



MARQUETTE PROPERTIES, INC.

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FOR LEASE

Industrial Building – Morris, IL

Size: 6,000 s/f

Location: Roberts Rd. & Ashley Rd.

Lease: \$10,500 per month, Owner pays taxes

Comments: 1 acre lot with NEW industrial building including shop space and a beautiful office layout. Fenced-In concrete yard with drive in doors. Available 2023!



7695 Ashley Rd.
Morris, IL 60450
www.MARQUETTEPROPERTIES.com

Roberts Rd Lot 10

1. (6) 12'w x 14' H overhead doors
2. Office square footage (1,600 sq ft)
 - a. (3) offices
 - b. Conference room
 - c. Reception
 - d. Men and Women's Restroom
 - e. Shop Lounge and Shop Restroom with shower.
3. Insulation
 - a. Walls R-20
 - b. Ceilings R-38
4. Exterior
 - a. Metal Roof
 - b. Full Height Masonry cladding on exterior walls
5. Parking
 - a. 47,000 square feet of concrete paving
 - b. Parking Stalls
 - Trailer -16
 - Tractor -16
 - Auto - 8
 - Handicap -1

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