

1075 Chaddick Drive
Wheeling, IL



For Lease
+/- 51,587 SF Class A Warehouse Available

OXFORD

Colliers

Property Overview

Space Highlights

Building Size

83,755 SF

Available Premises

51,587 SF

Availability Date

May 2026

The property offers excellent access to both labor and the affluent north suburbs and its over 9 million residents, making it a draw for both tenants and businesses seeking to expand or consolidate. Food grade improvements throughout.

Premises specifications

Warehouse area

51,587 SF

Sprinklers

ESFR

Office Space

1,200 SF

Lighting

LED with motion sensors

Dock Doors

7 exterior docks

Column Spacing

50' x 50'

Grade Level Doors

1 drive-in door

Loading

Rear Load

Power

600 amps 277/480V

Real Estate Taxes

**\$2.48/psf
(6B tax incentive in place)**

Clear Height

30' Clear

Lease Rate

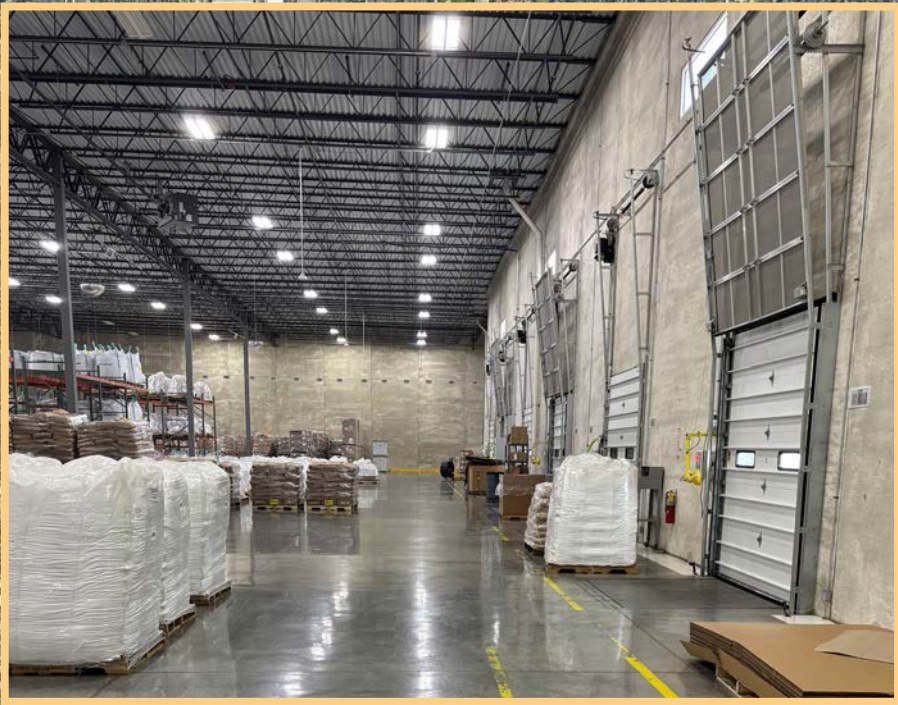
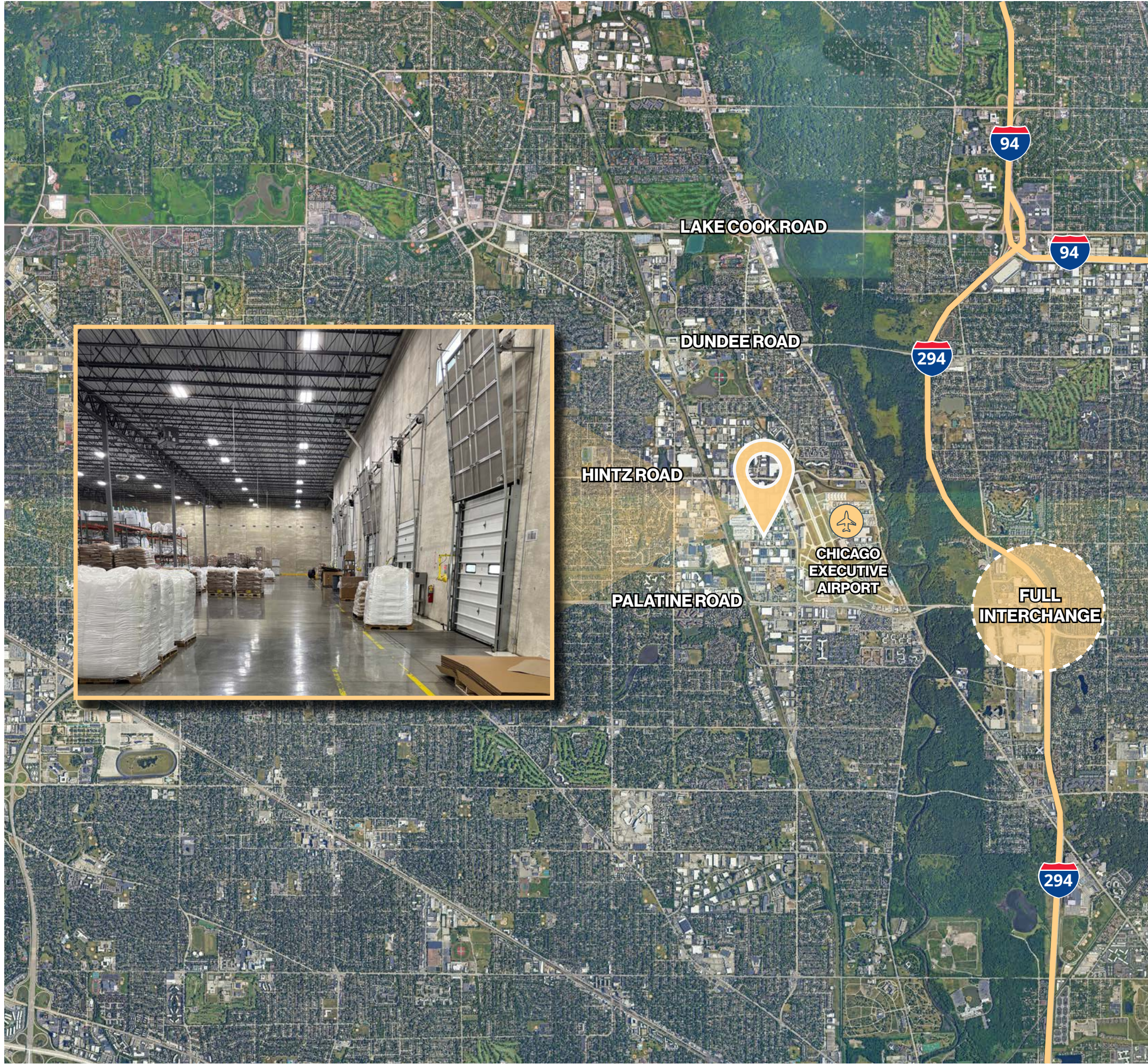
Subject to Offer

Car Parking

50 spaces



Location



DISTANCE

I-294
3.2 mi (7 min)

I-94
8 mi (10 min)

I-90
12 (15 mi)

I-355
18 mi (24 min)

Chicago Executive Airport
2 mi (5 min)

O'Hare International Airport
12 mi (20 min)

POPULATION



3 Miles

269,470



5 Miles

858,315



10 Miles

1,962,962



A growing, evolving Industrial portfolio

We are investing, building and buying the physical infrastructure to deliver solutions to serve the global supply chain.

Our global industrial and logistics portfolio includes high-quality warehouse, manufacturing, and distribution facilities with a robust global development pipeline. We are committed to elevating expectations of the sector, delivering sustainable, high-functioning, and flexible spaces. We continually strive to do better - finding ways to meaningfully adapt and future-proof our assets. Our state-of-the-art properties are located in major consumption and critical supply chain nodes across North America, Europe and Asia Pacific.

98.4 M
SF Global Portfolio

\$24.5B
AUM

14.1M
SF under development

About Oxford Properties

We are a leading global real estate investor, developer, and manager. Our global portfolio includes office, life sciences, industrial, retail, multifamily, hotels & alternatives and credit assets on four continents.

Our competitive advantage lies in our end-to-end- capabilities, powered by combining global knowledge with local trends and experience. Generating meaningful returns for our stakeholders. Strengthening economies and communities through real estate.

Connect with us

For more information on this property, contact:

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