

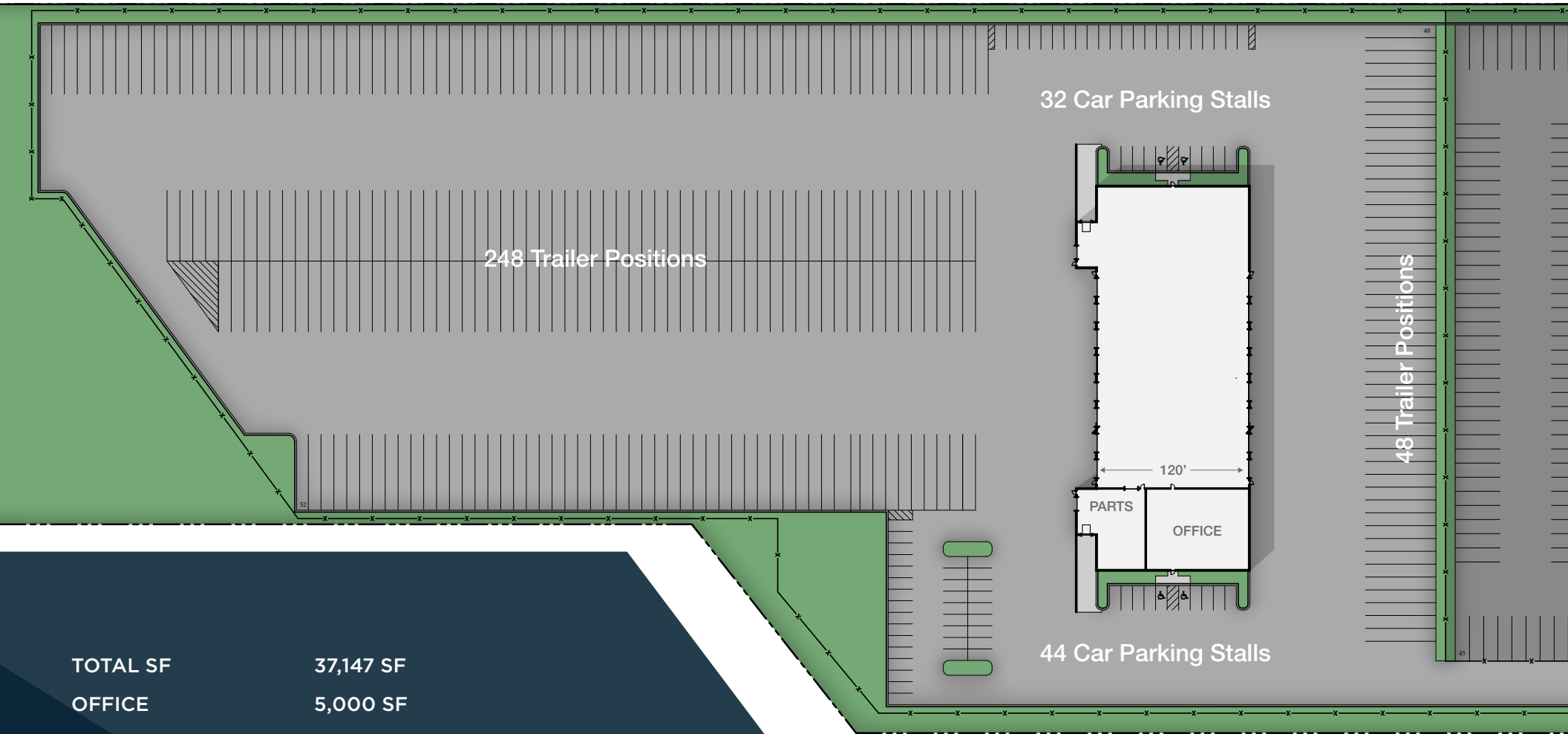
FOR  
LEASE

37,147 SF

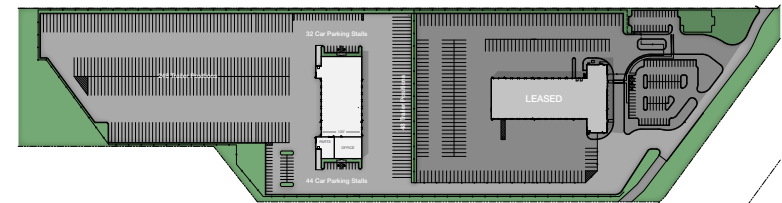
VEHICLE MAINTENANCE  
& OUTDOOR STORAGE  
FACILITY (PROPOSED)



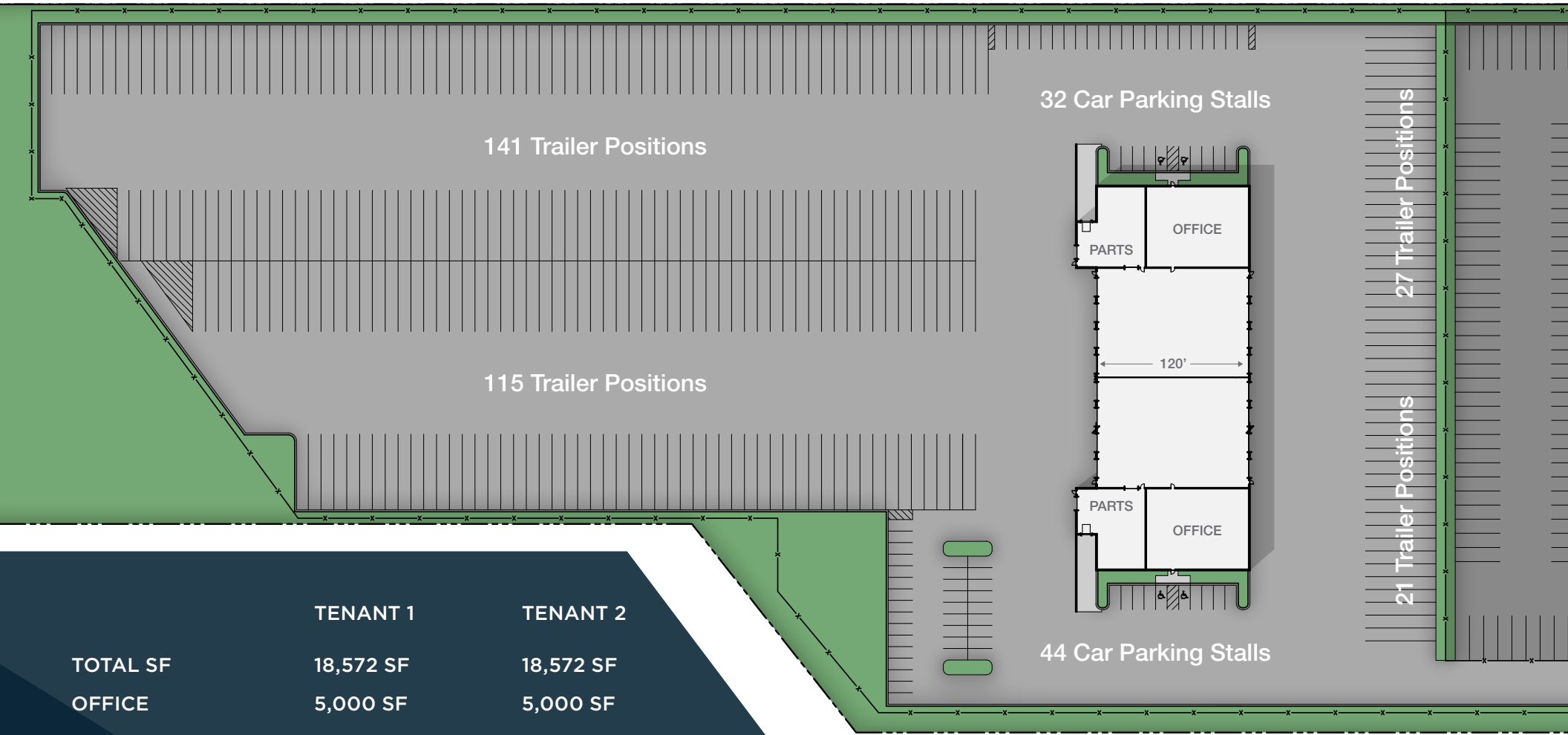
# SINGLE-TENANT SITE PLAN



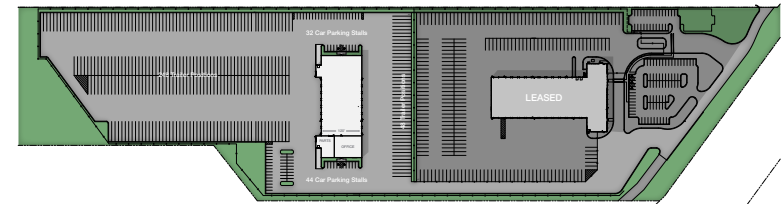
TOTAL SF	37,147 SF
OFFICE	5,000 SF
PARTS	2,942 SF
MAINTENANCE	29,205 SF
DRIVE-THRU BAYS	8 (EXPANDABLE)
LOADING DOCKS	2
CAR PARKING	76
TRAILER POSITIONS	296



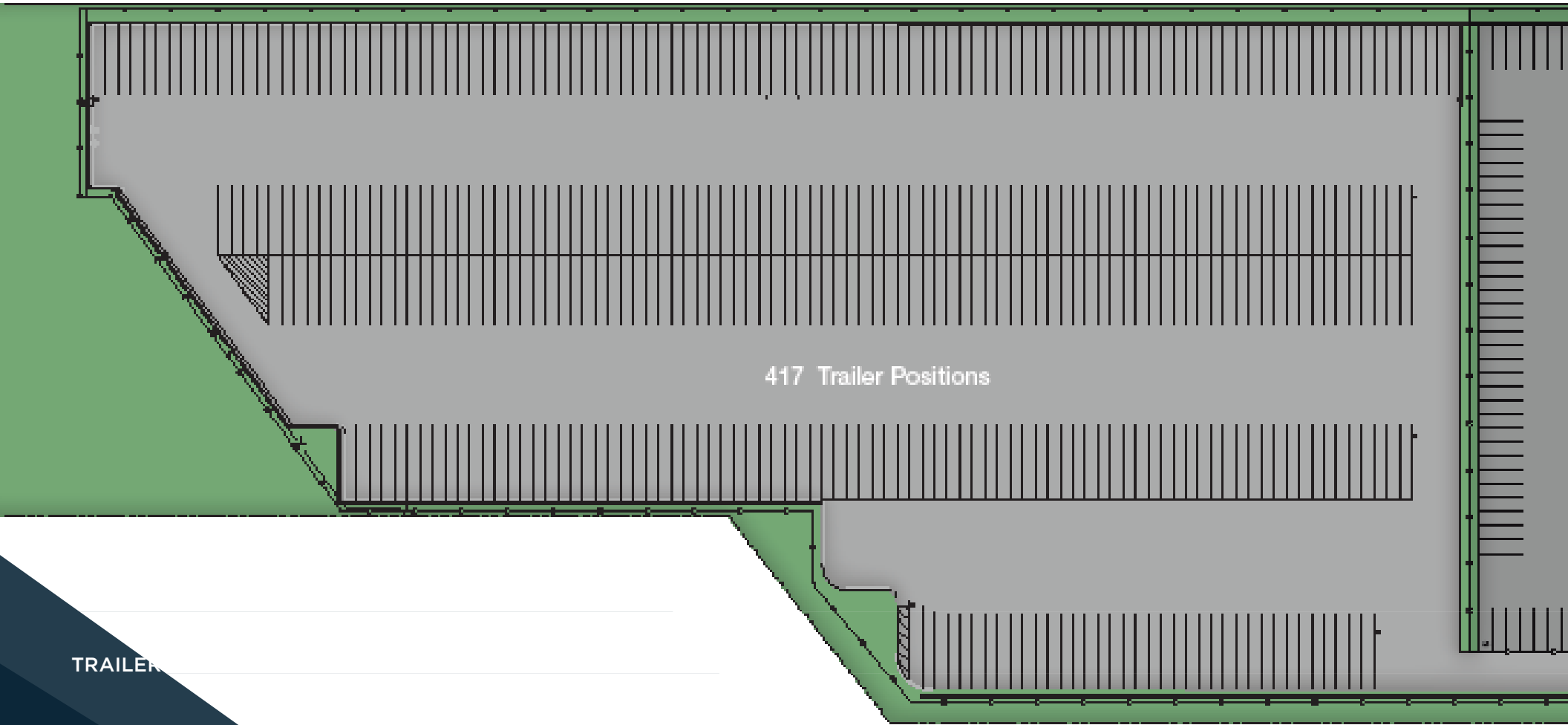
# MULTI-TENANT SITE PLAN



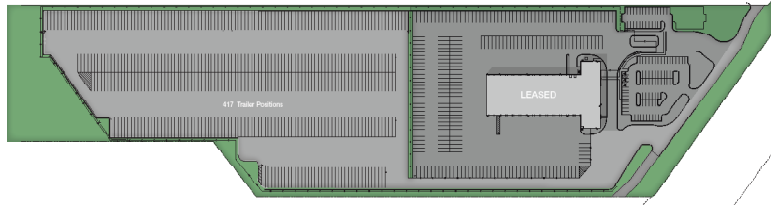
	TENANT 1	TENANT 2
TOTAL SF	18,572 SF	18,572 SF
OFFICE	5,000 SF	5,000 SF
PARTS	2,942 SF	2,942 SF
MAINTENANCE	10,630 SF	10,630 SF
DRIVE-THRU BAYS	4	4
LOADING DOCKS	1	1
CAR PARKING	44	32
TRAILER POSITIONS	132	164



# TRAILER PARKING SITE PLAN



TRAILER





- Conveniently located near full interchanges at both I-80/Houbolt and I-55/Route 6
- Immediate access to new Houbolt Road bridge/extension providing direct northern connection to UP and BNSF intermodal centers.
- [Houbolt Road Extension Information](#)
- Trailer parking available



- 37,147 SF (Proposed) maintenance & repair facility



- 10-acre site
- 5,000 SF office; 2,942 SF parts area
- 2 exterior loading docks



- 8 drive-through bays (expandable)
- 296 trailer positions

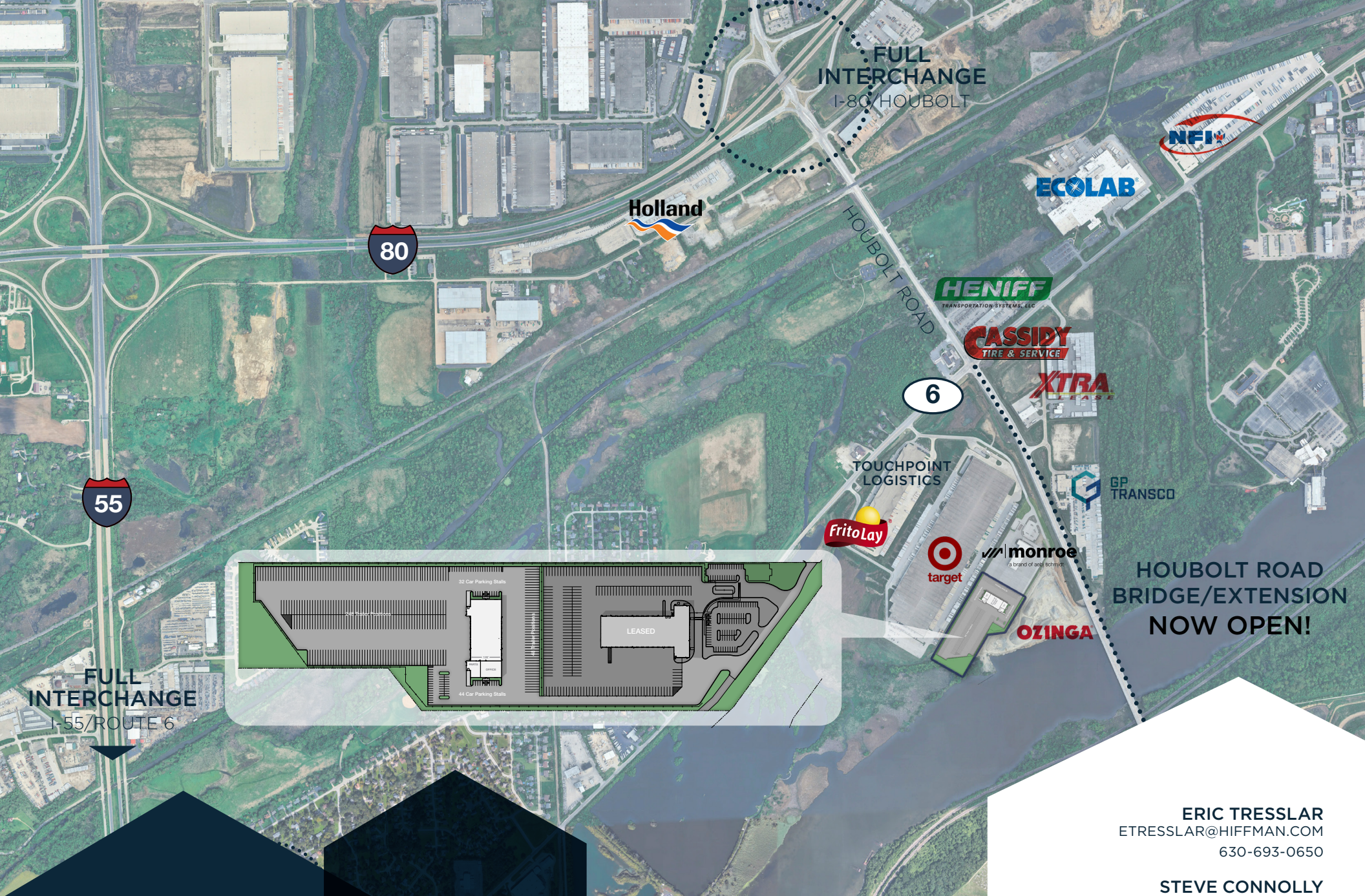


- Ability to stack containers 3-high
- 24' clear height



- 76 car parking
- 800-amp electrical service
- Precast construction
- Full concrete parking areas
- Fenced and secured site





FULL INTERCHANGE  
I-80/HOUBOLT



Holland

NFI

ECOLAB

HENIFF  
TRANSPORTATION SYSTEMS, LLC

CASSIDY  
TIRE & SERVICE

XTRA  
LEASE



TOUCHPOINT  
LOGISTICS

GP  
TRANSCO

FritoLay



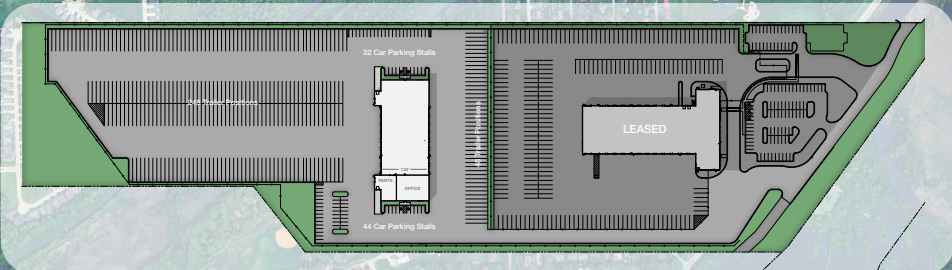
monroe  
a brand of aeg schmitz

HOUBOLT ROAD  
BRIDGE/EXTENSION  
NOW OPEN!

OZINGA



FULL INTERCHANGE  
I-55/ROUTE 6



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