

484 Thomas Drive Bensenville, IL

AVAILABLE
82,715 SF

Lease Price
\$5.75 per SF Gross

Sale Price
\$4,963,000

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ARTHUR J. ROGERS & CO.

Total Building: 82,715 SF
Divisible

Office: 6,655 SF

Year Built: 1972

Clear Height: 18' to 28'

Power: 4000 Amp—480 V

Loading: 3 Int. Docks & 2 DID

Sprinklers: Fully

Site Size: 3.70 Acres

Parking: 120 cars+/- expandable

- ◆ Ideal Manufacturing Facility
- ◆ 10 Ton Crane Rail with two 5 Ton Cranes
- ◆ Air, Gas & Water Lines Well Distributed
- ◆ Low DuPage County Taxes at \$0.70 psf
- ◆ Available August 2009
- ◆ Close Proximity to O'Hare, I-90, I-355 & I-290



*Information shown on this sheet is believed to be accurate and reliable but not guaranteed and is subject to correction.

