

## For Lease



### 2331 W College Normal, IL

County:	Mclean
Total Space Available:	20,000-65,000 s.f.
Building Size:	100,000 s.f.
Lot Size:	8 Acres.
Power:	600Amps 3 Phase
Heat:	Radiant
Zoning:	M-1
Year Built:	2000
Sprinklers:	Yes
Dock Doors:	32 doors
Overhead Door	to be installed
Columns:	27 X 50
Eaves:	20'
Lease Rate:	\$3.60

This space is divisible

This Industrial warehouse building has 8 inch floors.

This sites is 2 minutes from Mitsubishi Motors

Located on West College Dr. which is in a mixed use area.

Just four minutes Interstate 74, 55,39 and Route 9 and 150.

Minutes from truck stops, banking centers, hotels, restaurants and shopping.

Landlord is flexible and willing to build out space per tenants Requirements.

For more information contact:  
Exclusive Agent for Owner  
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Managing Broker  
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