



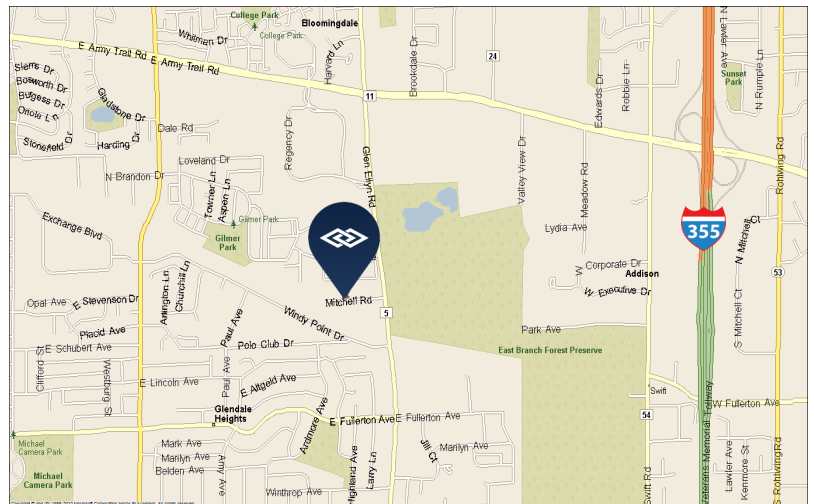
BUILDING AVAILABLE FOR SALE

501 MITCHELL ROAD, GLENDALE HEIGHTS, IL



BUILDING SPECIFICATIONS

BUILDING SIZE:	13,500 SF
LAND:	2.05 Acres
OFFICE:	4,760 SF
CEILING HEIGHT:	15' Clear
LOADING:	1 interior dock 1 drive-in door
POWER:	1200 amps
YEAR BUILT:	1985
SPRINKLER:	Fully sprinklered
REAL ESTATE TAXES:	\$2.40 psf (2015 paid 2016)
SALE PRICE:	\$1,050,000 \$985,000
LEASE RATE:	Subject to Offer



FEATURES

- Outstanding DuPage industrial building for sale.
- Large land site provides for building and/or parking expansion.
- Rare free-standing building for sale in prime DuPage market with access to I-355 via Army Trail Road.

**FOR ADDITIONAL
INFORMATION,
PLEASE CONTACT:**

NOEL S. LISTON
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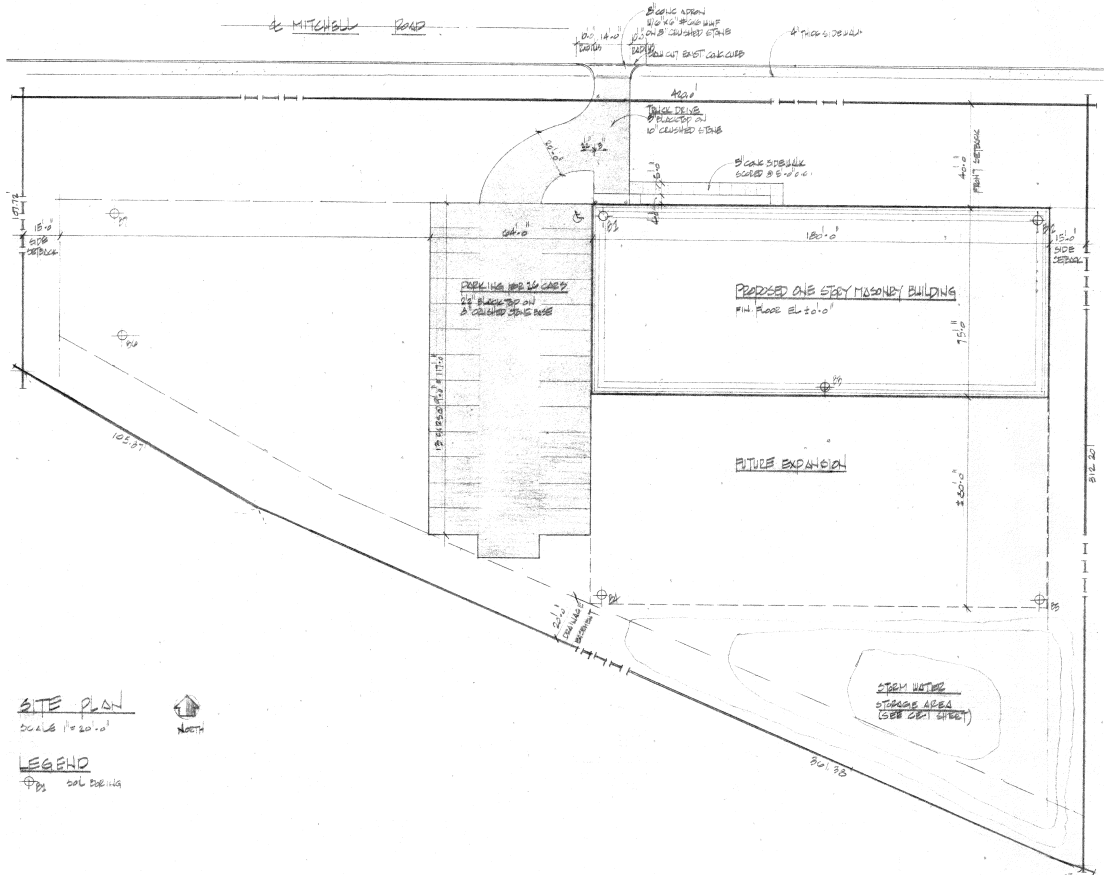
970 N. Oaklawn Avenue, Suite 100 | Elmhurst, IL 60126 | Tel: 630-782-9520 | Fax: 630-782-9531 | www.darwinrealty.com

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