

11550 King Ave., Franklin Park, IL

68,663 sf available for lease



Seeking manufacturers !!

6,000 amps @ 480v.....and rooftop solar grid

-I-294 visibility & quick access to I-294 & O'Hare

-SQF food certified operation

Glenwood
Commercial Realty

Jason Talanian
Designated Managing Broker
773.914.3200
jtalanian@glenwoodcr.com

6925 W. Hobart Avenue, Chicago, IL 60631

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Rooftop Solar Grid



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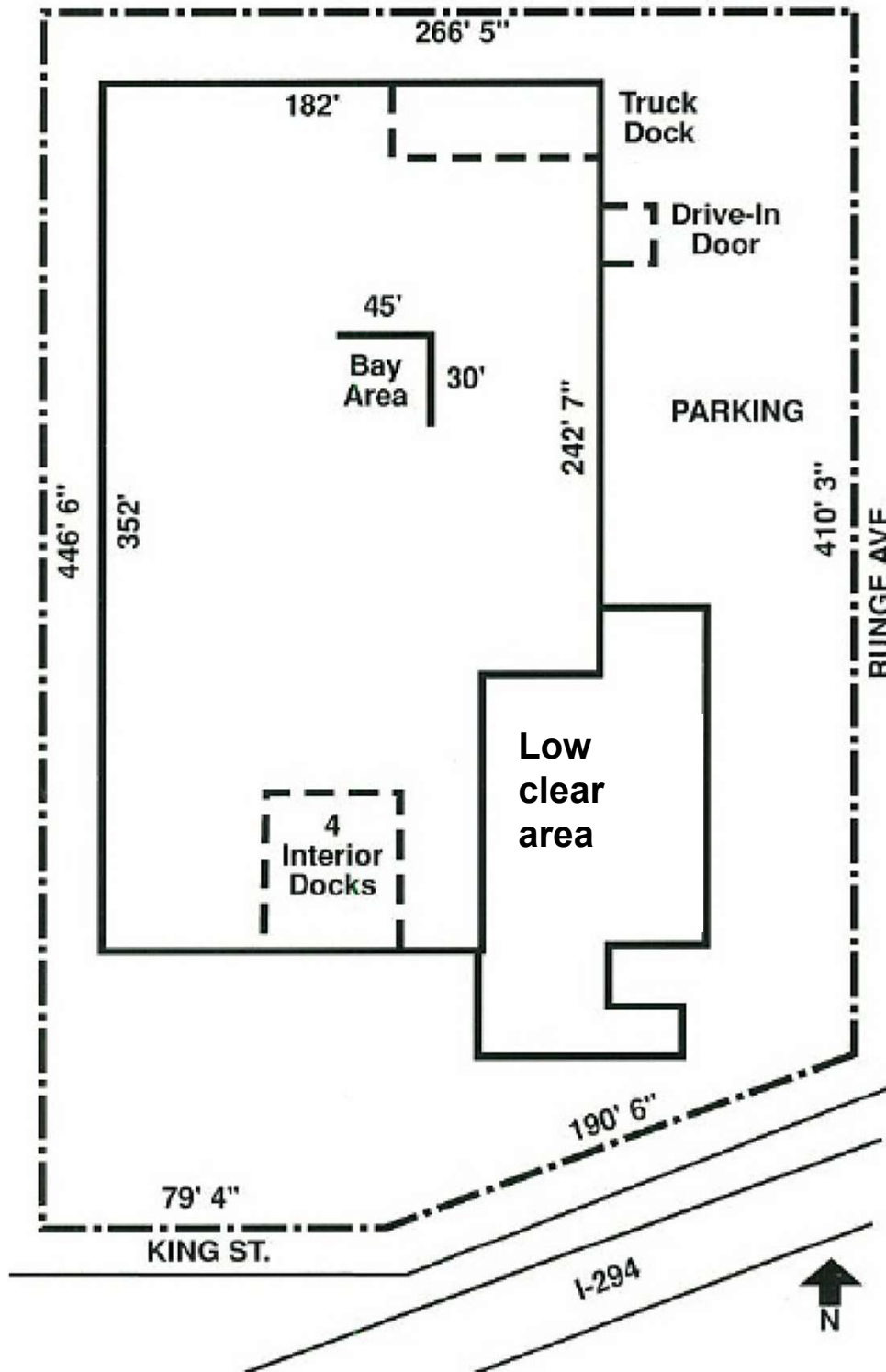
Building Size:	+/- 68,663 sf (excludes mezz. sf)
Office:	+/- 1,500 sf
Site Size:	+/- 2.64 acres
Loading:	5 int. docks, 1 drive-in door
Power:	6,000 amps @ 480V (two services @ 3,000 each)
Clear Height:	17' 6"
Column Spacing:	45' x 30'
Sprinkler:	Wet system, all heads replaced 2015
Auto Parking:	65 stalls
Trailer Parking	None
Construction:	Masonry
Zoning:	I-2 General Industrial
RE Taxes:	\$2.99 psf (2023 tax paid in 2024)
Lease Rate:	Subject to Offer
Comments:	<ul style="list-style-type: none">- Solar grid installed 2024 (789kWH system)- New roof in 2024- Two silo pads (190k lbs. each)- Exposure on I-294- SQF Food Certification currently in place

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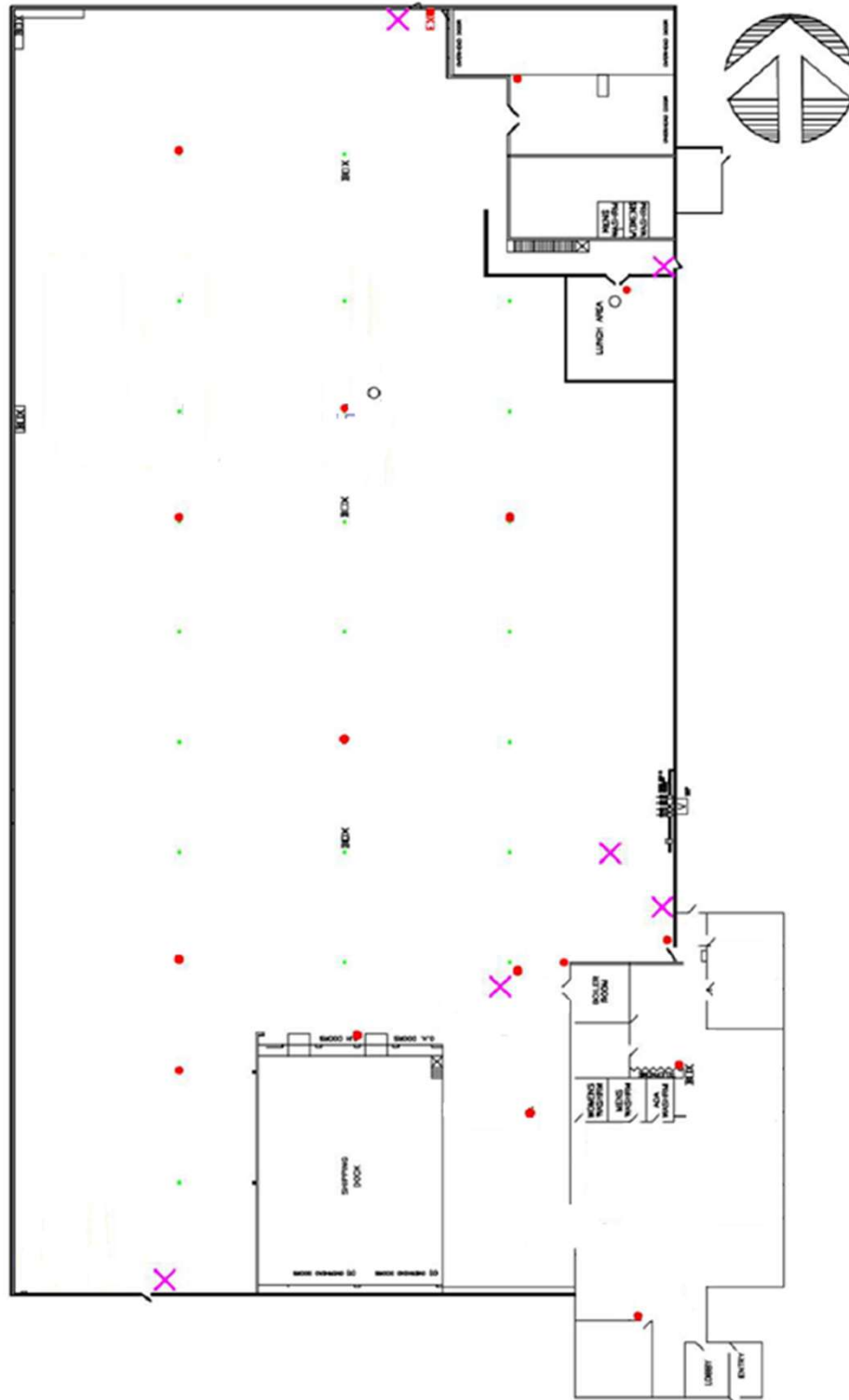


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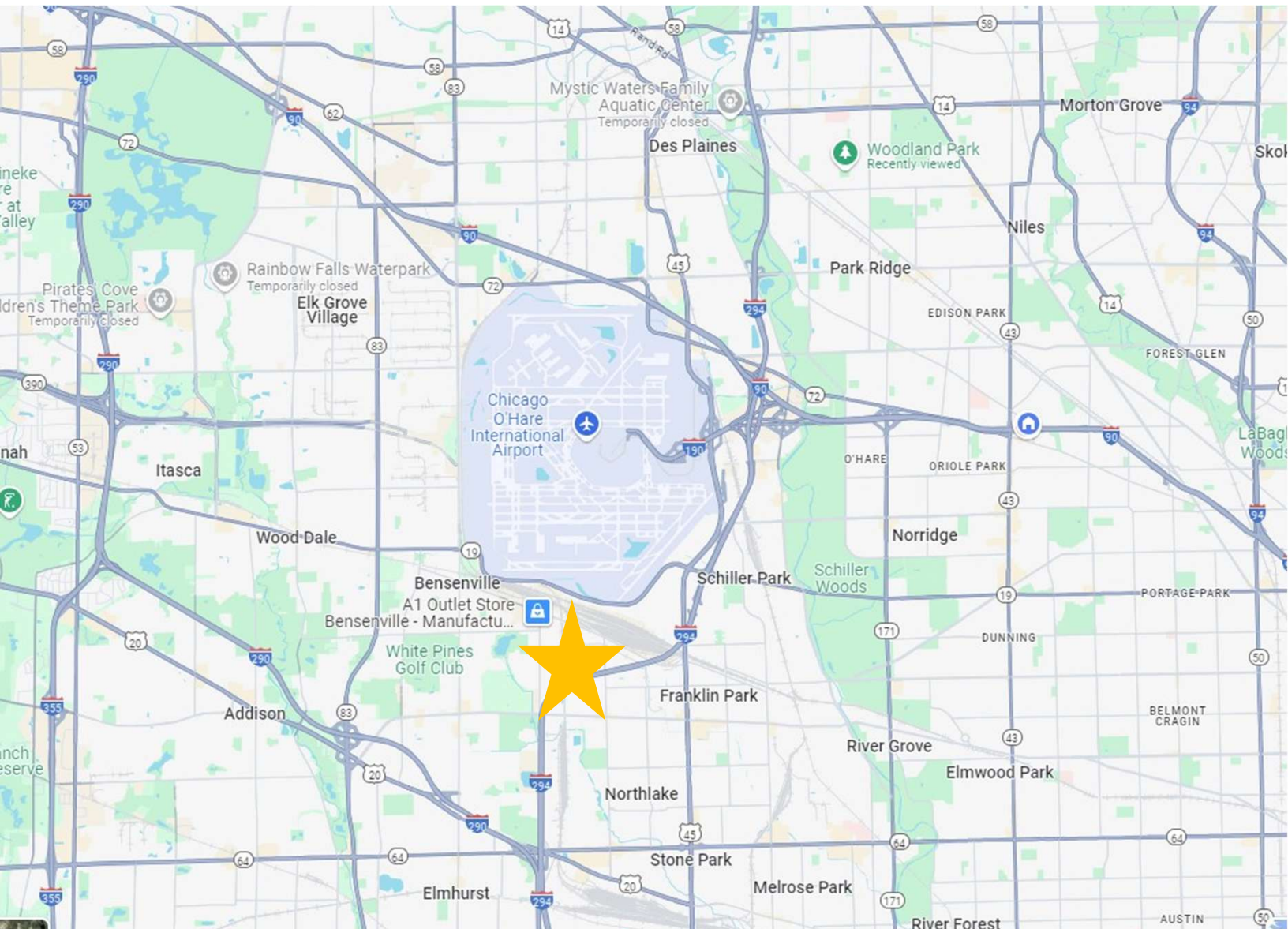
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Quick access to I-294, O'Hare, and Mannheim Rd.



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