

# NEW DEVELOPMENT

Build-to-Suit for Lease Opportunity up to 400,000 SF

# NEW DEVELOPMENT

Build-to-Suit for Lease Opportunity up to 400,000 SF

## Park 355 - Phase II - Internationale Parkway & I-355 • Woodridge • IL

## Park 355 - Phase II - Internationale Parkway & I-355 • Woodridge • IL

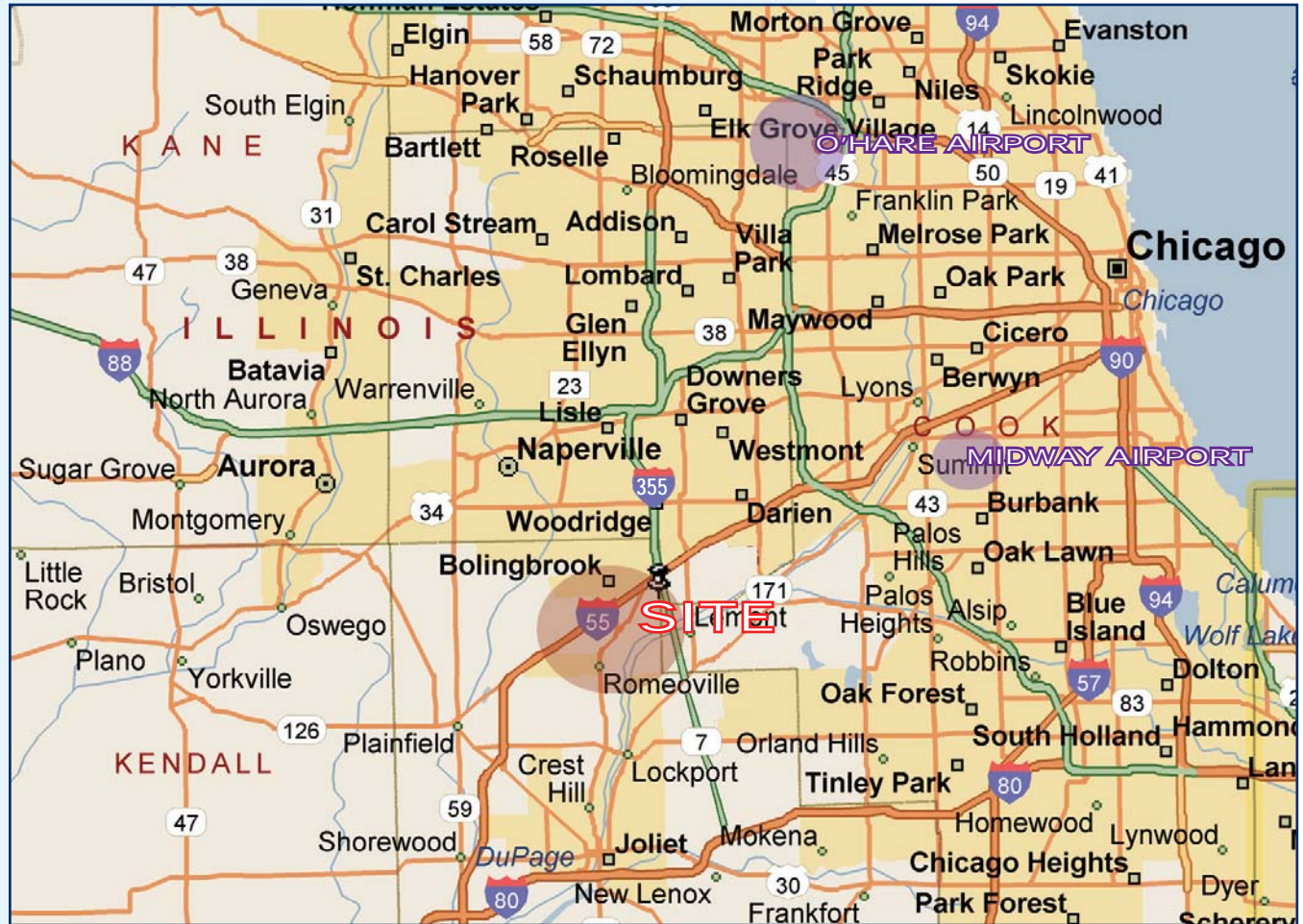
### Distance From Site in Miles

- Interstate 355 - immediate access
- Interstate 55 - immediate access
- Interstate 88 - approximately 8.2 miles
- Interstate 294 - approximately 8.6 miles
- Interstate 80 - approximately 11.5 miles
- Midway Airport - approximately 15.5 miles
- O'Hare Airport - approximately 24.5 miles

### Exclusive Agents

**Tim Thompson, SIOR**  
312.683.7260  
tthompson@hsacommercial.com

**Brad Borkowski**  
312.458.4330  
bborkowski@hsacommercial.com



### Highlights

- Park 355 is located on the southwest quadrant of Internationale Parkway along the new I-355 extension. The 37 acre development will comprise of two buildings.
- Phase I features 13.1 acres and consists of a 254,453 square foot facility with a total of 67,184 square feet available, divisible to 9,594 | 28,589 | 28,825 | 38,419 and 57,414 square feet.
- Phase II features 19.17 acres available for build-to-suit up to 371,170 square feet.
- Park 355 offers high visibility from the new I-355 extension.
- Easy access to I-55 and I-355.
- Low Will County real estate taxes.
- Offices to-suit.
- Trailer parking available.
- Adjacent to the prestigious Internationale Centre business park.



### Exclusive Agents

**Tim Thompson, SIOR**  
312.683.7260  
tthompson@hsacommercial.com

**Brad Borkowski**  
312.458.4330  
bborkowski@hsacommercial.com

# INDUSTRIAL

# INDUSTRIAL



**Stay in touch with HSA Commercial Real Estate!**  
Scan the QR code to the left with your smartphone to sign up for news and listing alerts from HSA Commercial.



HSA Commercial: 233 S Wacker Drive, Suite 350 • Chicago • IL • 60606 • hsacommercial.com  
Above information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing may be withdrawn without notice.

# NEW DEVELOPMENT

Build-to-Suit for Lease Opportunity up to 400,000 SF

# NEW DEVELOPMENT

Build-to-Suit for Lease Opportunity up to 400,000 SF

Park 355 - Phase II - Internationale Parkway & I-355 • Woodridge • IL

Park 355 - Phase II - Internationale Parkway & I-355 • Woodridge • IL

## Building Specifications

Building Size	371,170 sf
Divisible to	15,000 sf
Office	To-Suit
Ceiling Height	30' clear ceiling
Sprinkler	ESFR
Loading	41 exterior, expandable 2 drive-in doors, expandable
Power	To-Suit
Parking	324 car parking
Trailing Parking	65 trailer positions

