

NEW CONSTRUCTION

Miles Parkway & Vulcan Blvd

Bartlett, Illinois

HIGH VELOCITY LOGISTICS CENTER
STATE OF THE ART
MAINTENANCE BAYS
80 TRUCK AND TRAILER STALLS



98,280 SF (divisible)

AVAILABLE FOR LEASE

Q2 2023
DELIVERY

MILES PARKWAY & VULCAN BLVD

BARTLETT, IL

Property Features

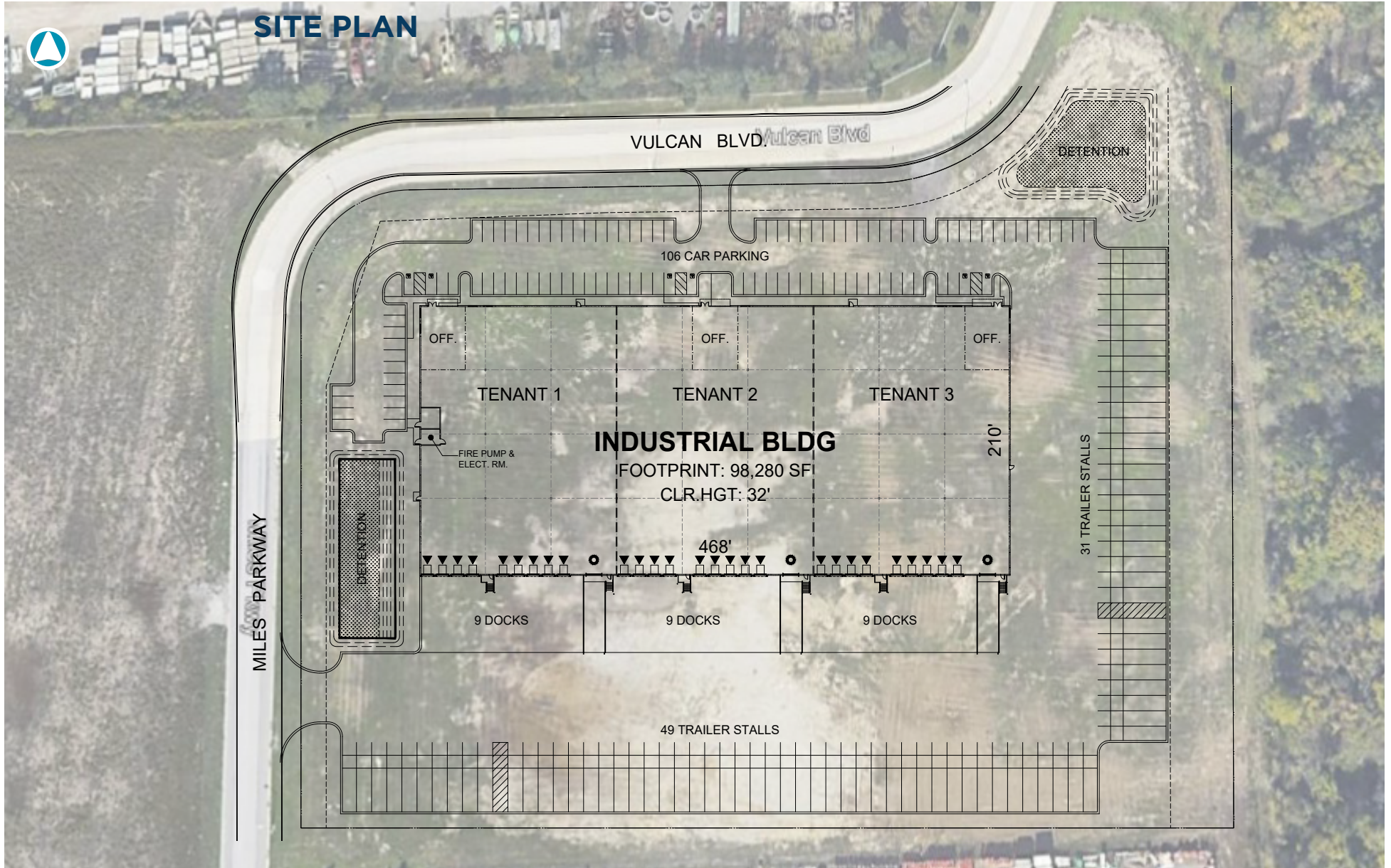
Delivering Q2 2023, this state of the art 98,280 sf distribution facility is designed to accommodate users requiring heavy onsite trailer parking and truck and trailer maintenance shop for each unit. In addition the facility can also accommodate an onsite repair facility if needed. The facility is located less than 6 miles from full interchange of I-90 and Route 59 and 8 miles from IL-390.

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|---------------------|------------------------------------|
| Building Size: | 98,280 SF (divisible to 32,760 SF) |
| Office Area: | To-Suit |
| Site Area: | 8.84 acres |
| Construction: | Pre-Cast concrete panels |
| Clear Height: | 32' |
| Truck Docks: | 27 exterior truck level docks |
| Drive-In Doors: | 3 drive-in doors |
| Bay Sizes: | 52' x 50' |
| Automobile Parking: | 106 cars |
| Trailer Parking: | 80 stalls |
| Power: | To-suit |
| Lighting: | LED lighting |
| Sprinkler: | ESFR |
| Zoning: | PD - Planned Development |
| Asking Lease Rate: | Subject to Proposal |



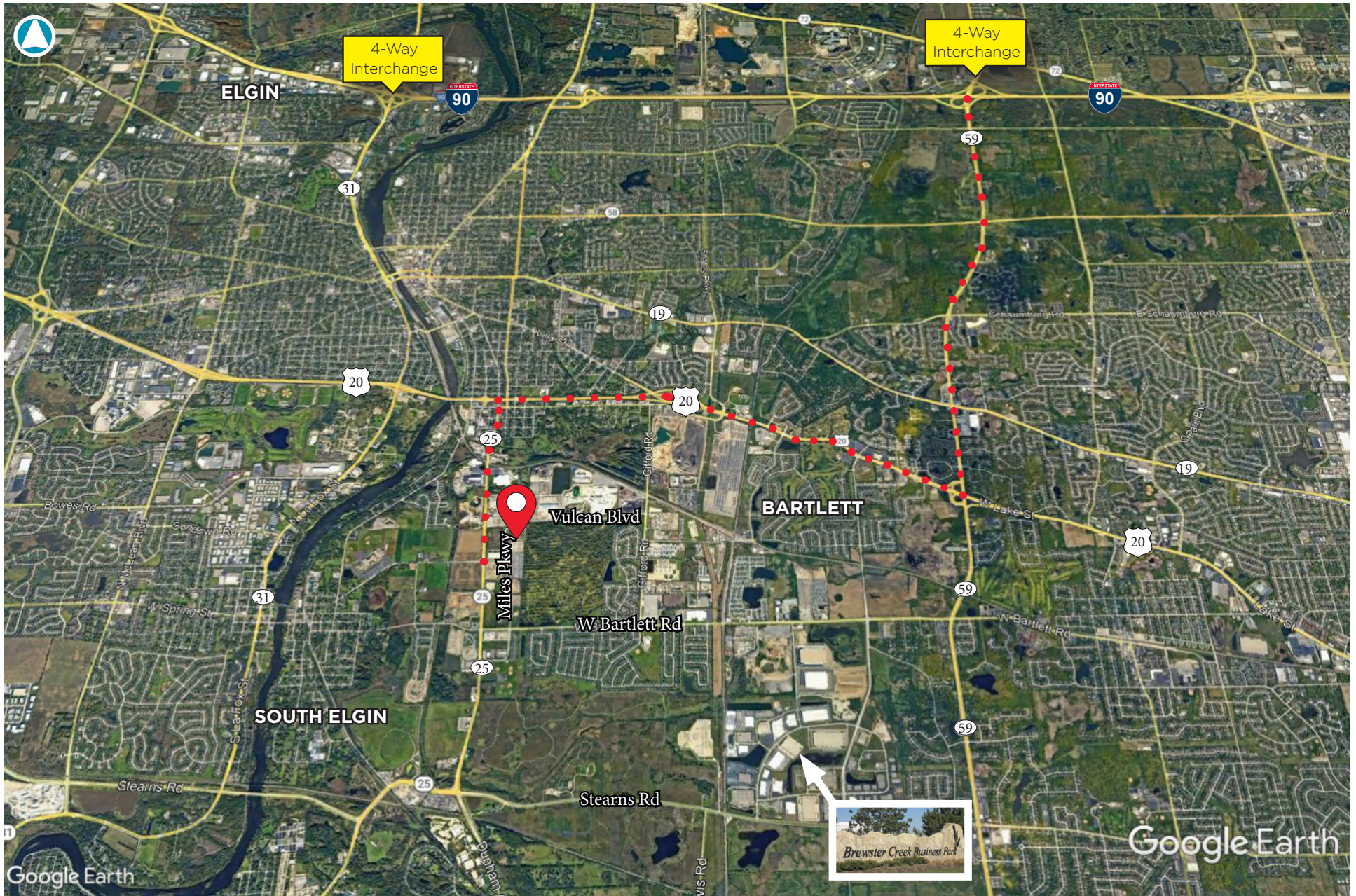
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