

# 1702 W CHANUTE RD

PEORIA, IL 61615

INDUSTRIAL PROPERTY FOR LEASE

**DAN MALOOF**

309.693.3000  
dan@malooofcom.com





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### PROPERTY HIGHLIGHTS

- 40,000 sq. ft. warehouse space
- 480v, 300 amp electrical service
- Ample parking & 8 OH doors
- Drive-in access via ramp to floor level
- LL provides lawn care & snow removal



### LOCATION DESCRIPTION

Located in the heart of the north Peoria Industrial Park. This area has nearby access to IL Route 6 and I-474 to I-74. In addition to industrial, this location is also surrounded by several retail businesses such as WalMart and Menards, as well as office buildings.

### OFFERING SUMMARY

Lease Rate:	\$4.75 SF/yr (NNN)
Available SF:	40,000 SF

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