



FOR LEASE

30,000 SF

1060 W. DIVISION STREET | CHICAGO, IL

FEATURES

- Available: 30,000 Sq. Ft.
- Building Size: 66,580 Sq. Ft.
- Existing Office: 4,697 Sq. Ft.
- Ceiling Height: 24' clear
- Loading: 4 interior docks, 1 drive-in door
- Sprinklers: Yes
- Lighting: T5 Fluorescent
- HVAC: Gas unit heaters
- Power: 125 amps 120 volts single phase, 225 amps 277/480volts/ 3 phase
- Columns: 44'1" x 42'6"
- Car Parking: 15 car parking spaces
- Real Estate Taxes: \$4.19 per square foot
- CAM: \$0.99 per square foot 2020 estimate
- Insurance: \$0.11 per square foot
- Management Fee: 3% of gross rent
- Lease Rate: Subject to Offer
- Year Built: 1998, renovated 2011, 2016
- Masonry and insulated metal panel construction
- Possession: 2nd Quarter 2021
- Premier "In-City" location
- Adjacent to the Central Business District
- Functional, modern facility



Contact us:

JEFFREY HEYMANN

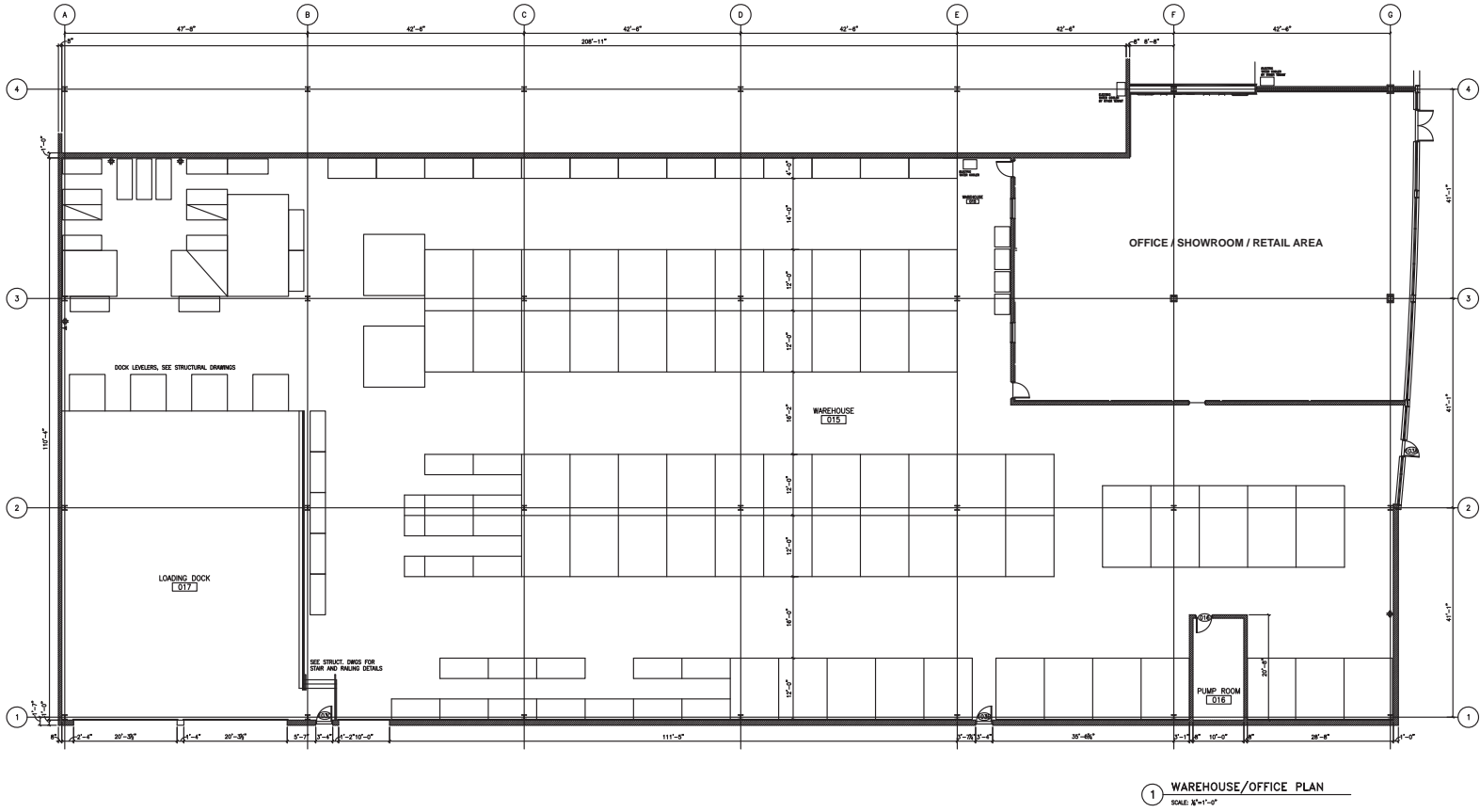
+1 847 698 8218

jeff.heyman@colliers.com



Colliers International
6250 N. River Rd. | Suite 11-100
Rosemont, IL 60018
+1 847 698 8444
www.colliers.com/chicago

This document has been prepared by Colliers International for advertising and general information only. Colliers International makes no guarantees, representations or warranties of any kind, expressed or implied, regarding the information including, but not limited to, warranties of content, accuracy and reliability. Any interested party should undertake their own inquiries as to the accuracy of the information. Colliers International excludes unequivocally all inferred or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages arising there from. This publication is the copyrighted property of Colliers International and/or its licensor(s).



Contact us:

JEFFREY HEYMANN

+1 847 698 8218

jeff.heyman@colliers.com



FOR LEASE | 1060 W. DIVISION STREET | CHICAGO, IL



Contact us:

JEFFREY HEYMANN

+1 847 698 8218

jeff.heyman@colliers.com



1060 West Division St. | Chicago, IL

30,000 Square Feet

Available:	30,000 Sq. Ft.
Building Size:	66,580 Sq. Ft.
Existing Office:	4,697 Sq. Ft.
Ceiling Height:	24' clear
Loading:	4 interior docks, 1 drive-in door
Sprinklers:	Yes
Lighting:	T5 Fluorescent
HVAC:	Gas unit heaters
Power:	125 amps 120 volts single phase 225 amps 277/480volts/ 3 phase
Columns:	44'1" x 42'6"
Car Parking:	15 car parking spaces
Real Estate Taxes:	\$4.19 per square foot 2019 taxes paid 2020
CAM:	\$0.99 per square foot 2020 estimate \$0.11 per square foot insurance 3% of gross rent management fee
Lease Rate:	Subject to Offer
Year Built:	1998, renovated 2011, 2016
Construction:	Masonry and insulated metal panel
Possession:	Early 2 nd Quarter 2021
Comments:	<ul style="list-style-type: none"> ■ Premier "In-City" location ■ Adjacent to the Central Business District ■ Functional, modern facility ■ Close to I-90/I94 full interchange ■ Public Transportation to door (CTA #132 Goose Island Express, #70 Division)

For more information,
please contact:

JEFFREY C. HEYMANN

Senior Associate

847 698 8218

Jeff.heyman@colliers.com

COLLIERS INTERNATIONAL

6250 N. River Road

Suite 11-100

Rosemont, IL 60018

No warranty or representation is made to
the accuracy of the foregoing information.

