# INDUSTRIAL CONDO UNITS FOR LEASE

# 1092 Carolina Drive, West Chicago

**ZONING:**
General Business District

**ADDRESS:**
1092 Carolina Drive, West Chicago, IL

**SUMMARY:**
Well Maintained industrial condos. Units feature 16' clear warehouse, single air conditioned office, bathroom, (1) 10'x12' Drive in Door.

**LOCATION:**
Conveniently located in the Batavia Industrial park east of Kirk and south of Fabyan road in Batavia, IL. Situated 6 miles from I-88 Farnsworth exchange.

MORKEN & ASSOCIATES

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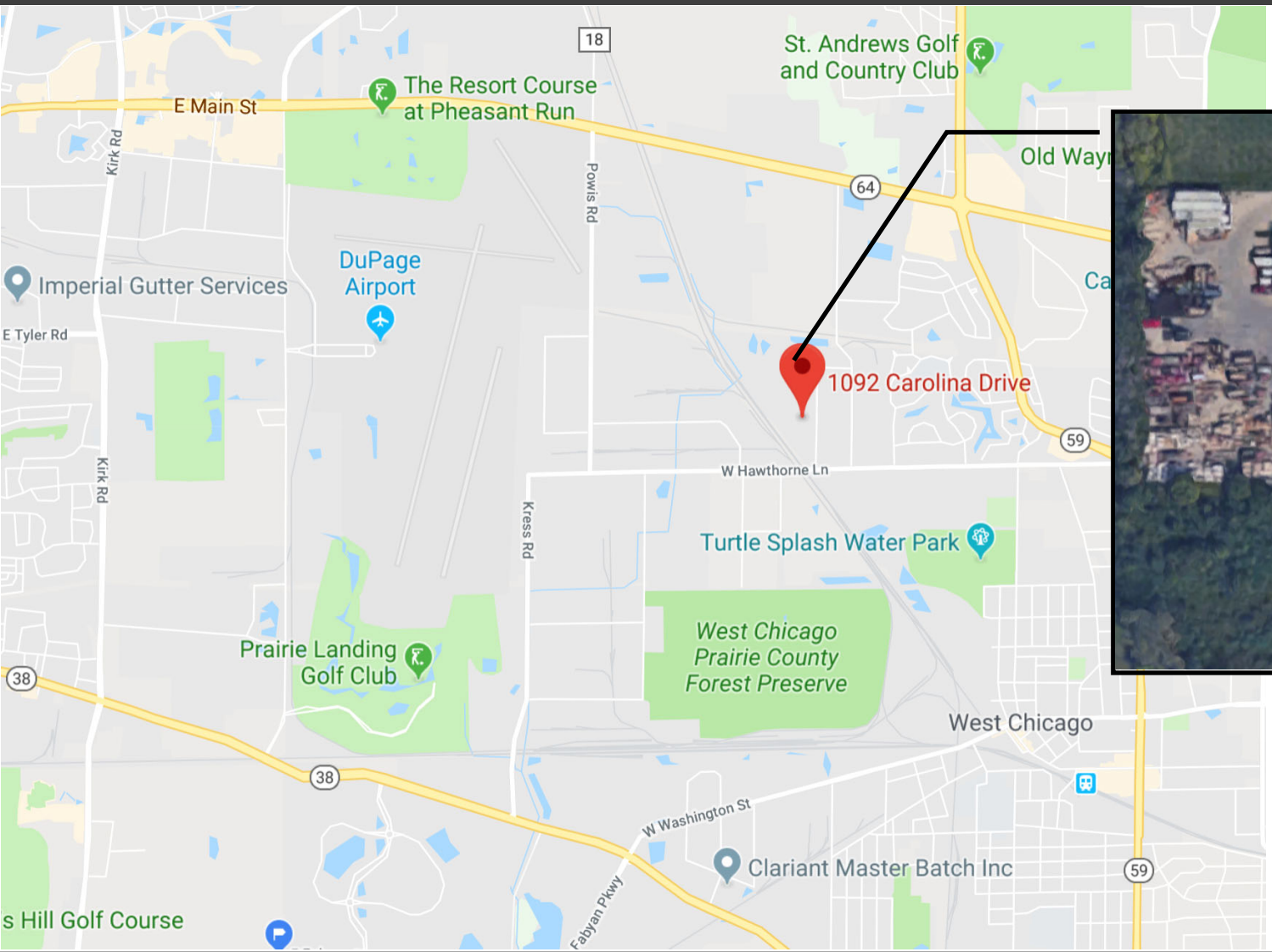
# LOCATION



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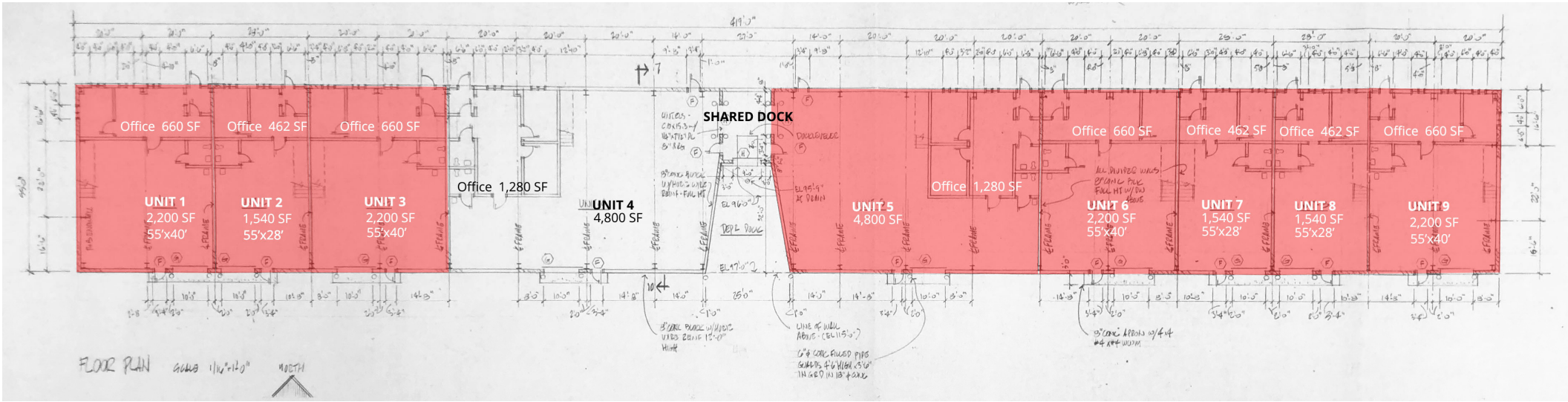
# FLOORPLAN

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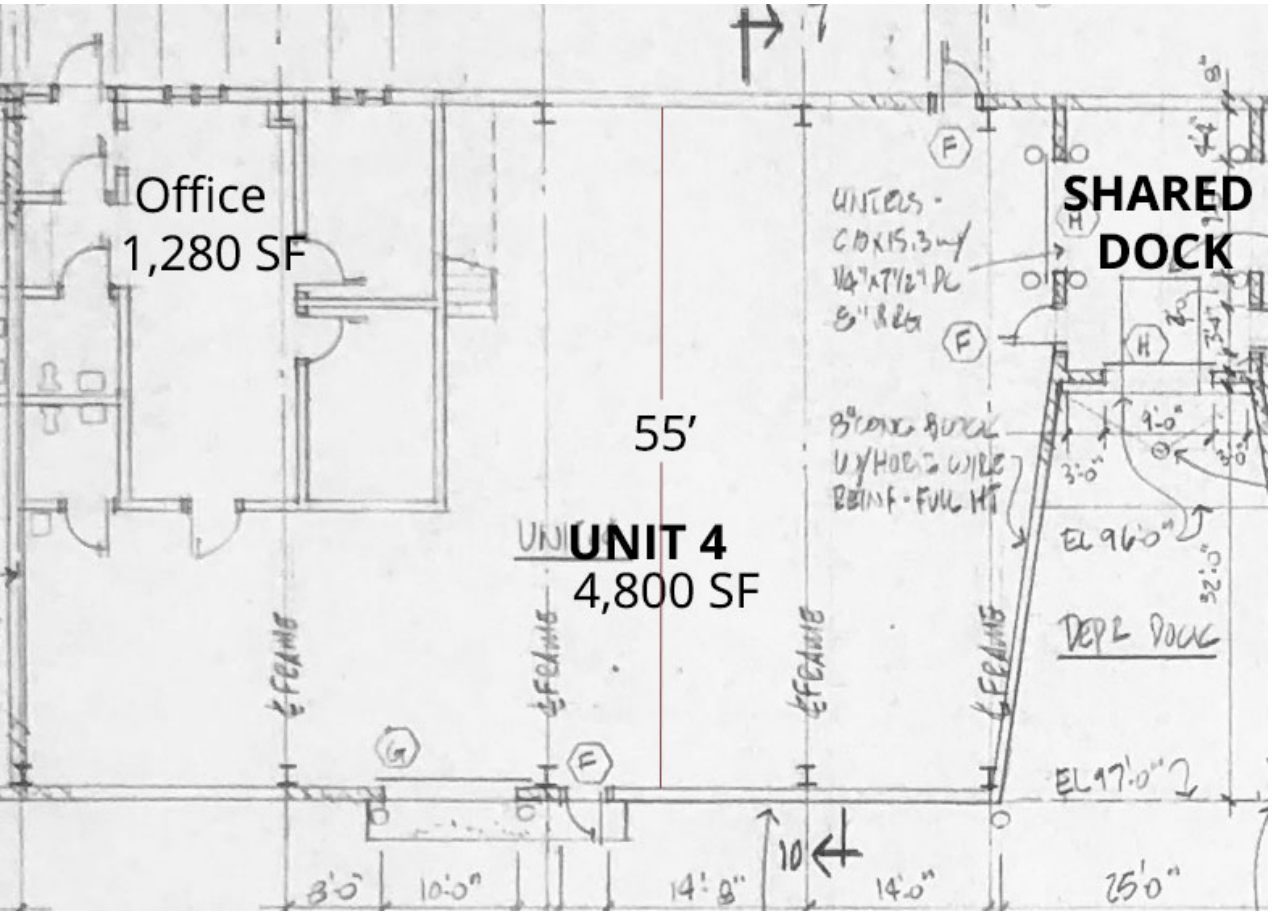
# AVAILABLE UNITS




| Unit 4 | |
|---|---|
| **Size:** | 4,800sf |
| **Office area:** | 1,280 sf +/- |
| **Sprinklered:** | Yes, wet system |
| **Loading:** | (1) 10'x12' door and recessed exterior shared dock |
| **Ceiling Height:** | 18' clear |
| **Power:** | 200 Amp 3 Phase. |
| **Lease Rate:** | $3,800.00/month |
| **Lease Length:** | By Agreement |
| **Comments:** | Offices are decked for additional storage. |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