

FOR LEASE 121,667 – 194,448 SF



7.3 ACRES FUTURE
EXPANSION/STORAGE

BATAVIA, IL

601-605 KINGSLAND DRIVE

LEASE RATE
Subject To Offer

COMMENTS

- Make Ready Renovations Underway
- BNSF Rail Served
- Efficient, Open Warehouse Layout
- Close proximity to I-88
- Low, Stable Kane County Taxes
- Professionally Owned and Managed
- Ample Car Parking
- Warehouse Bathrooms
- 7.3 Acres of Potential Storage or Expansion Space

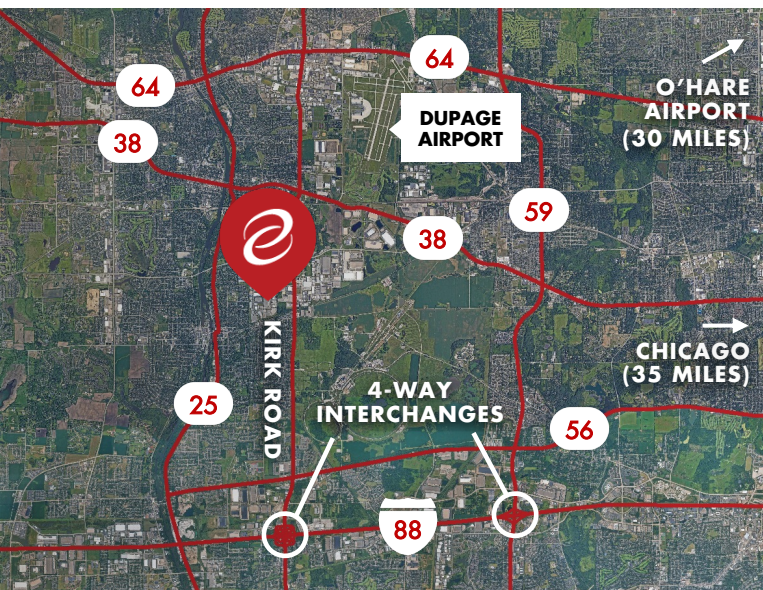
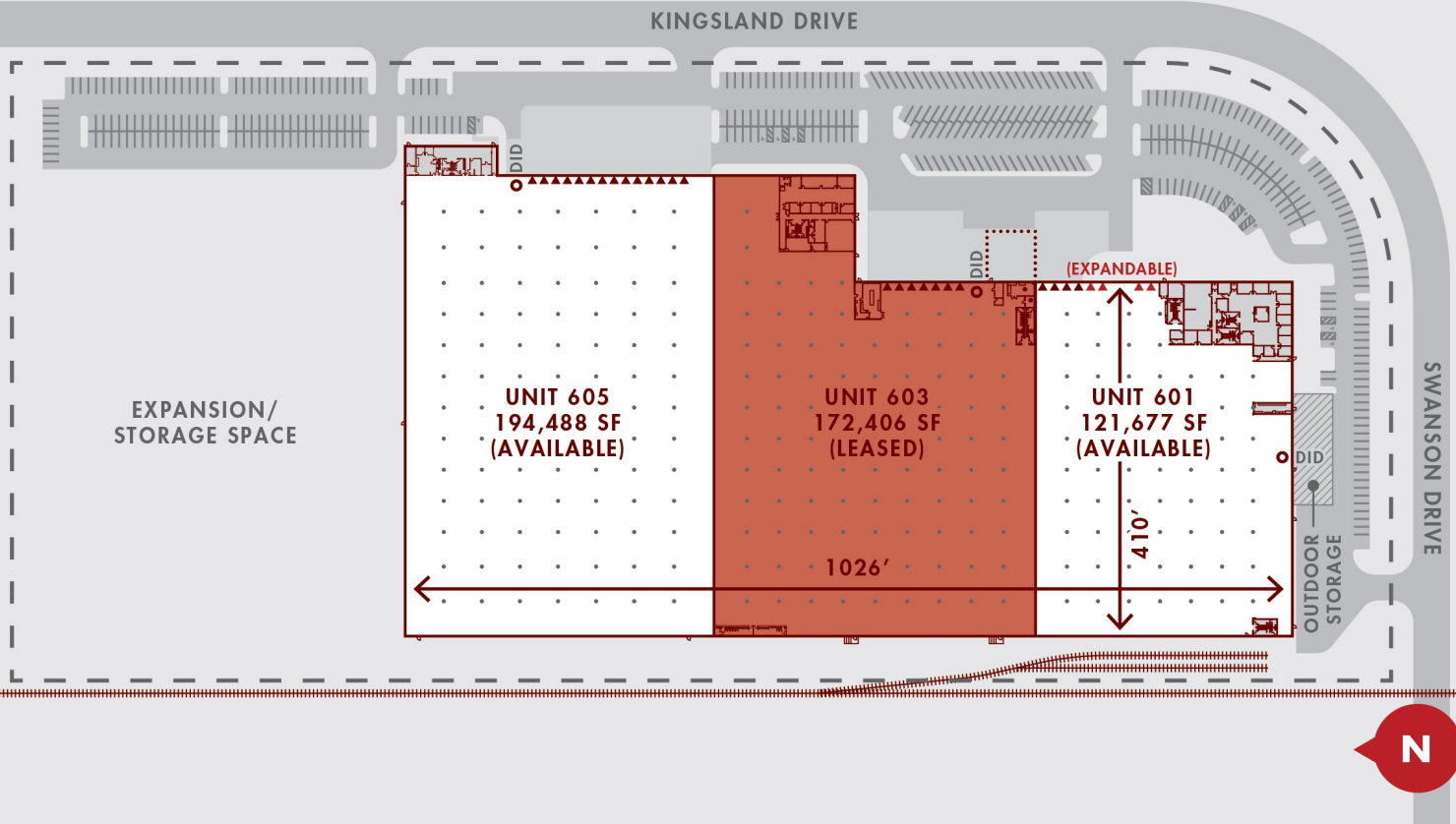
BUILDING DETAILS

Building Size	488,571 SF
Unit 601	
• Total SF	121,677 SF
• Office	9,535 SF
• Loading	4 Docks / 1 Drive-In Door
• Power	4,500 Amps, 277/480 Volts
• Clear Height	20.5' Clear
Unit 605	
• Total SF	194,488 SF
• Office	4,000 SF
• Loading	14 Docks / 1 Drive-In Door
• Power	2,400 Amps, 277/480 Volts
• Clear Height	30' Clear
Parking	414 Car Stalls (1.41/1,000 SF)
Sprinkler	Wet-Pipe System



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