

**14,511 SF
AVAILABLE
FOR LEASE**

**2580
DIEHL ROAD**

AURORA, IL 60502

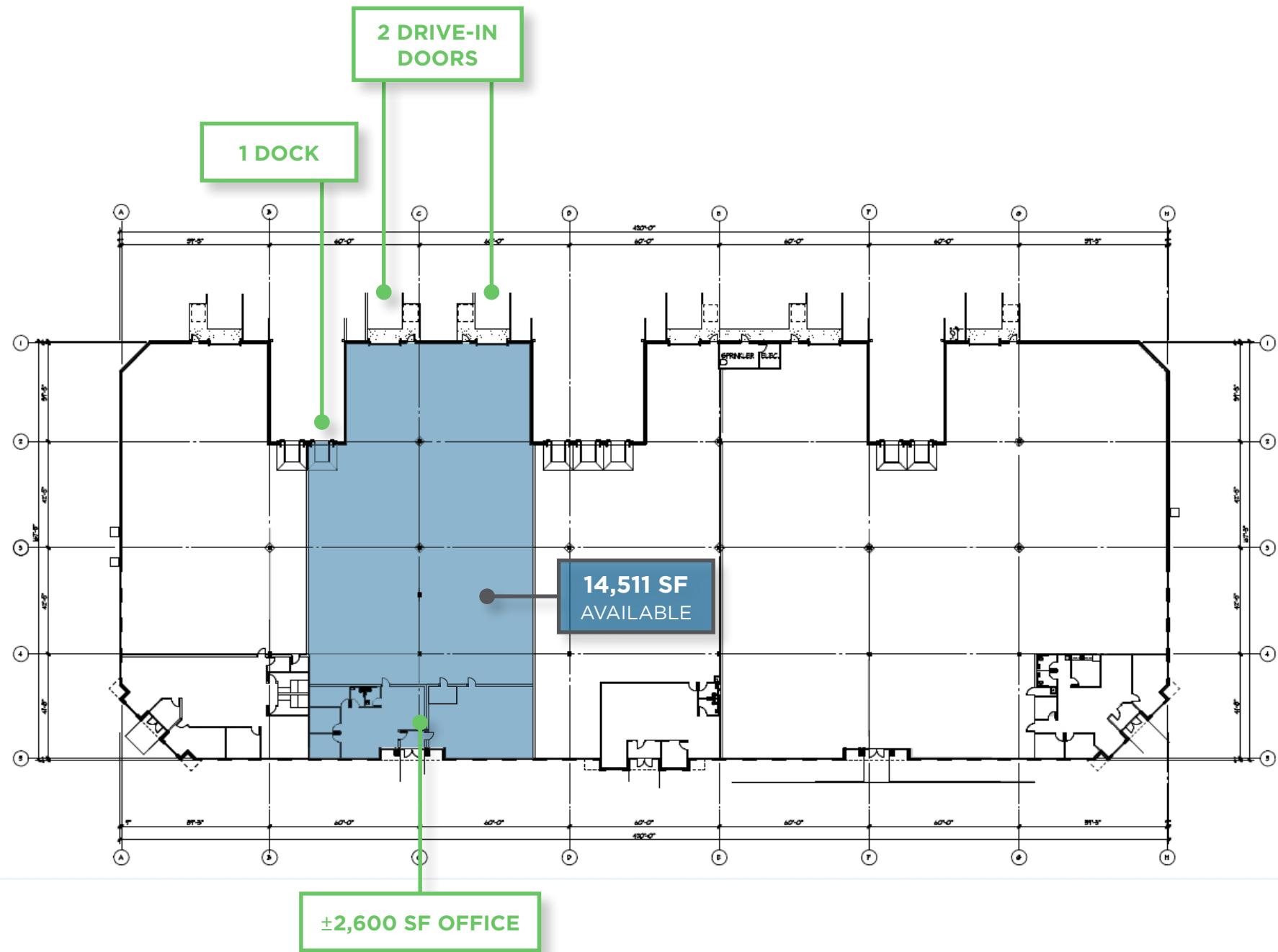
FOR LEASE

PARK I-88 DISTRIBUTION CENTER

nuveen

 **CUSHMAN &
WAKEFIELD**

SITE PLAN



PROJECT SPECS

Available Space: Unit D: 14,511 SF
Available: 7/1/2026
Office Area: ±2,600 SF
Clear Height: 24'
Building: 65,477 SF
Exterior Docks: 1
Drive-In-Doors: 2

Car Parking: 2.4 Cars per 1,000 SF
Year Built: 2003
Sprinkler: Wet
Power: 200 amps/480/277 volts/3-phase
Operating Expenses: \$1.12 PSF
Insurance: \$0.16 PSF
Taxes: \$1.92 PSF
Lease Rate: Subject to Offer



Immediate access to I-88



Low Kane County
Real Estate Taxes



LOCATION



CONTACT THE
LEASING TEAM

2580
DIEHL ROAD

AURORA, IL 60502

READY TO LEARN MORE? GET IN TOUCH:

MICHAEL MAGLIANO

Executive Managing Director
+1 847 518 3259

michael.magliano@cushwake.com

SYDNEY ITKIN

Senior Associate
+1 224 515 6018
sydney.itkin@cushwake.com



nuveen



©2026 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.