

6704 Pingree Rd.
Crystal Lake, IL 60014

For Lease

MLS #11699075

INDUSTRIAL



INDUSTRIAL 9,018 SF

REDUCED \$4,494/MO. (MG) (\$5.98 PSF)

INDUSTRIAL SPACE 9,018 SF

PRICE REDUCED: 9,018 SF clear span industrial space. Part of a multi-tenant building with 14'6" ceilings, 2000 amps, 480V with 208 transformer, 12'x12' DID and potential shared truck dock access.

Price includes utilities (gas, electric up to 1000 KW hrs/mo, water) .

Potential for recreational use. Space is 54' x 167'. Shared entry with baseball tenant. Parking for 25 cars. Freshly painted, fully sprinklered. Very competitive price!

Specifications

Land Size:	5.6 Acres
Year Built:	1957
Office Size:	Potential
HVAC System:	GFA - ceiling units
Electrical:	2000 AMP, 480V, 3 Phase
Sprinklers:	Yes, Double Capacity
Washrooms:	1
Ceiling Height:	14.5 ft
Parking:	25 Spaces
DID's:	(1) 12 x 12
Dock:	Shared Access Available
Sewer/Water:	City/City
Zoning:	M
CAM & Taxes	Included
PIN #:	19-03-301-009

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No warranty or representation is made as to the accuracy of the foregoing information. Terms of sale or lease and availability are subject to change or withdrawal without notice. This document is for information purposes only. No offer of sub-agency is being made.



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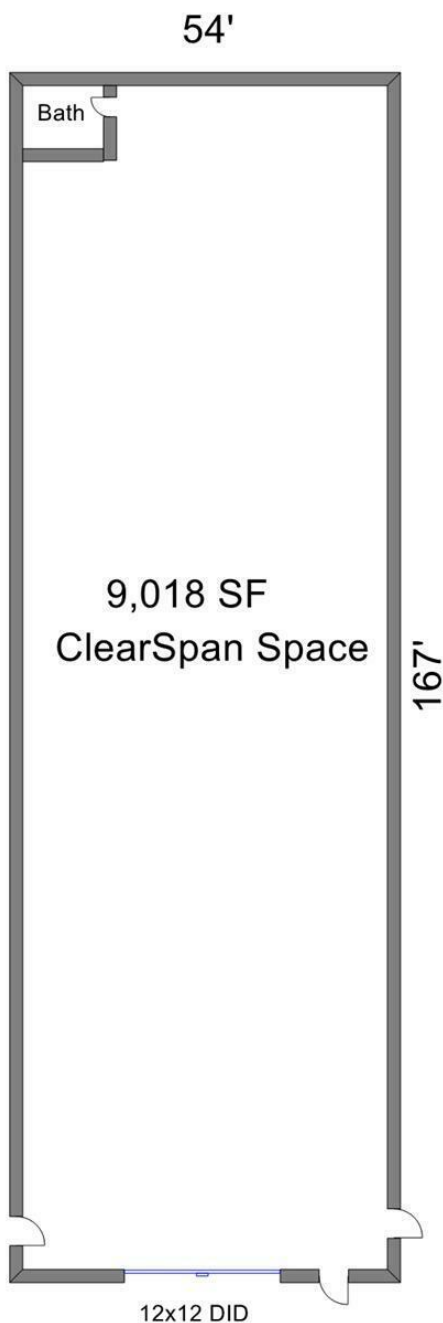
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