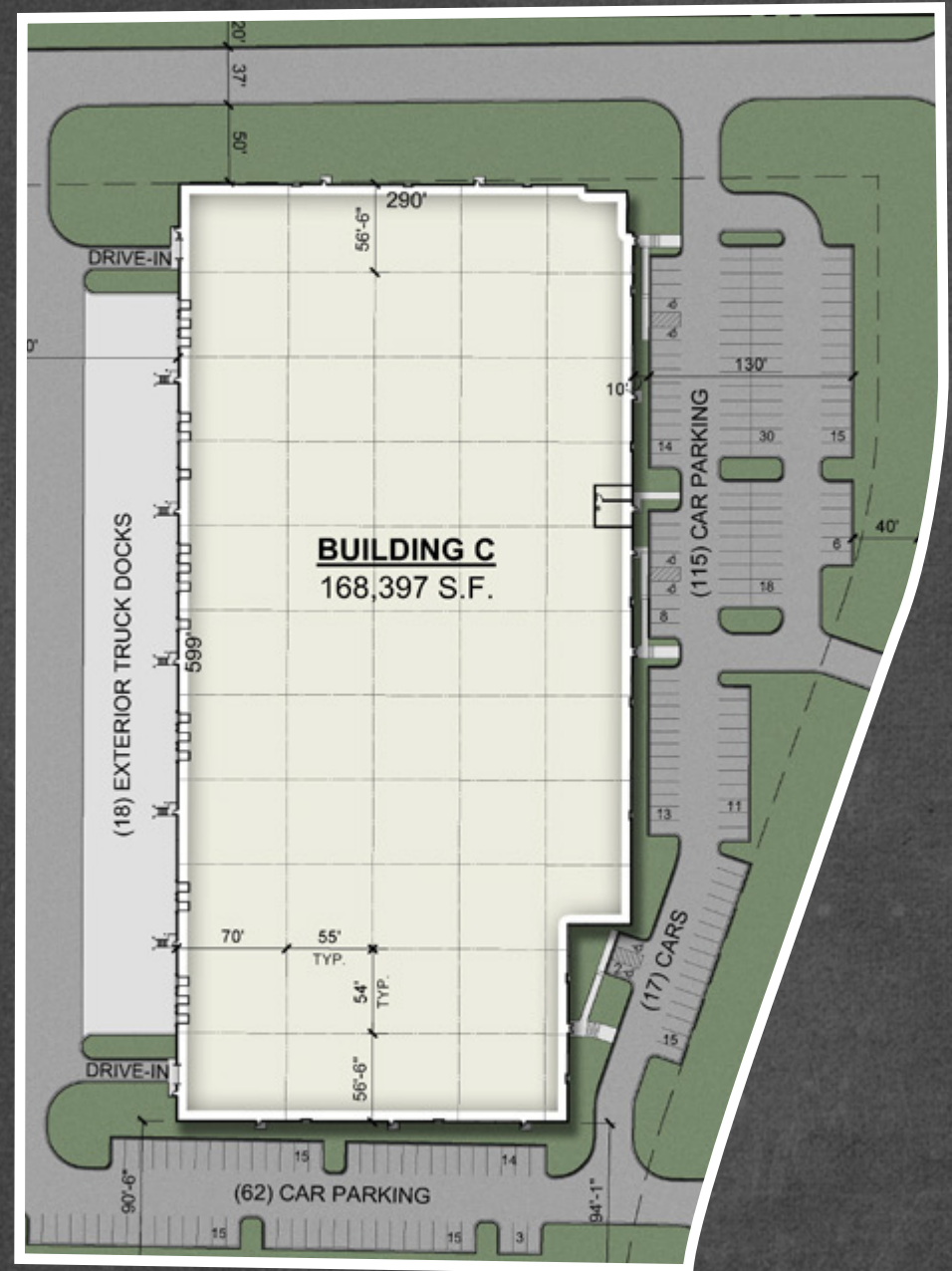
±9.83 ACRES
SITE SIZE

32' CLEAR
CEILING HEIGHT

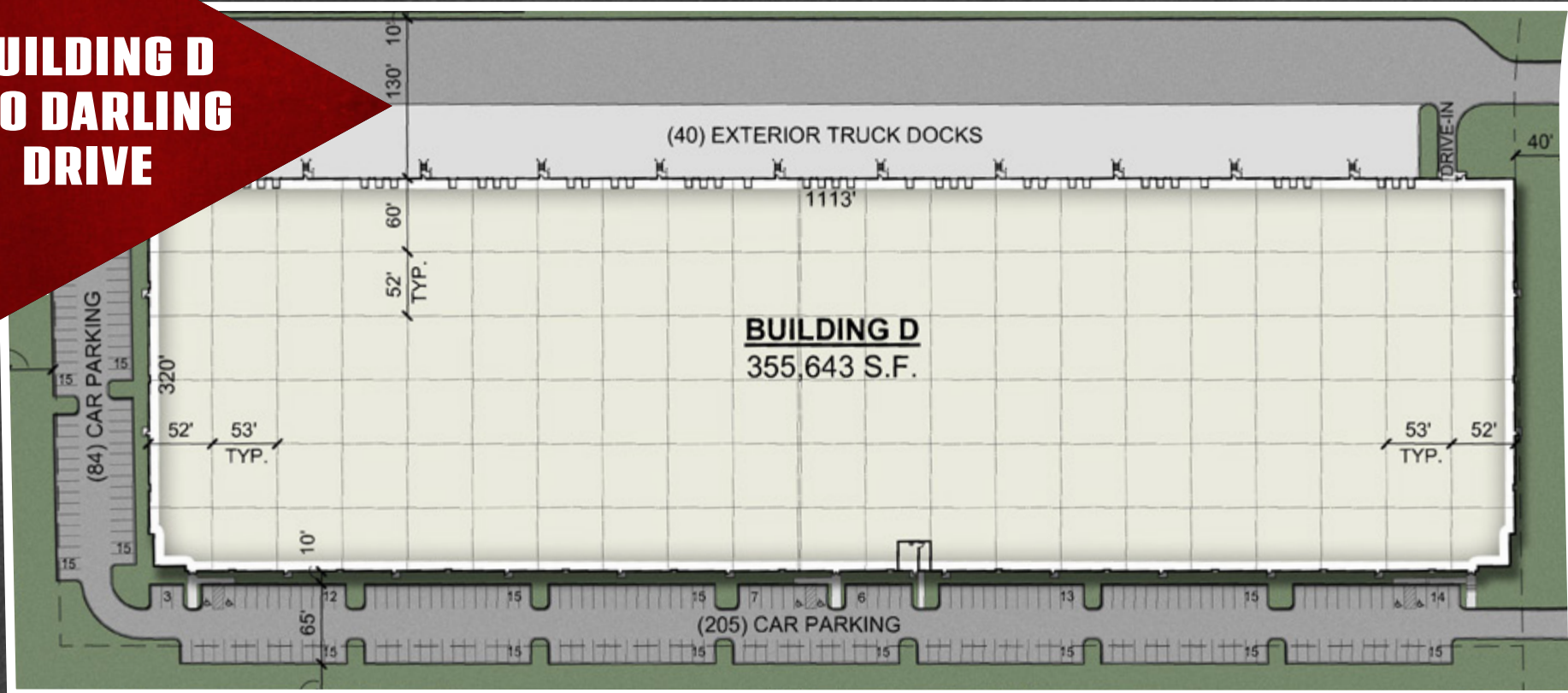
194 SPACES
CAR PARKING

18
EXTERIOR LOADING DOCKS
(EXPANDABLE TO 34)

2
DRIVE-IN DOORS



**BUILDING D
700 DARLING
DRIVE**



355,643 SF
BUILDING SIZE

355,643 SF
AVAILABLE (DIVISIBLE)

±16.20 ACRES
SITE SIZE

36' CLEAR
CEILING HEIGHT

289 SPACES
CAR PARKING

40
EXTERIOR LOADING DOCKS
(EXPANDABLE TO 70)

2
DRIVE-IN DOORS

FOUR-WAY
INTERCHANGE
ACCESS



Half Day Rd



**SOUTH LAKE
INDUSTRIAL CENTER**
—VERNON HILLS, IL—



Milwaukee Ave



**PRIME
LOCATION**



Access to two 4-way interchanges off I-94 via Half Day Road (Route 22) & Townline Road (Route 60)



Ideally located in southern Lake County with direct access to Milwaukee Ave. (Rt. 21) frontage



Surrounded by local amenities and situated within Vernon Hills' world-class Corporate Woods Business Park

**EXCEPTIONAL
ACCESS**



DRIVE-TIME STATS



22 MINUTES

WISCONSIN STATE LINE

25 MINUTES

O'HARE INTERNATIONAL AIRPORT

50 MINUTES

DOWNTOWN CHICAGO

SOUTH LAKE COUNTY DEMOGRAPHICS



202,508

POPULATION

81%

WHITE-COLLAR WORKERS

170,643

WORKFORCE

8%

BLUE-COLLAR WORKERS

69.1%

COLLEGE DEGREES

9,730

BUSINESSES

\$127,168

MEDIAN HOUSEHOLD
INCOME

3.3%

UNEMPLOYMENT RATE

EMBRACE THE POWER OF MODERN INDUSTRIAL

FOR MORE INFORMATION & LEASING:

BRETT KRONER

Executive Director

+1 847 720 1367

brett.kroner@cushwake.com

KEITH PURITZ

Executive Director

+1 847 720 1366

keith.puritz@cushwake.com

ERIC FISCHER

Managing Director

+1 847 720 1369

eric.fischer@cushwake.com

STEVE STONE

Director

+1 847 720 1364

steve.stone@cushwake.com

MARC SAMUELS

Senior Associate

+1 847 720 1368

marc.samuels@cushwake.com



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