

11,391+/- SF Industrial Facility

Frankfort, Illinois

Address: 9426 Cosair Road
Frankfort, Illinois

Square Footage: 11,391+/- Square Feet

Site: 1.03+/- acres

Office Space: 2,031 Square Feet

Ceiling Height: 16' Clear Height

Construction: Wood Frame & Metal Panel

Roof: Metal Panel (new 2008)

Column Spacing: Clear Span

Floor: 6" Concrete (painted finish)

Docks: Exterior Recessed Dock with Hydraulic Levelor

Drive-in Doors: One 10' x 12'

Sprinkler: 100% wet system (warehouse)

Power: 200 amp/3 phase

Heating: Radiant Floor Heat

Lighting: Fluorescent

Parking: 6 Car Concrete Parking

Zoning: I-1 (Limited Industrial District)

Real Estate Taxes: \$10,529.08 (2007)

Additional Features:

- Multiple ADA Restrooms
- Ceiling Fans & Cross Ventilation Fan
- Warehouse 100% Insulated w/ Drywall Finish
- Twin Tank Water Softener
- Office Has QC Lab Area w/ Plumbing



Sale Price: \$989,000.00

For Detailed Information Contact:

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