

# 485,476 SF Building (Divisible)

3801 CenterPoint Way, Joliet, IL 60436



 **CenterPoint**  
INTERMODAL CENTER  
[centerpoint-intermodal.com](http://centerpoint-intermodal.com)

**485,476 SF TOTAL AVAILABLE  
(DIVISIBLE TO 182,240 SF)**

## Property Highlights



**485,476**

SF Available  
(Divisible)



**152**

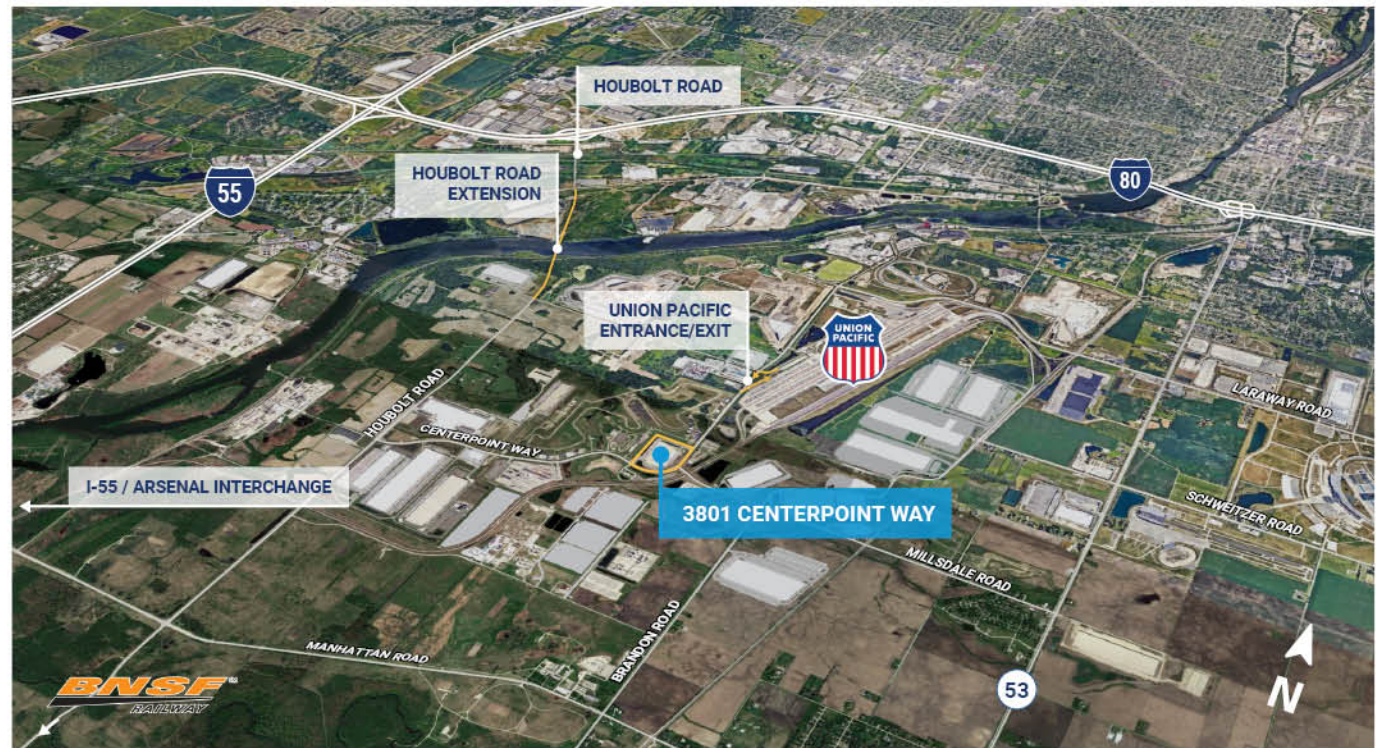
Trailer Positions  
(Expandable)



**32'**

Clear Height

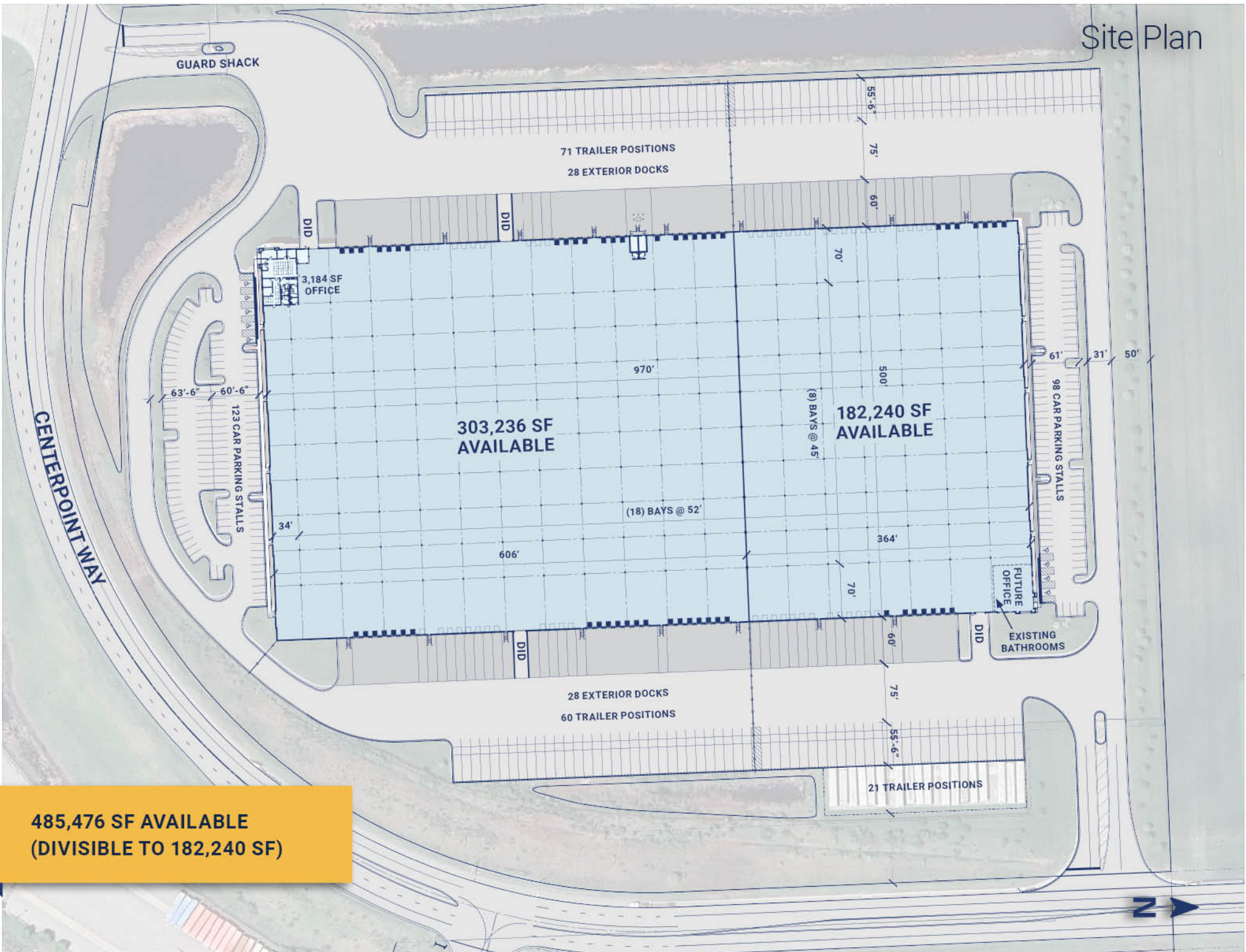
- + Land Area: 33 AC
- + Office(s): 3,184 SF
- + Loading Docks: 56 Positions  
(Cross-Dock, Expandable)
- + Drive-in Doors: 4; 12' x 14'
- + Auto Parking: 221 Stalls  
(Expandable)
- + Column Spacing: 45' x 52';  
70' Speed Bays
- + Fire Protection: ESFR
- + Power: 1,600 Amps @ 480 Volts
- + Year Built: 2014
- + Site: Fully secured, fenced and  
gated; existing guard shack



## Campus Advantages at CenterPoint Intermodal Center

- + North America's Largest Inland Port with the lowest drayage charges in the entire region
- + Public bus service with access to deep and skilled labor
- + Retail amenities; truck center with scale
- + Low Will County real estate taxes
- + Full interchanges at I-55 and Arsenal Road, I-80 and I-55, I-80 and Houbolt, & I-80 and Route 53
- + Pre-designated Foreign Trade Zone & Enterprise Zone
- + ±40 miles to Chicago
- + Direct access to the Union Pacific Joliet Intermodal Terminal (JIT) and BNSF Logistics Park Chicago (LPC)
- + Heavyweight capacity roads
- + On-site overflow container storage 24/7
- + FTZ savings
- + No trailer parking ratio restrictions
- + Flexible zoning for manufacturing, distribution or container operations

# Site Plan



**485,476 SF AVAILABLE  
(DIVISIBLE TO 182,240 SF)**



# Key Distances

Measurements based on one-way travel and inclusive of new Houbolt Road Extension access

**Union Pacific Joliet Intermodal Terminal**  
0.5 miles

**BNSF Logistics Park Chicago**  
4.5 miles

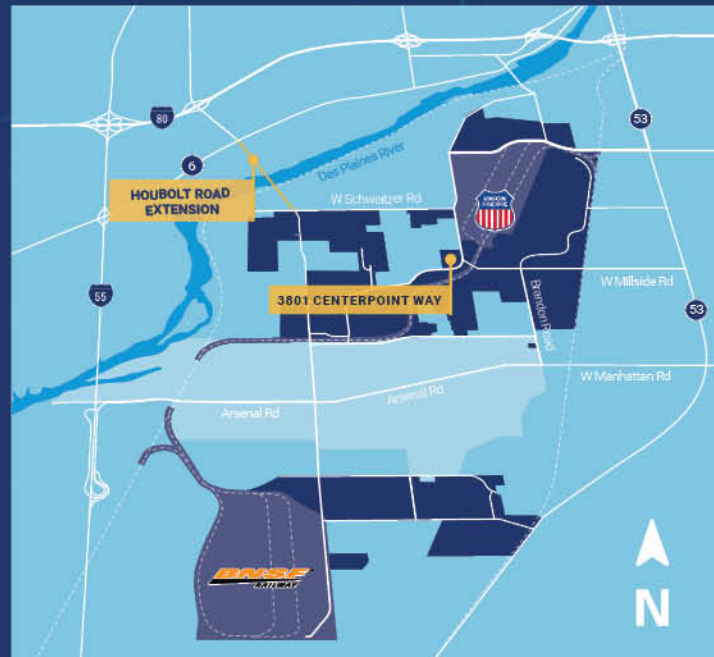
**Downtown Chicago**  
40 miles

**Interstate 55**  
6.0 miles

**Interstate 80**  
4.5 miles

# CenterPoint INTERMODAL CENTER

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