

FOR LEASE

CAROL POINT BUSINESS CENTER

898 CAROL COURT, CAROL STREAM, IL

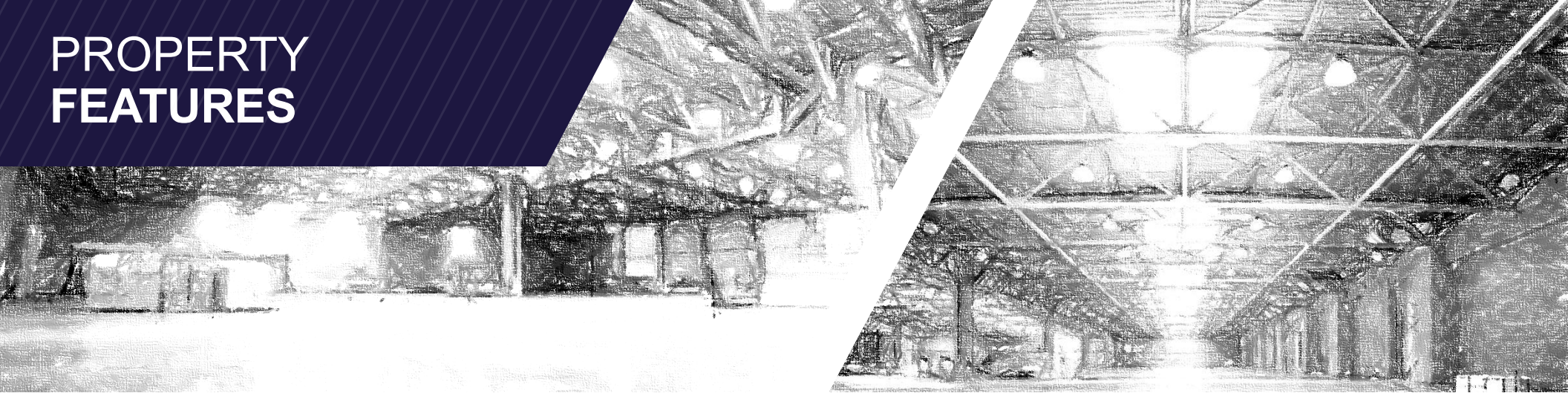


138,804 SF

AVAILABLE

Institutionally owned.
Ideal for Distribution and
Freight Forward.
DuPage County Taxes.

PROPERTY FEATURES



274,065 SF

TOTAL BUILDING SIZE

±13.32 ACRES

TOTAL SITE SIZE

1991

BUILT

1

STORIES

\$2.68 PSF (2026)

OPERATING
EXPENSES

Subject to Proposal

LEASE RATE

CURRENT AVAILABILITIES

UNIT 898

138,804 SF

SPACE AVAILABLE

±12,000 SF

OFFICE SPACE

**25 Exterior Docks
2 Drive-In-Doors**

LOADING

**1600 Amp 277/480V
3-Phase 4-Wire**

POWER

114

CAR PARKING

ESFR

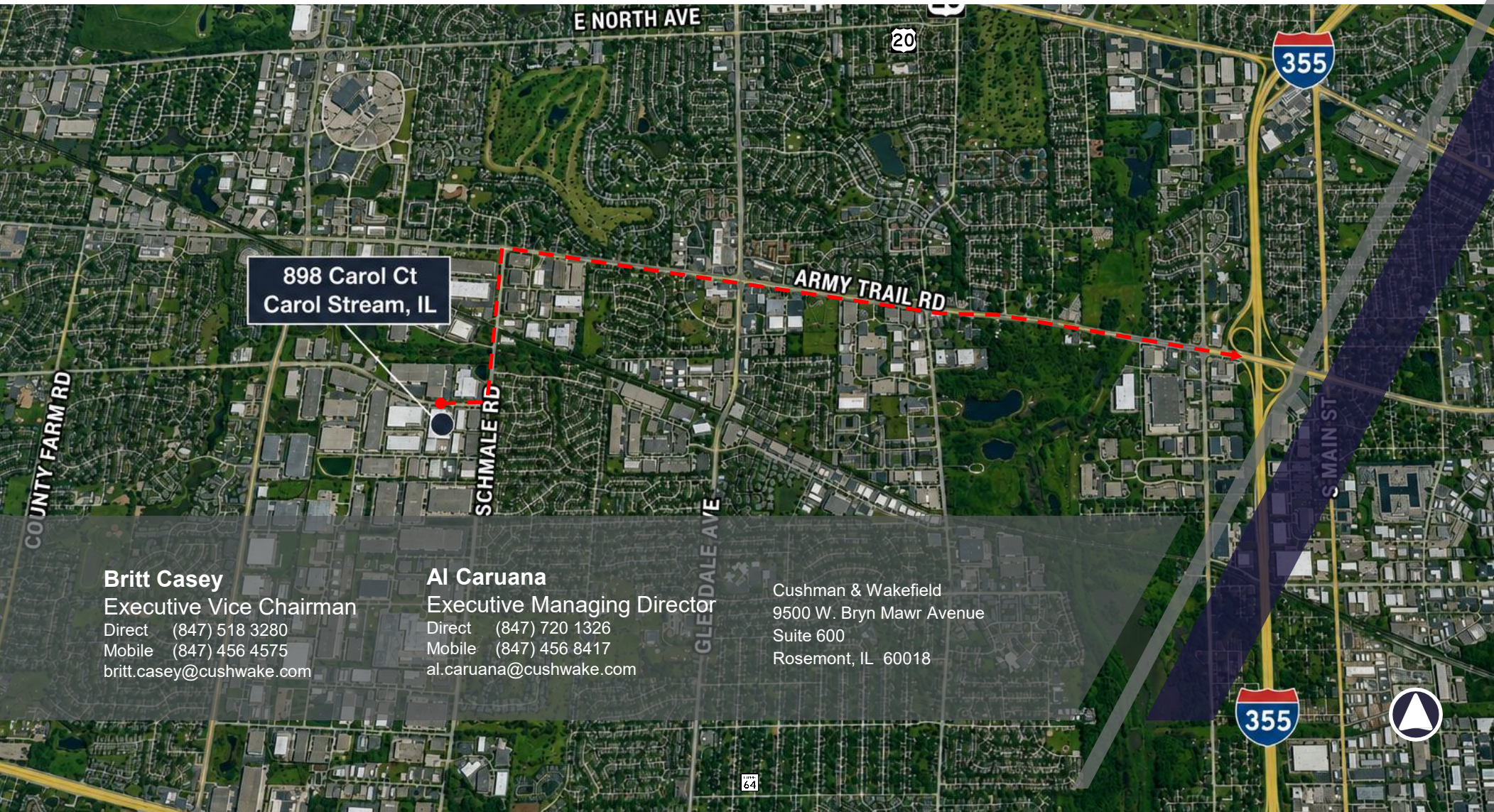
SPRINKLER

BUILDING FLOOR PLAN



1st Floor





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Carol Stream, IL**

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