

6546 – 6556 S. Menard Ave., Bedford Park IL

Available: Up to +/- 16,000 SF



READY FOR OCCUPANCY

FOR LEASE: Industrial & Commercial Units Available

BUILDING SIZE: 161,000 SF

INDUSTRIAL UNITS AVAILABLE:

1st Floor (Can Combine)

Unit 5814: 6,400 SF

Unit 5820: 9,600 SF

2nd Floor: 13,500 SF

COMMERCIAL UNITS AVAILABLE:

Unit 6554: 2,000 SF Office Space

Unit 6556: 2,340 SF Commercial Space

LOT SIZE: 2.92 Acres

OFFICE: 500 SF

ZONING: Industrial

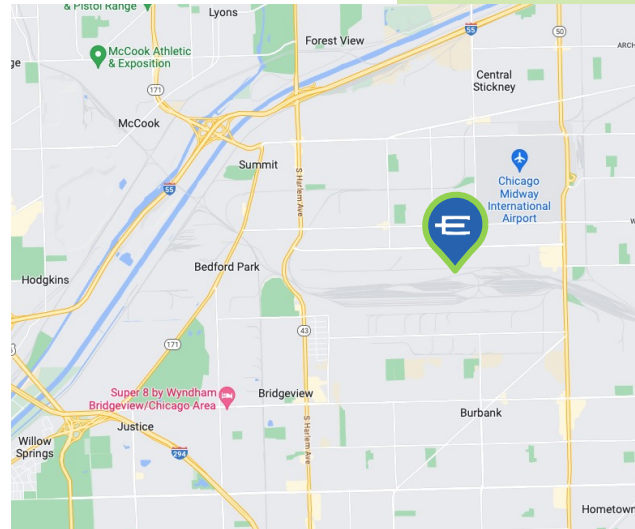
POWER: 3,000 Amps 480V 3-Phase

LOADING: Three Common Docks

SPRINKLER: Wet

LEASE RATE:

- Unit 5814: \$8.50/SF MG | Unit 5820: \$8.50/SF MG
- 2nd Floor: \$3.25/SF MG
- Commercial Units: Subject to Offer



- Heavy Power & Common Docks for Industrial Unit
- Easily Accessible to I-55/I-294

SCAN FOR LISTING

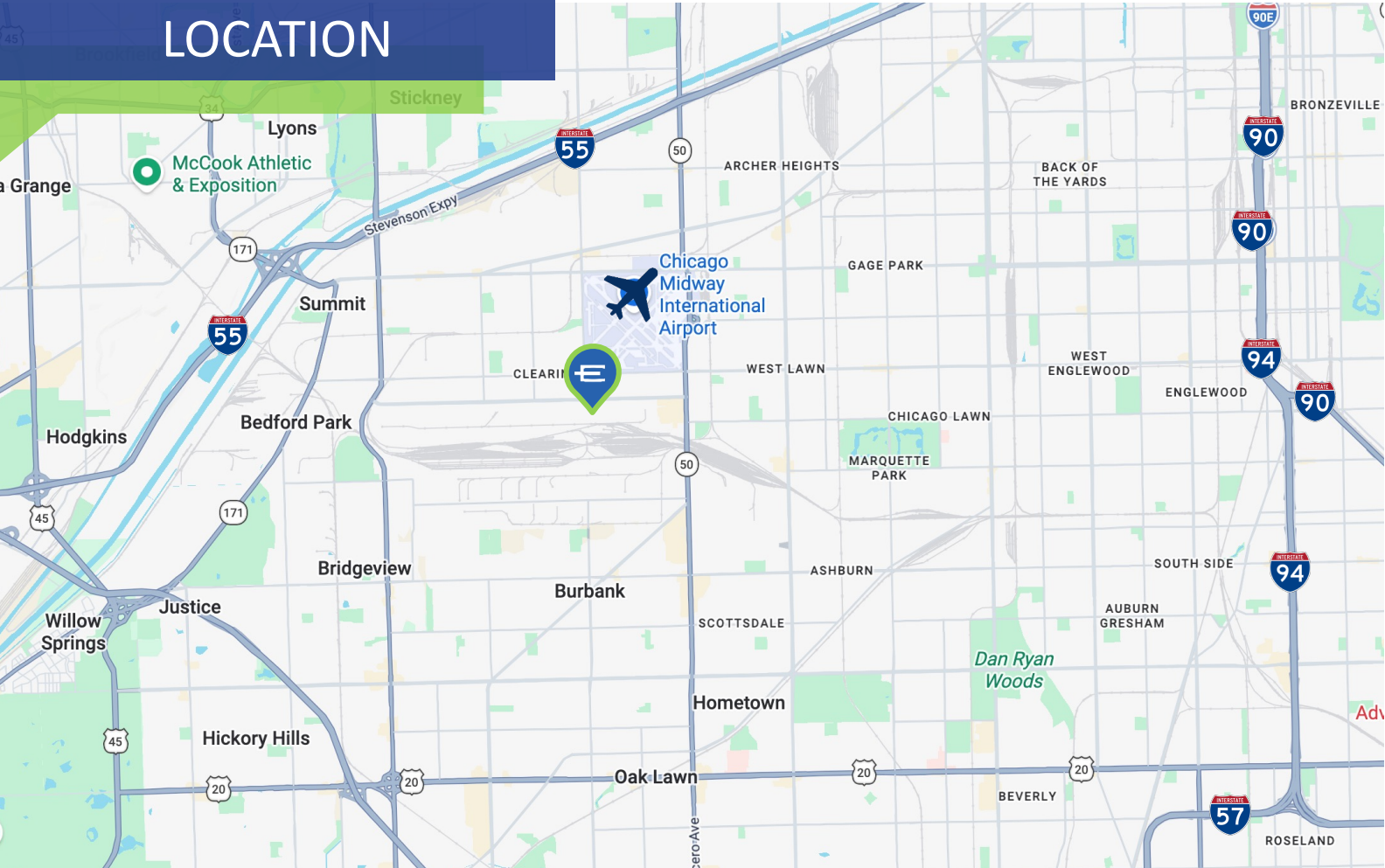


ENTRE
Commercial Realty LLC

Chris Wilbur
708-860-8589
cwilbur@entreccommercial.com

Jeff Locascio, SIOR
708-705-3857
jeff@industrialbroker.net

LOCATION



6546 – 6556 S. Menard Ave., Bedford Park IL

Amenities

Close to Rail and Transportation, I-55 and I-294 Access



2.2 Miles from
Midway
Airport



Proximity to CSX
Intermodal