

31 S. Mitchell Court, Addison, IL



ML REALTY
PARTNERS



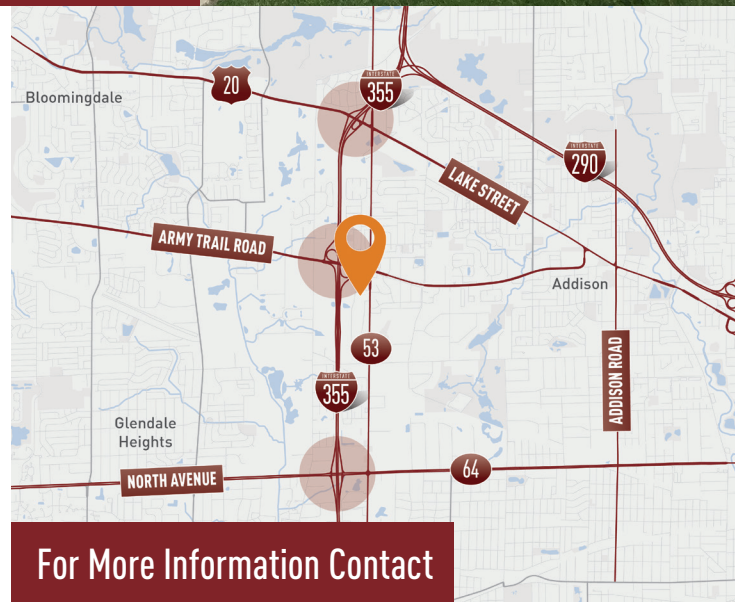
55,120 SF AVAILABLE

Building Specifications

Building Size:	55,120 SF
Available:	55,120 SF
Main Office:	5,573 SF
Warehouse Office:	2,207 SF
Clear Height:	24' Clear
Loading:	4 Exterior Docks
Drive in Doors :	1 (Ramped)
Electric:	3,000 Amps @ 480/277 Volts
Car Parking:	60 Spaces
Column Spacing:	40' x 40'
Sprinkler:	Wet

Building Features

- › High-image standalone facility
- › Low DuPage County taxes
- › Immediate access to I-355 via Army Trail Road
- › Interstate visibility (±114,000 VPD)
- › Warehouse locker and break rooms



For More Information Contact

TRANSWESTERN REAL ESTATE SERVICES

JUSTIN LERNER, SIOR

847-588-5665

justin.lerner@transwestern.com

JOE KARMIN, SIOR

847-588-5670

joe.karmin@transwestern.com

ROSS LEHRMAN

847-588-5671

ross.lehrman@transwestern.com

Owner:

ML Realty Partners \ One Pierce Place, Suite 450, Itasca, Illinois 60143 \ 630-250-2900

Information contained herein is subject to change and verification, and no liability for errors or omissions is assumed. © 2023 All Rights Reserved. ML Realty Partners

31 S. Mitchell Court, Addison, IL

INTERSTATE
355

FULL 4-WAY
INTERCHANGE

ARMY TRAIL ROAD

- ±114,000 Vehicles Per Day
- Immediate Access to 355

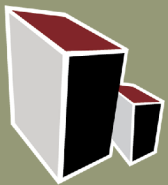
SWIFT ROAD

INTERSTATE
355

53

ROHLWING ROAD

Master Plan Rendering



ML REALTY
PARTNERS

SOUTH MITCHELL COURT

(4) Exterior Docks

D.I.D.

MAIN OFFICE 5,573 SF
31 S. MITCHELL COURT
55,120 SF

WAREHOUSE
OFFICE
2,207 SF

40'
40'

NORTH ↑