



8701 W 47TH STREET

47,620 SF Warehouse Unit for Sublease

MCCOOK ILLINOIS

8701

NAL Hiffman
Commercial Real Estate Services, Worldwide.

Adam Stokes

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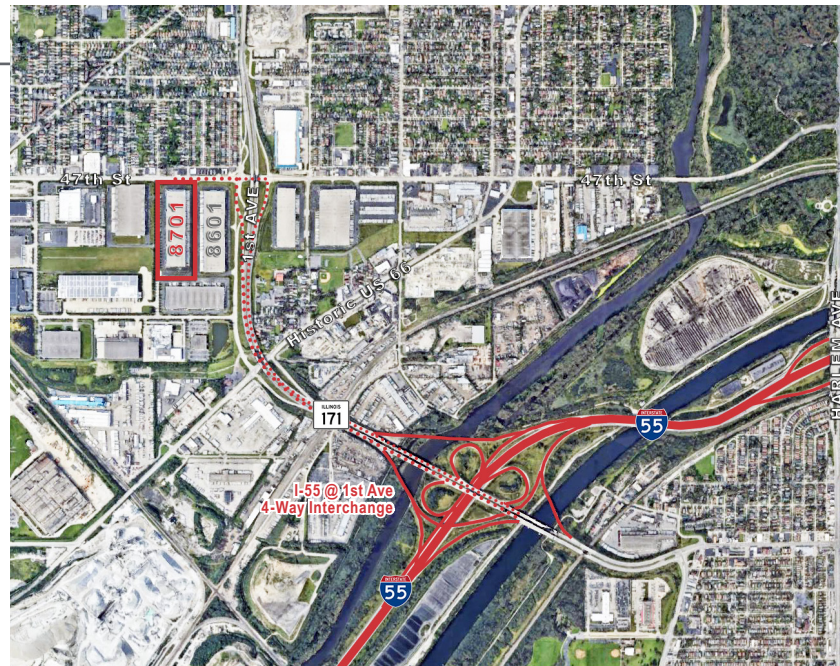
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UNIT / BUILDING SPECS

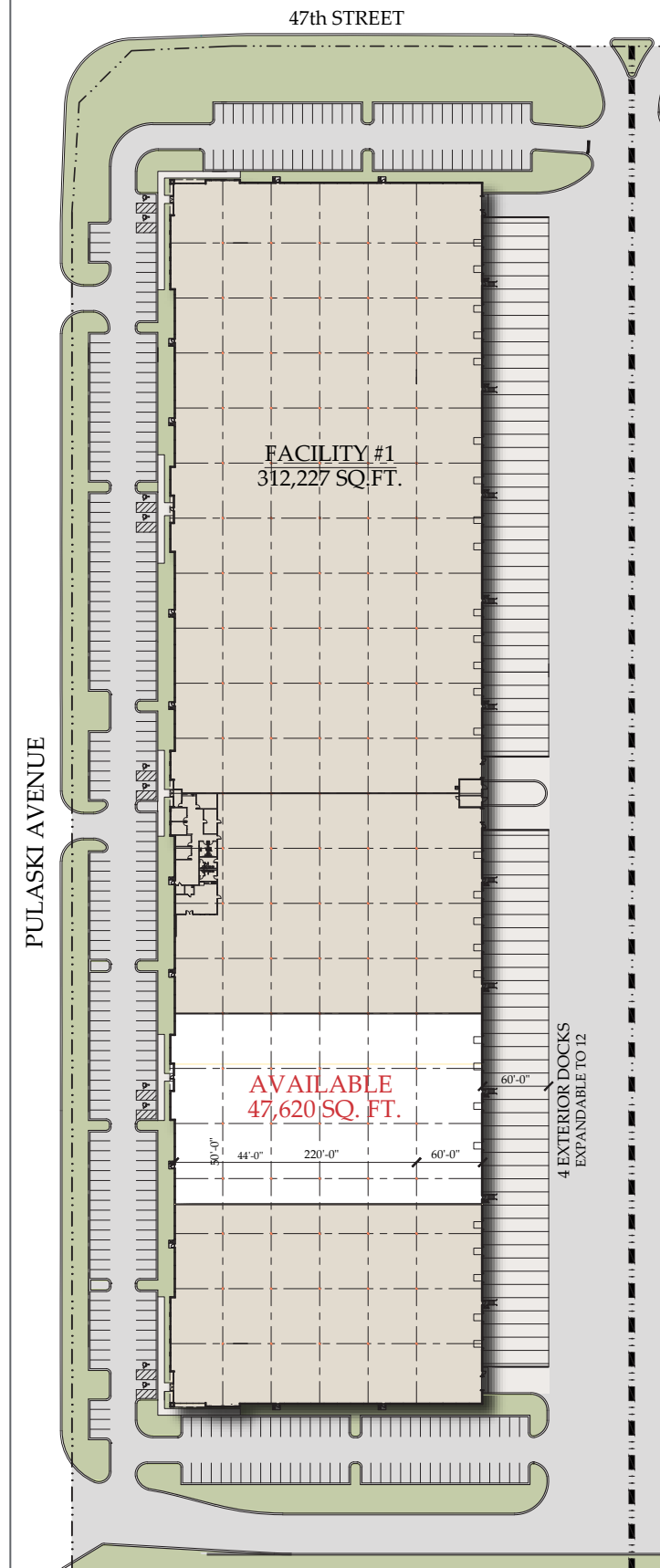
- 47,620 SF unit available
- 312,186 SF building
- 100% warehouse (with one bathroom)
- 32' clear
- 44' x 50' column spacing
- 60' speed bays
- 4 exterior docks - Expandable to 12
- Possession May 1, 2021
- Lease Rate: \$8.50 PSF Gross



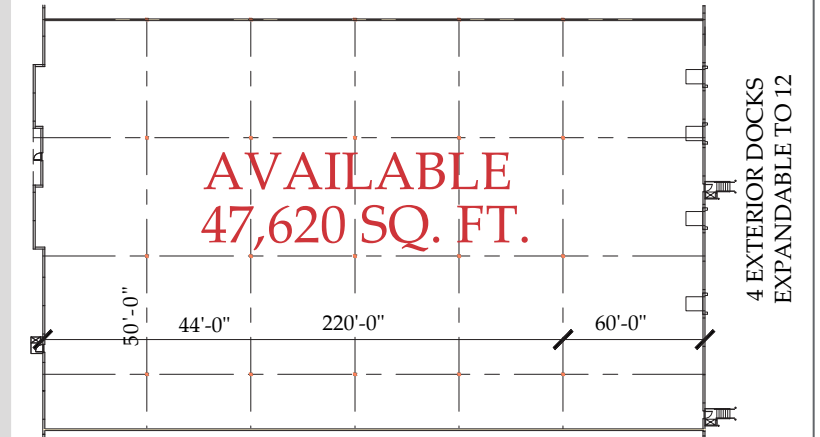
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SITE / BUILDING PLAN



UNIT PLAN

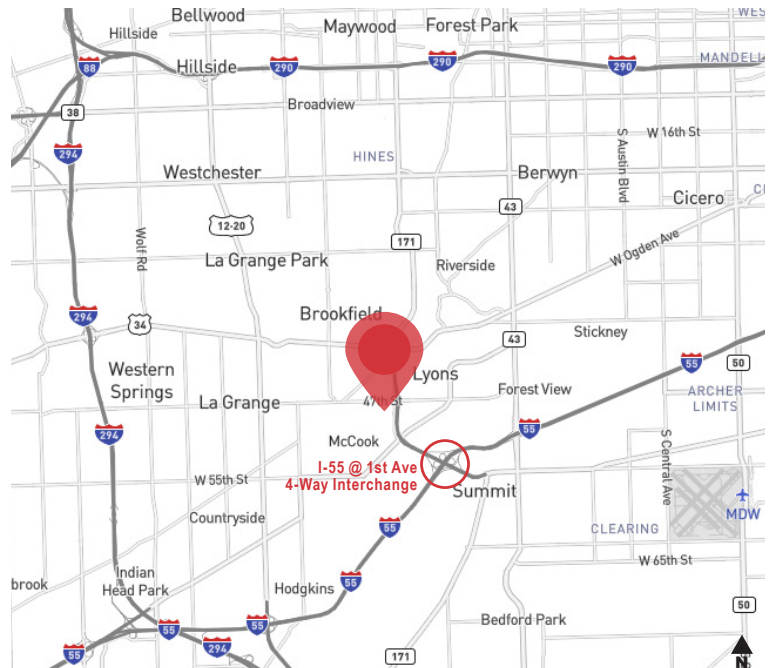
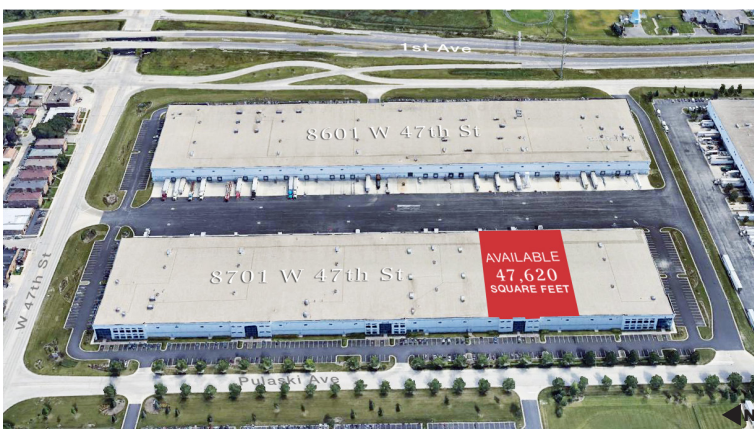


AERIAL VIEW



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- 100% warehouse space
- 32' clear
- Immediate access to I-55 full 4-way interchange at 1st Avenue
- Minutes to UPS, FedEx & USPS parcel sorting hubs
- 3 miles to I-294 / I-55 interchanges
- 10 miles from downtown Chicago
- 8.7 miles to Midway Airport
- 19.3 miles to O'Hare International Airport

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