



KRESS ROAD

1845 WESTERN DRIVE
WEST CHICAGO, IL

WESTERN DRIVE

31,000 SF AVAILABLE
ON 6.21 ACRES

**FOR
LEASE**

*Outside Storage &
Fleet Maintenance
Opportunities*

PROFESSIONALLY OWNED & MANAGED BY:



FOR MORE INFORMATION & LEASING OPPORTUNITIES:



RYAN KLINK
Managing Director
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MICHAEL MAGLIANO
Executive Managing Director
+1 847 518 3259
michael.magliano@cushwake.com

1845 WESTERN DRIVE
WEST CHICAGO, IL



PROPERTY FEATURES

11,000 SF

MAINTENANCE BUILDING

20,000 SF

TWO-STORY OFFICE
BUILDING SIZE

6.21 AC

SITE SIZE

5.40 AC

ADJACENT SITE SIZE

\$36,000 Net Per Month

LEASE RATE

AVAILABLE FOR LEASE

MAINTENANCE BUILDING & CONCRETE YARD

11,000 SF

MAINTENANCE BUILDING

500 SF

OFFICE

2.5 AC

CONCRETE YARD

2002

YEAR BUILT

5

DRIVE-IN-DOORS
(12'X14')

**200 AMPS,
120/208 VOLTS**

POWER

LED / INCANDESCENT

COMBO LIGHTING

INFRARED GAS FIRED

HEATERS

FENCED, LIT & GATED

OFFICE BUILDING

20,000 SF

TOTAL BUILDING
SIZE

10,000 SF

MOVE-IN READY

10,000 SF

TO-SUIT

80

CAR PARKING

PROFESSIONALLY OWNED & MANAGED BY:



FOR MORE INFORMATION & LEASING OPPORTUNITIES:

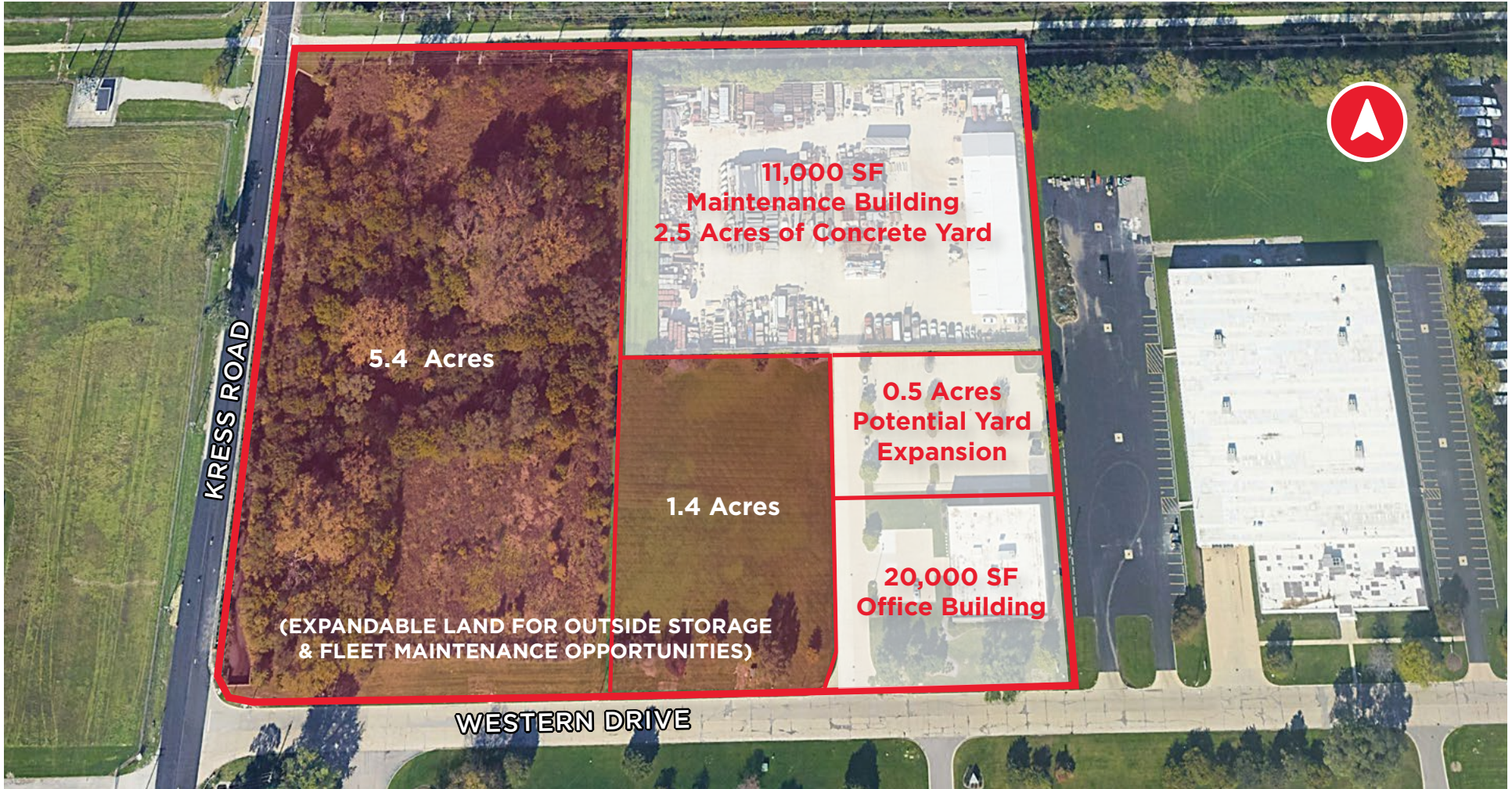


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AERIAL

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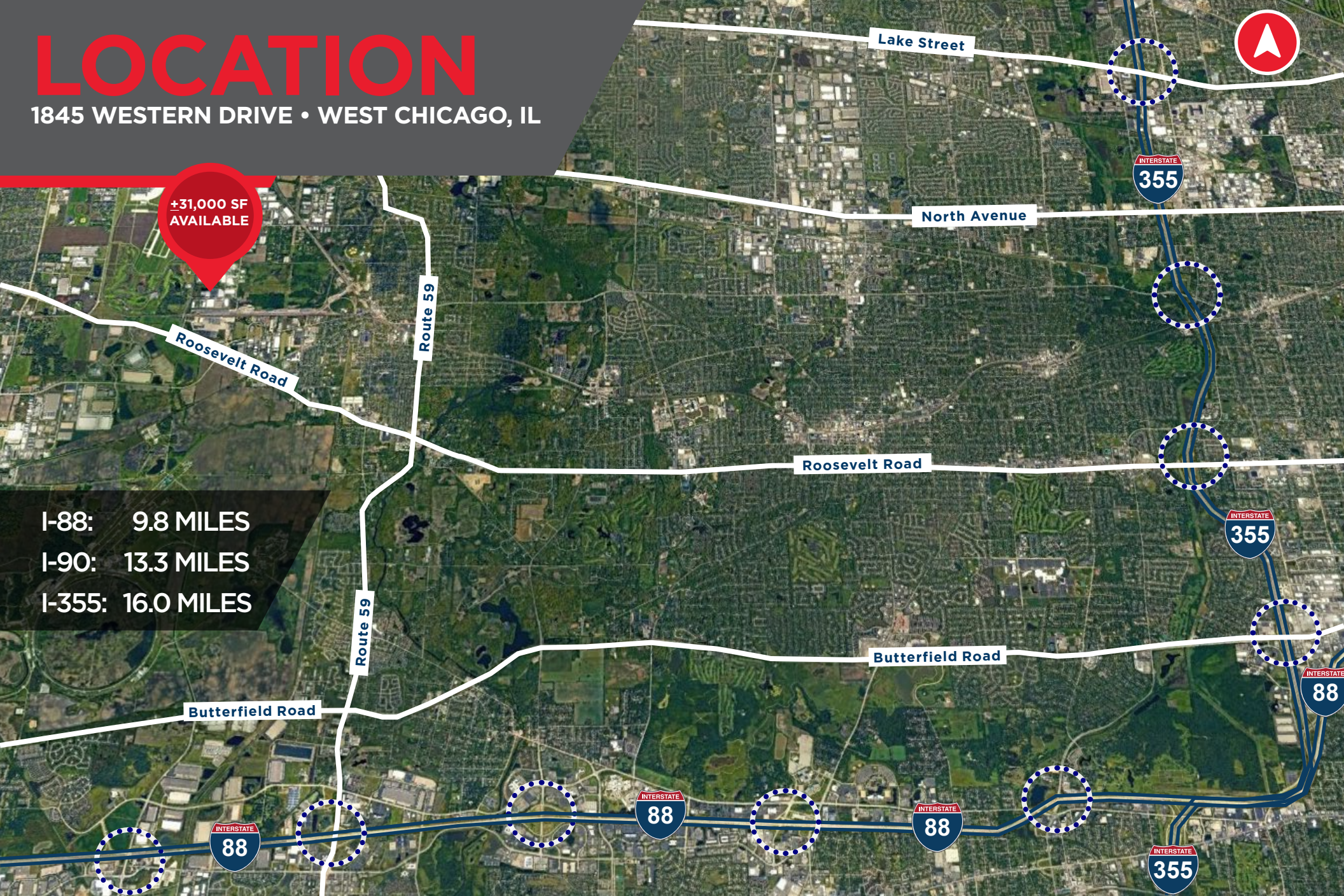
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LOCATION

1845 WESTERN DRIVE • WEST CHICAGO, IL

±31,000 SF
AVAILABLE

I-88: 9.8 MILES
I-90: 13.3 MILES
I-355: 16.0 MILES



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