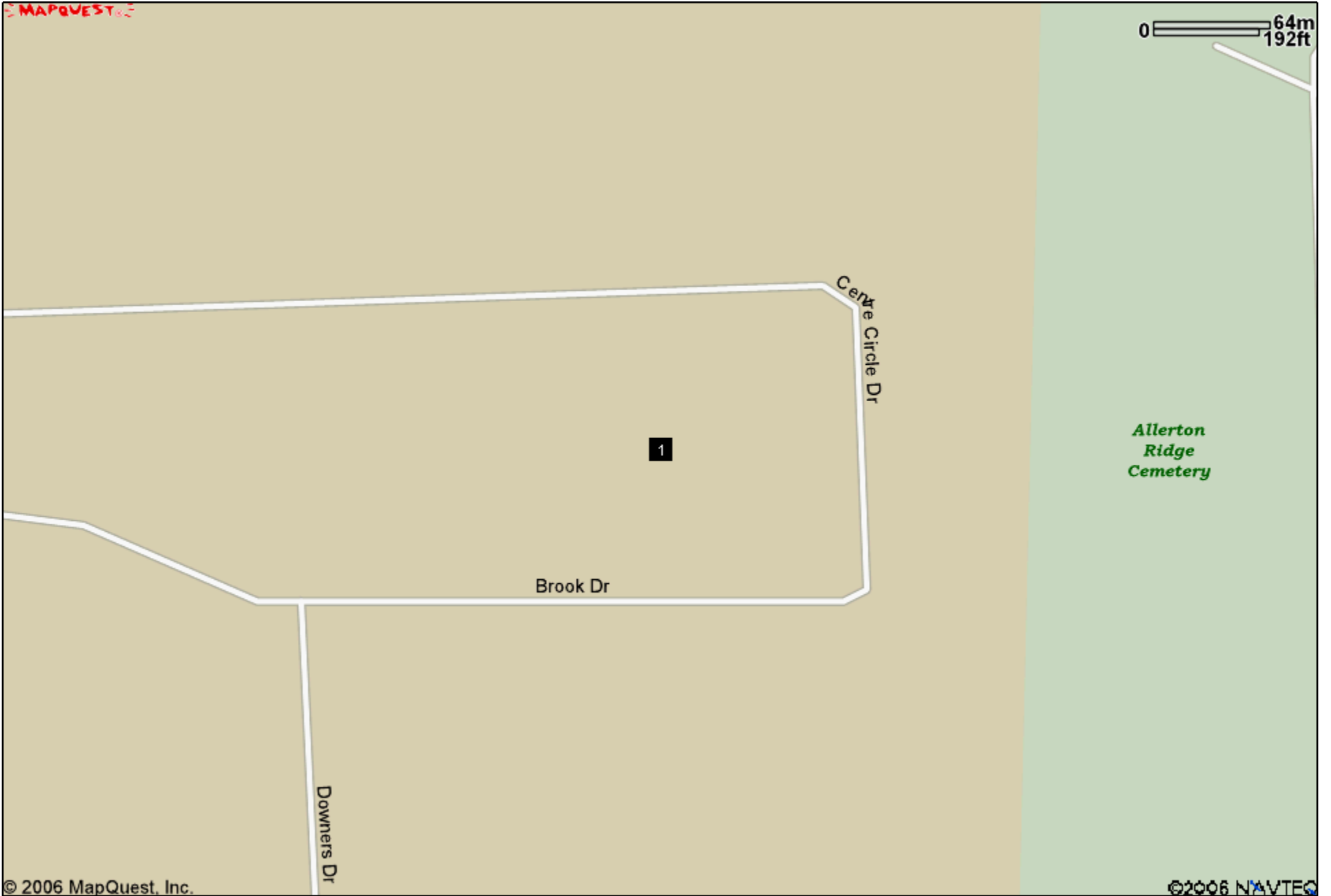

Sample Downers Grove Industrial Survey



1400-1436 Brook Dr



Location: **Oak Grove Commons**
AKA 1401-2818 Centre Circle Dr
West Suburban Ind Cluster
West Suburbs Ind Submarket
DuPage County
Downers Grove, IL 60515

Management: **American Spectrum Midwest**
 Recorded Owner: **ICRE Downers Grove LLC**

Ceiling Height: **16'0"**
 Column Spacing: **-**
 Drive Ins: **1**
 Loading Docks: **2 int/1 ext**
 Power: **200-400a/120-208v 3p**

Parcel Number: **06-30-402-019**
 Parking: **Free Surface Spaces**
 Amenities: **Signage**

Building Type: **Class B Manufacturing**
 Status: **Built 1978**
 Tenancy: **Multiple Tenant**

Land Area: **3.16 AC**
 Stories: **1**
 RBA: **137,678 SF**

Total Avail: **16,650 SF**
 % Leased: **87.9%**

Crane: **-**
 Rail Line: **None**
 Cross Docks: **-**
 Const Mat: **-**
 Utilities: **Gas - Natural, Heating - Gas, Sewer - City, Water - City**

Floor	SF Avail	Bldg Contig	Rent/SF/Yr + Svs	Occupancy	Term	Use/Type
P 1st / Suite 1415-1417	9,100	9,100	\$7.50/mg	Vacant	Negotiable	Direct
-16' Clear height. -200 Amps						

Building Notes

Located minutes from I-355 and I-88 at Finley and Butterfield Roads.