



FOR LEASE

6153 Mulford Street

Niles, IL

Available Size:

22,322 SF

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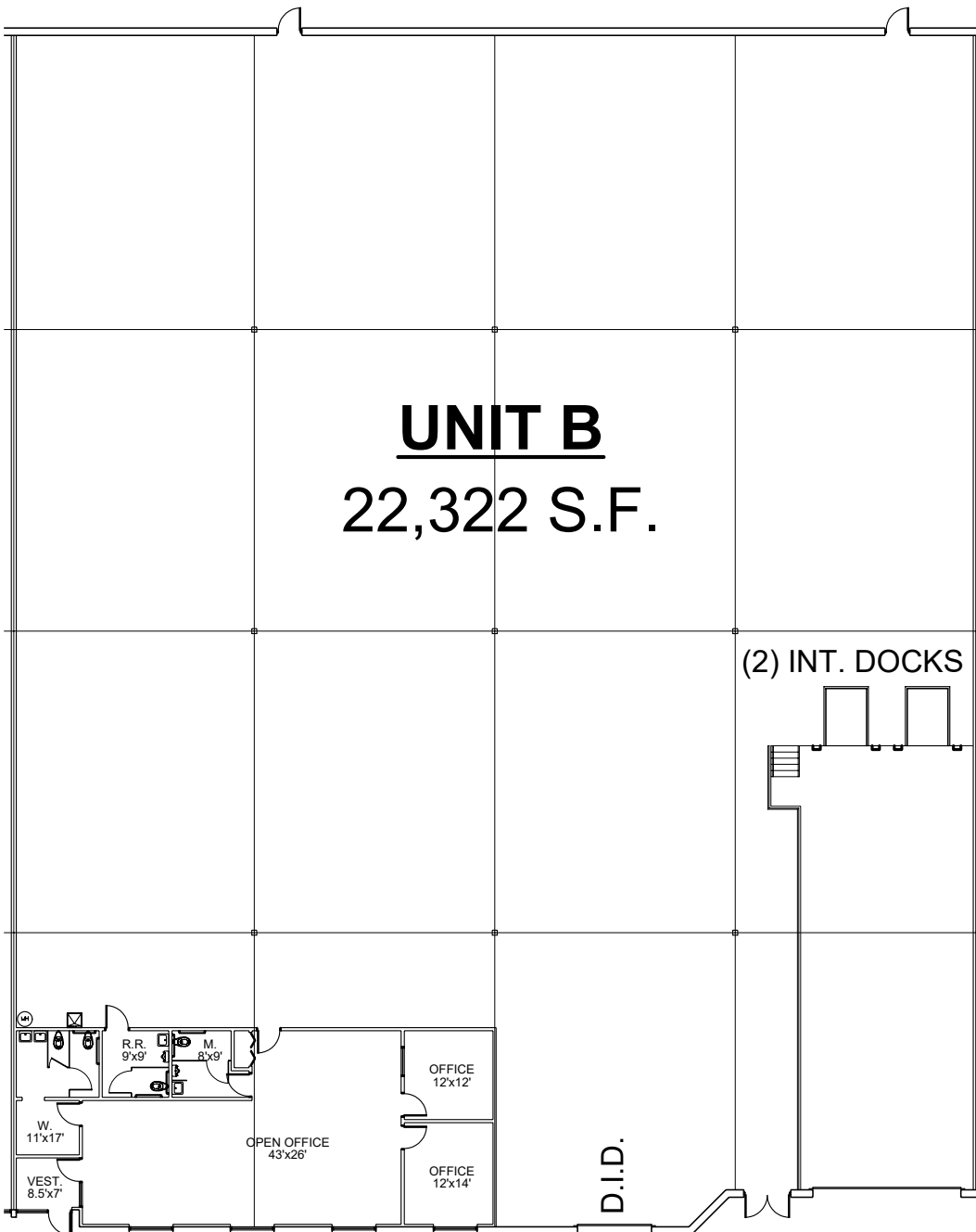
6250 North River Road
Suite 11-100
Rosemont, IL 60018

Property Highlights

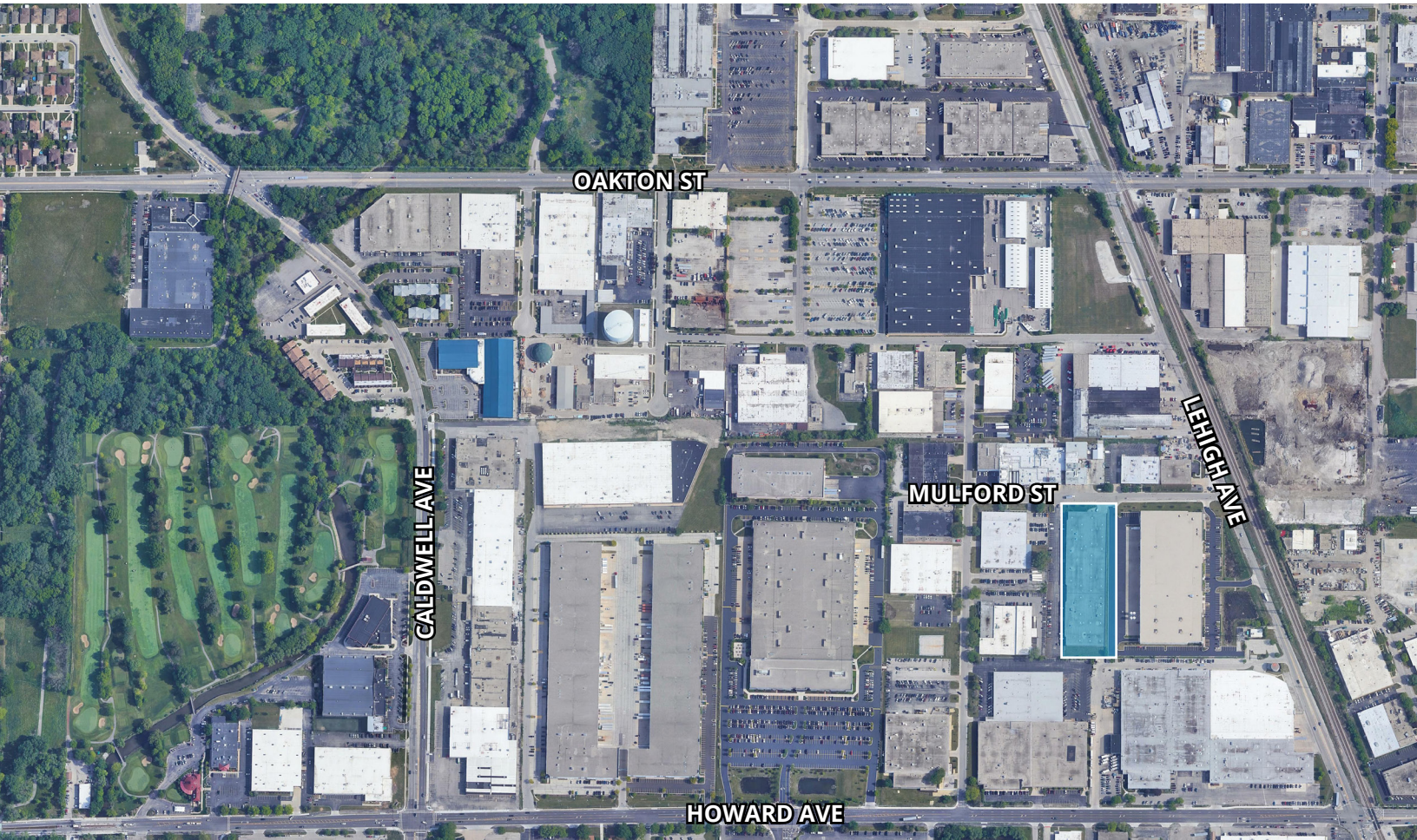
- Building Size: 89,199 SF
- Available Size: 22,322 SF (Unit B)
- Office Size: 1,755 SF
- Ceiling Height: 20' Clear
- Bay Size: 34.5' x 40.75'
- Loading: 2 interior docks, 1 drive-in door
- Year Built: 1979
- Sprinklers: Wet
- Power: 200 amps, 120/208 volts
- Lighting: LED fixtures on motion sensors
- Parking: 20 cars
- Lease Price: Subject to Offer
- Available 1/1/27
- Located off Lehigh Ave between Oakton St. and Howard Ave
- Ideal for warehouse/distribution/light manufacturing

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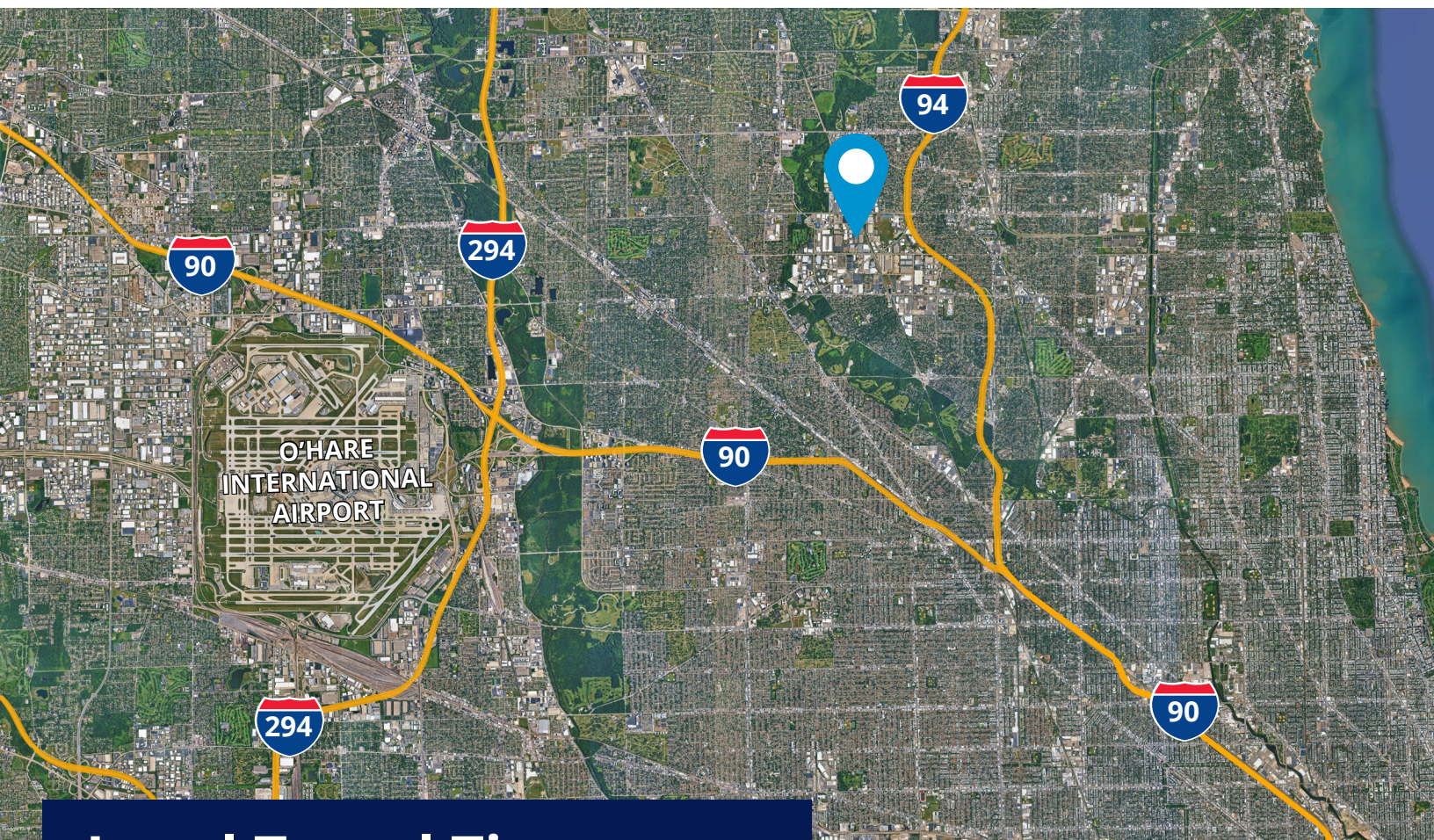
Site Plan



Aerial



Location



Local Travel Times

I-94 via Milwaukee Ave	5 minutes	1.5 miles
I-90	10 minutes	7 miles
I-294	10 minutes	5 miles
O'Hare Airport	20 minutes	9 miles
Downtown Chicago	30 minutes	14 miles