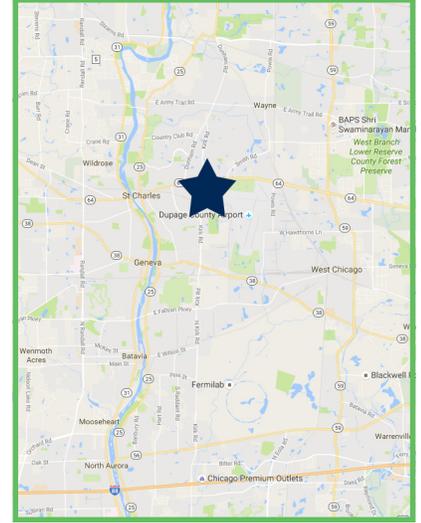


Available for Lease



555 Kirk Rd | St. Charles, IL

Industrial Warehouse Building

Highlights

- Well maintained warehouse located in St Charles Business Park
- Kane County taxes
- Built out office - 500 SF of lab space
- Heavy parking available
- Racking available
- Excellent exposure on Kirk Rd

Details

- Total Building: **62,400 SF**
- Land Area: **3.39 Acres**
- Ceiling Height: **18' Clear**
- Sprinklers: **Wet**
- Heating: **Gas**
- Year Built: **1990**

Pricing

- Lease Price: **\$4.95 PSF Net**
- Taxes: **\$1.45 PSF**
- CAM: **\$0.41 PSF**

Available

Unit	Total SF	Office SF	Loading	Power	Available
A	25,000	3,500	1 Interior Dock 2 DID's (22x14)	400 AMPs @ 480 Volt, 3phase	Immediate

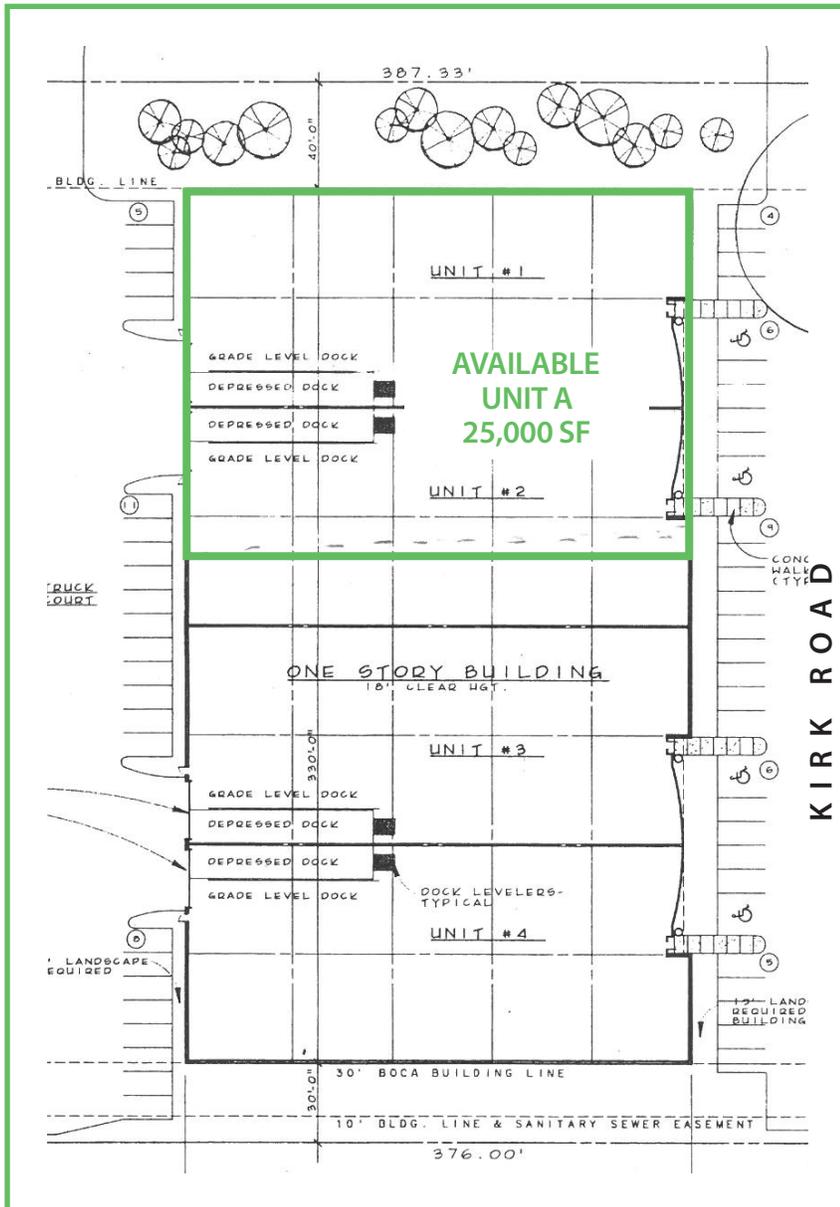
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 D: 630.810.1855
 C: 630.399.3764
 dcawley@cawleychicago.com

Building Plan

25,000 SF



Interior Photos



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