

1047-1051 DOUGLAS ROAD

CHICAGO
FOX VALLEY

1047-1051 Douglas Road
Batavia, IL



FOR LEASE

120,000 SF (Divisible)



LEASED BY



1047-1051 DOUGLAS ROAD

BUILDING SPECIFICATIONS

Available	120,000 SF (divisible)
Office	9,458 SF
Mezzanine Office <i>*Not included in the overall SF</i>	5,122 SF
Docks	10 Interior Docks
Drive-in-Doors	2
Clear Height	24'
Car Spaces	71 spaces (expandable)
Sprinklers	ESFR
Power	1,200 Amps, 277/480 Volts, 3-Phase
Land	4.9 acres
Year Built	1993
Occupancy	May 2026

- ➔ Standalone branding opportunity
- ➔ Located in Batavia Industrial Park
- ➔ Access to I-88 via full interchange at Farnsworth Ave
- ➔ Low Kane County Taxes (\$1.39/SF)

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