

# For Lease | 58,715 SF

## 1975 N Hawthorne Ave, Melrose Park, IL



## READY FOR OCCUPANCY

### **Building Highlights**

**Total Building SF:** 58,715 **Available SF:** 58,715

Office SF: 7,110; Recently Renovated

Ceiling Height: 16'-20'

Interior Docks: 5

**Power:** 400a; 240v

Auto Parking: +/-30 Spaces

**Taxes (2023):** \$1.68 PSF (New 6B In Place)

**Asking Rate:** Subject To Offer

#### For more information, please contact:

#### **Brian Colson**

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#### Brian Pomorski

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#### **Owned & Managed By:**



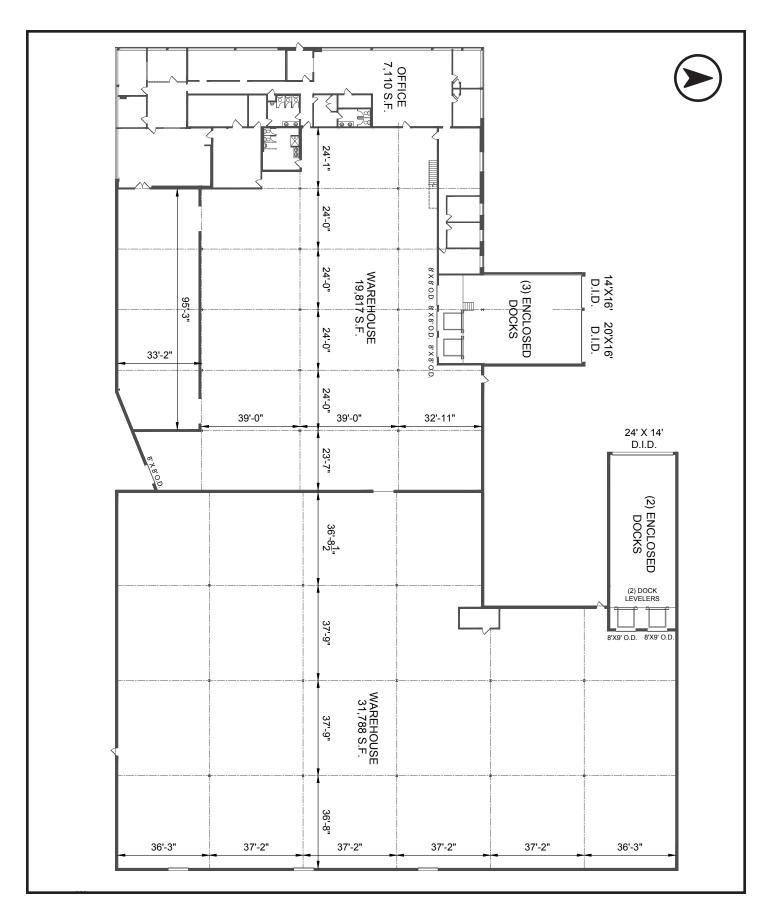






# Floor Plan 58,715 SF

Warehouse 1975 N Hawthorne Ave Melrose Park, IL



## **ACCESS MAP** 290 **Busse Woods** Park Ridge Elk Grove Village Elk Grove Village I-290/IL-390 4-WAY INTERCHANGE I-490/IL-390 **FUTURE INTERCHANGE** Itasca O'hare International Airport **Wood Dale** 294 Bensenville CANADIAN PACIFIC INTERMODAL FACILITY **290** I-490/I-294 Franklin Park **FUTURE INTERCHANGE** Addison I-290/ROUTE 83 4-WAY INTERCHANGE Elmw Northlake I-290/I-294 4-WAY INTERCHANGE Melrose Park UNION PACIFIC GLOBAL II FACILITY I-294/ST CHARLES RD **4-WAY INTERCHANGE** Villa Park Lombard Maywood Hillside I-294/MANNHEIM RD 4-WAY INTERCHANGE

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