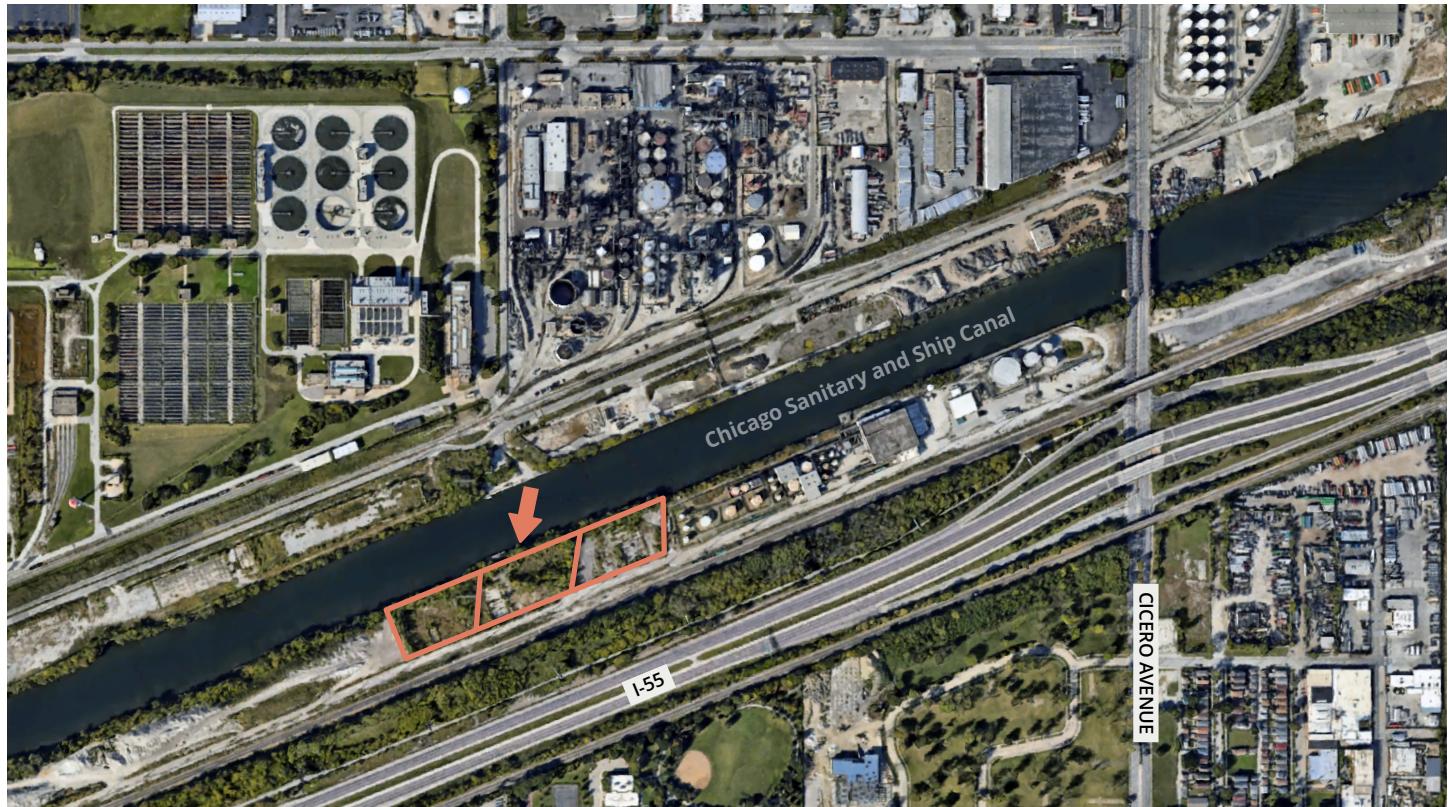


Main Channel Parcels 39.05, 39.06, and 39.09

11.44+/- acres of waterfront property available for long-term lease located in Stickney, Illinois



Location

41st Street south of the Main Channel and east of Central Avenue in Stickney, Illinois

Site Description

Three adjacent parcels that can be leased separately or as one 11.44+/- acre leasehold; includes 1,000+/- linear feet of water frontage; near Cicero Avenue and I-55. The property is partially paved and ideal for industrial use.

Zoning

Heavy Industrial District (Stickney)

**Estimated annual rent: \$348,000.00
(approx. \$2,500.00 per acre/month)**

The estimated annual rent is based on a recent appraisal of the fair market value of similarly situated land located near these parcels. New appraisals will be needed before a lease is advertised for competitive bidding. The tenant will be responsible for property taxes on the leasehold interest.

For more information, contact Principal Attorney Nick O'Connor at the Metropolitan Water Reclamation District of Greater Chicago at OConnorN@mwr.org or at 312.751.5636.



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