

# 417-419 VILLAGE DRIVE, CAROL STREAM

CHICAGO  
CENTRAL DUPAGE

417-419 Village Drive  
Carol Stream, IL 60188



FOR LEASE

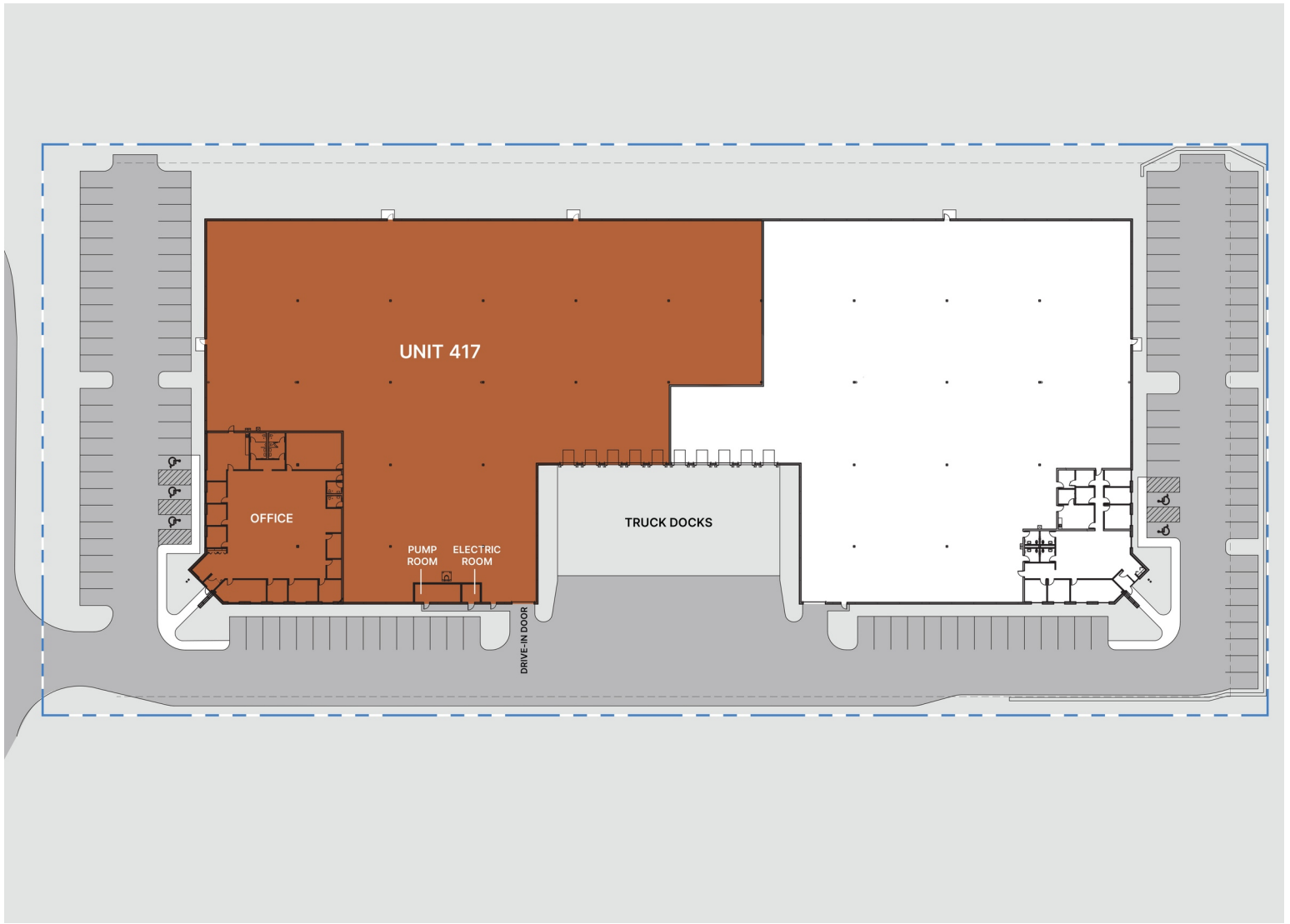
UNIT 417

±51,010 SF



LEASED BY





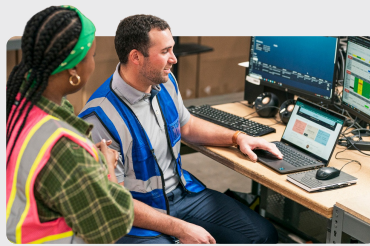
## PROPERTY HIGHLIGHTS

|                 |                         |                    |                               |
|-----------------|-------------------------|--------------------|-------------------------------|
| Total Building  | 93,220 SF               | Bay Size           | 50' x 44'                     |
| Available Suite | Suite 417               | Operating Expenses | \$3.20 / SF                   |
| Available Size  | 51,010 SF               | Rental Rate        | Subject to Offer              |
| Office Size     | 6,733 SF                | Available          | February 2027                 |
| Clear Height    | 28'                     | Location           | In-fill Central DuPage        |
| Docks           | Five (5) Exterior Docks | Condition          | Immaculate Facility           |
| Drive-in Doors  | One (1) Drive-in Door   | Sprinkler          | ESFR                          |
| Car Parking     | 56 Stalls               | Access             | <5 miles to I-355 Interchange |

# Committed to Driving Value for Our Customers

## Properties with a Competitive Edge

Our scale, proprietary data and local relationships allow our 1,200+ skilled team members to help customers stay ahead of market trends.

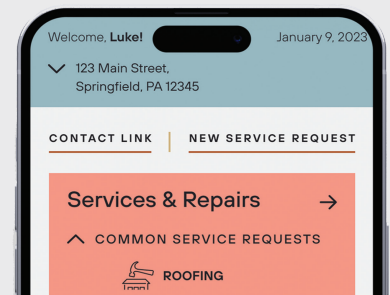


## Best-in-Class Customer Service

Our on-the-ground regional teams provide you with local expertise, leveraging data-driven insights to find the right solutions for your business.

## Link+

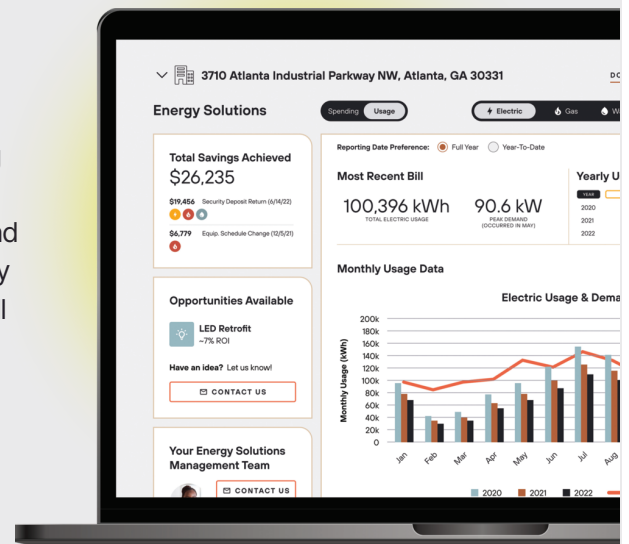
Our digital customer experience platform provides easy access to your property management teams, lease documents, billing and service requests. Sign up today!



500 Million Square Foot Portfolio

## Energy Solutions

Link Logistics' award-winning utility management program helps customers save time and money while unlocking energy efficiency opportunities. Enroll today through Link+.



# CONTACT INFORMATION

417-419 Village Drive  
Carol Stream, IL 60188

**Doug Pilcher**

doug.pilcher@cushwake.com  
(847) 518-3285

**Jason West, SIOR**

jason.west@cushwake.com  
(847) 518-3210

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