

WAREHOUSE & FLEX / OFFICE SPACE AVAILABLE

3401 N. California Avenue

Chicago, IL 60618

FOR MORE INFORMATION

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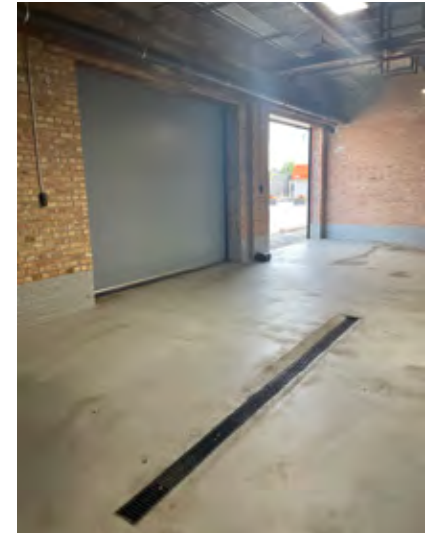
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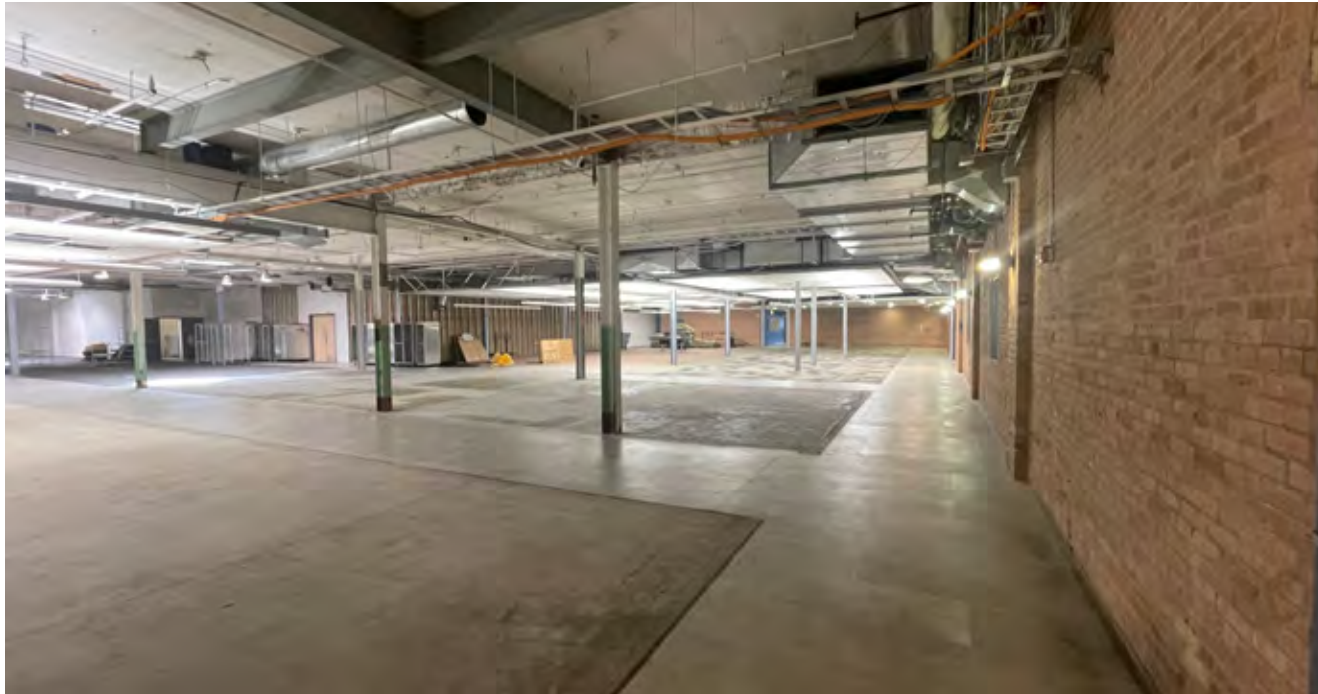
Up to ±6,749 SF of warehouse
and flex / office space available



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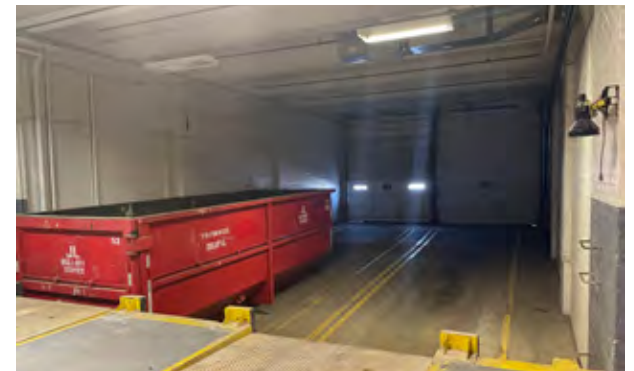
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Site Highlights

- Up to ±6,749 SF of warehouse / showroom / manufacturing space available
- Enclosed double bay loading dock
- Shared overhead door
- Air conditioned space
- 3,000 SF of office / showroom space fronting California Avenue
- Private parking lot
- 14' ceilings



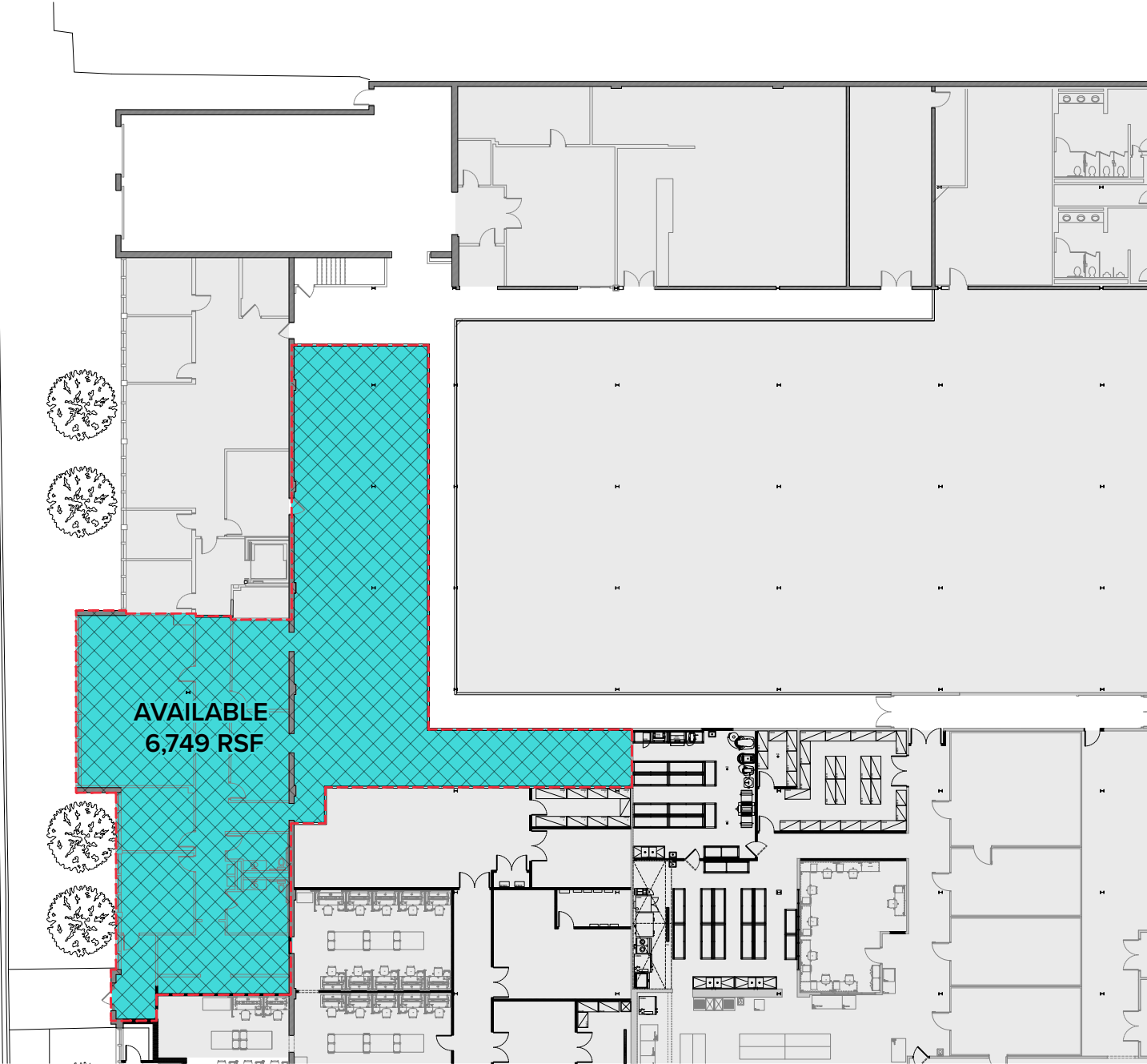
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Site Plan

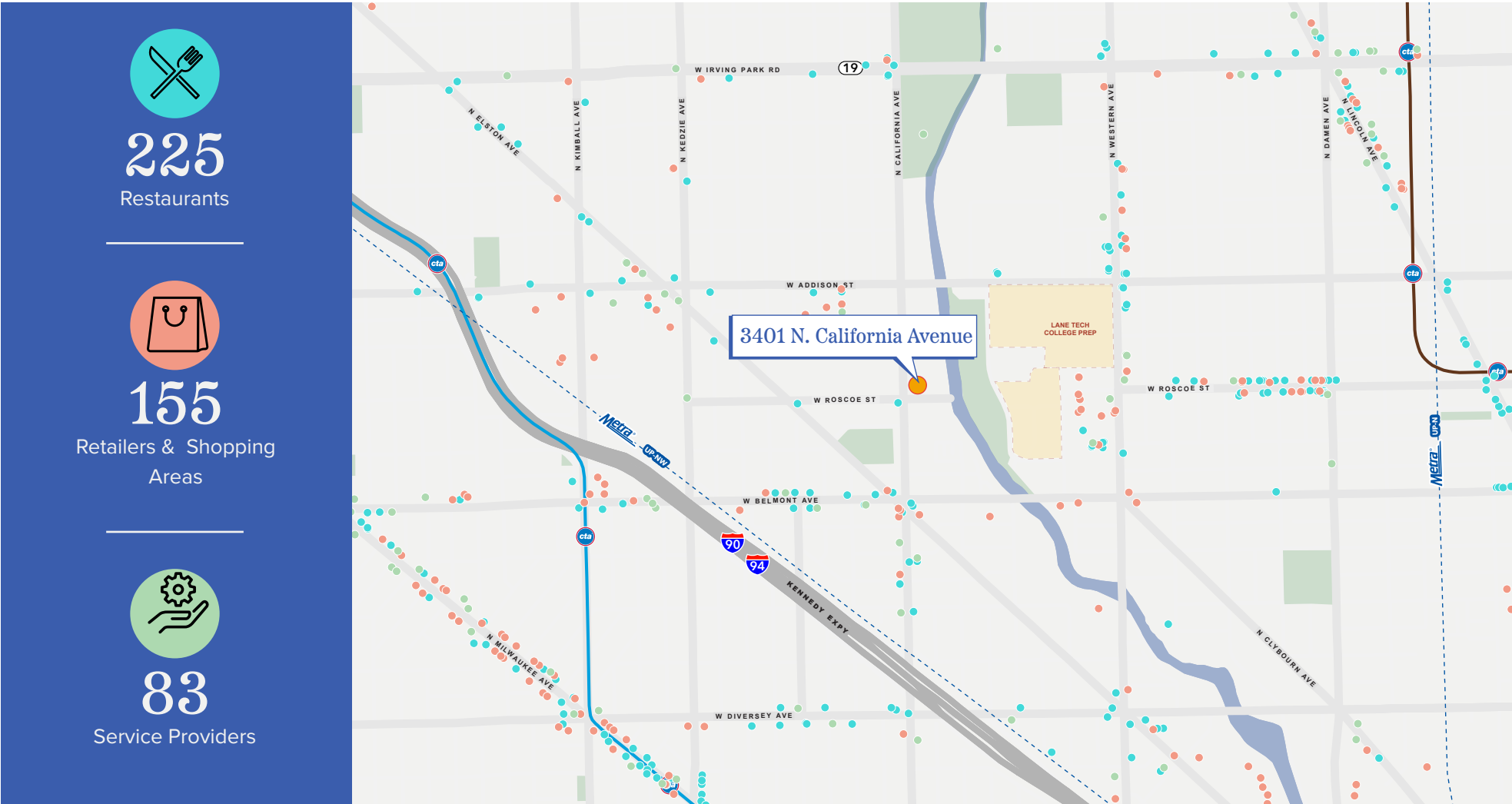
AVAILABLE SPACE
6,749 RSF

N. CALIFORNIA AVE



Ideal Avondale Neighborhood Location

3401 N. California Avenue is ideally located in Chicago's Avondale neighborhood. Ranked one of the "Coolest Neighborhoods in the World" by TimeOut Magazine in 2022, Avondale is adjacent to Roscoe Village and Logan Square on Chicago's north side.



225
Restaurants



155
Retailers & Shopping
Areas



83
Service Providers

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BROKER OWNED PROPERTY

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