



MARQUETTE PROPERTIES, INC.

Peter Fleming

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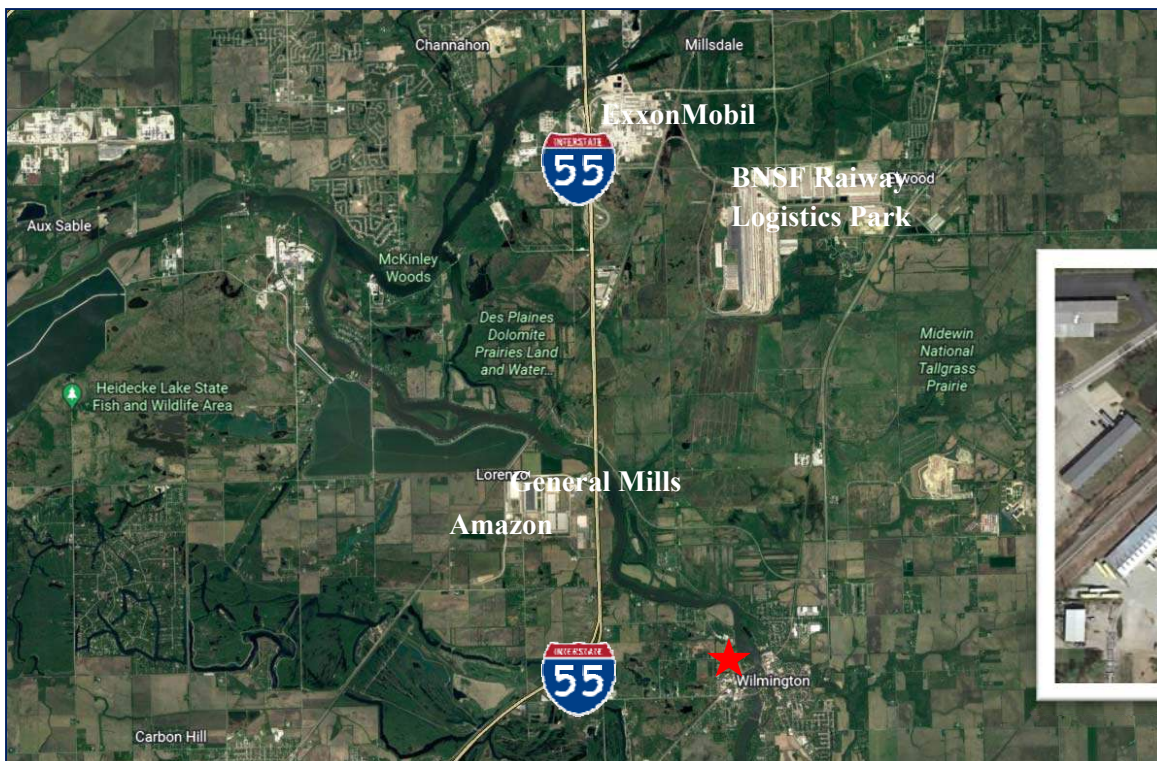
marquetteprop@sbcglobal.net

FOR SALE/LEASE

Industrial Bldg. – Wilmington, IL

Size: 9,125 s/f
Location: 330 N. First St. Wilmington, IL
Sale Price: \$1,299,000
Lease Rate: \$11,000 per month (modified gross)
Taxes: \$14,602 (2022)

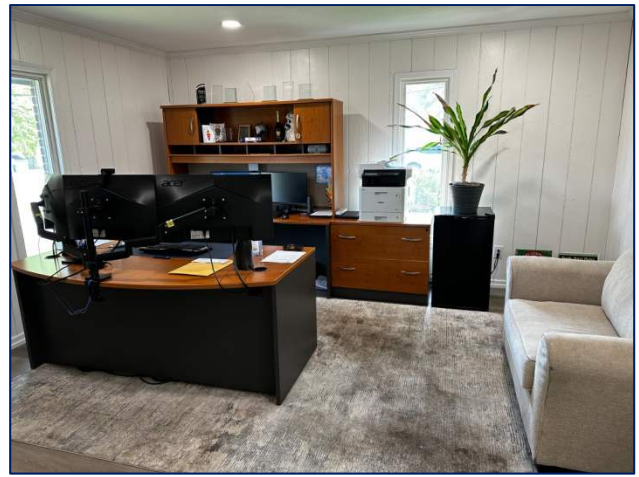
Comments: I-2 Zoning - 9,125 s/f industrial building with I-2 zoning. Includes 2 overhead doors and a loading dock. Approximately 1,125 s/f of office space in excellent condition! Asphalt & gravel yard for extra parking.



7695 Ashley Rd.
Morris, IL 60450

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