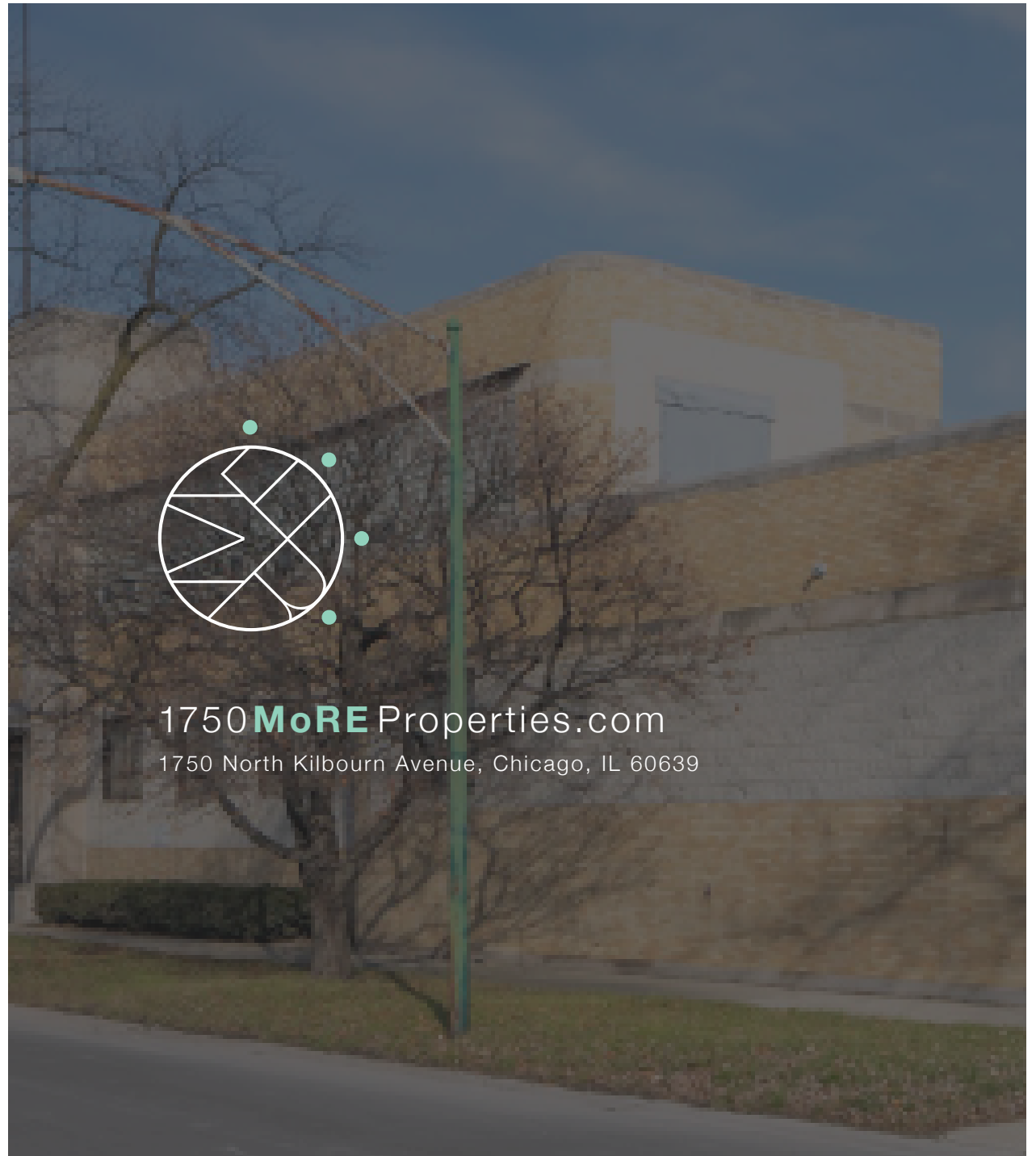






DETAIL OVERVIEW

PROJECT PROFILE

Industrial, Warehouse, Office, Showroom,
Flex, Parking, and Outdoor Storage

ZONE TYPE

PMD-9 Commercial Service

TOTAL BUILDING SIZE/GLA

- 100,000 sf



HIGHLIGHTS

- Property renovations completed 2026
- Abundant Street Parking
- 30,000 sf Gated Outdoor Storage Area
- 18' - 22' Clear Height
- 4 Interior Loading Docks
- 2 Drive in Doors
- Power 2,000 amps, 3-phase 480/277 volt
- Located at Kilbourn & Grand
- Surrounding Retail Includes McDonalds, Home Depot, Aldi and Walmart

PROPERTY NAME

1750MoREProperties.com

ADDRESS

1750 North Kilbourn Avenue,
Chicago, IL 60639

SPACE AVAILABLE

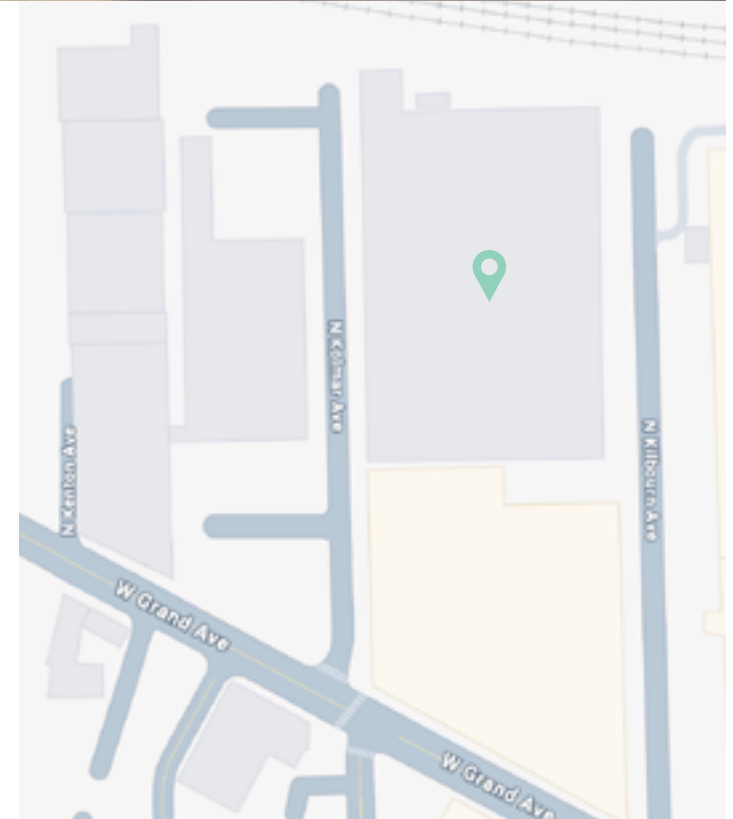
100,000 sf

TOTAL POPULATION

219,866	2 Miles
461,435	3 Miles

AVERAGE HOUSEHOLD INCOME

\$85,523	2 Miles
\$98,673	3 Miles





1750 N Kilbourn Ave is approximately 100,000 square feet and sits on roughly 3.04 acres. Originally built for manufacturing, this PMD 9-zoned property has been transformed into a flexible option for storage, production, or distribution. Easily divisible, the building offers investors a convenient option to create a multi-tenant property. The building also boasts a combined 30,000 square feet of secure, gated outdoor storage, maximizing its functionality and potential for businesses of all sizes.

EXTERIOR AERIAL



1750 NORTH KILBOURN AVENUE
CHICAGO, IL 60639

AERIAL VIEW



LEASING PLAN