

FOR LEASE

Owned and Operated by  **LINK**

1198 Nagel Boulevard

Batavia, IL

60,272 SF



**LEASING INFO
& CONTACT**

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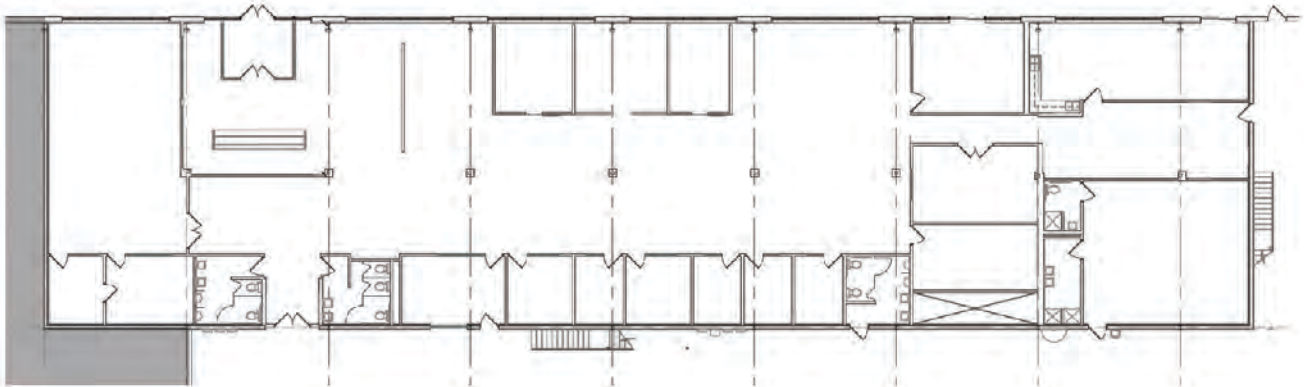


This is not an offer or acceptance of an offer to lease space. A lease will only be offered or made in a written agreement signed by landlord. No representation or warranty of any kind is made by landlord unless set forth in a written definitive lease executed by the landlord.

FLOOR PLAN



OFFICE PLAN



Unit Size	60,272 SF	Sprinklers	ESFR
Total Building Size	133,910 SF	Power	2,000 amps
Office Size	11,585 SF	Year Built	2000
Ceiling Height	28'-32' clear	Lease Rate	Subject to offer
Loading	4 docks 2 drive-in doors	Comments	• Located within Batavia's Industrial Park offering accessibility to I-88 via full interchange at Farnsworth Avenue • Warehouse restrooms • 11,655 SF mezzanine (not included in unit SF) • Low Kane County taxes
Car Parking	160 spaces (building total)		

