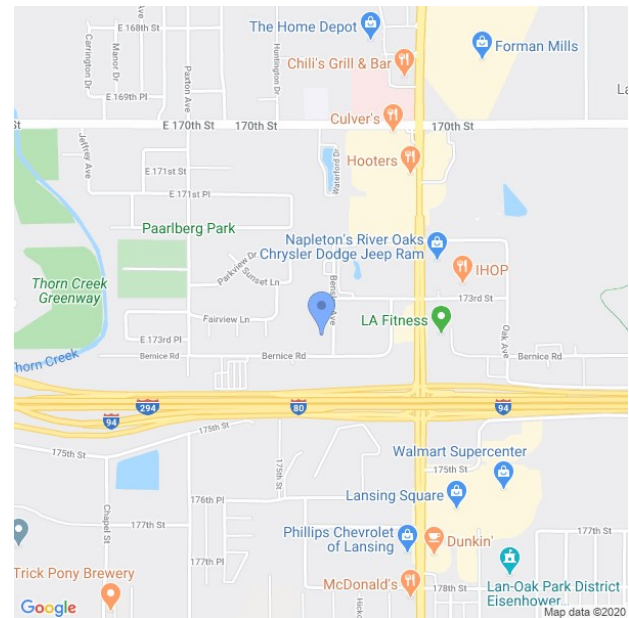
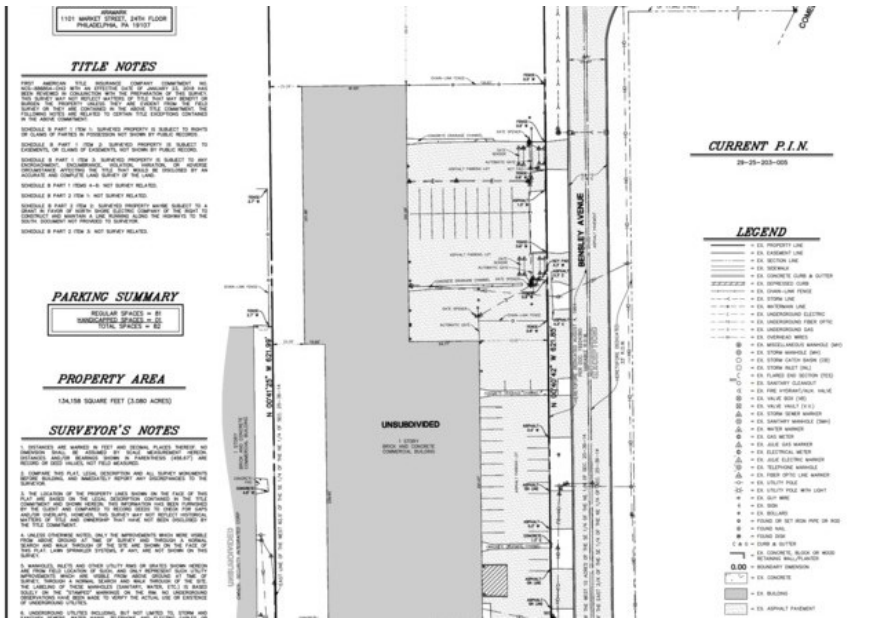


Former Aramark Building

2200 BERNICE ROAD, LANSING, ILLINOIS 60438



COMMERCIAL • INDUSTRIAL • FOR SALE




SALE PRICE \$2,700,000
SALE TYPE NET LEASE INVESTMENT
ZONING B-3
BLDG TYPE SINGLE TENANT
YEAR BUILT 1964

STORIES 1
GROSS BLDG 45,000 SQFT
LAND AREA 3.07 ACRES
CEILING HEIGHT 20.0 FT
DRIVE IN DOORS 4

- Credit Tenant • NN Lease • Operates in 34 States and 3 Provinces • 42,000 sq.ft. Warehouse / 3,000 sq.ft. Office
- 14'-20' Clear Ceiling Heights • Partial Sprinkler System • 56+ Parking Spaces + Truck Parking
- (5) - Overhead Doors & (2) Interior Dock Doors

Brand new 7 year lease with National Express with a BLENDED CAP Rate of 8.50% during the Initial Term. National Express LLC (NELLC) is the North American subsidiary of National Express Group, PLC, one of the premier transportation firms in the United Kingdom. We operate across 34 states and three provinces. National Express School (NEXS) operates more than 22,500 school buses, serves more than 600 school districts in 31 states and three provinces, and transports more than 1.2 million students on a daily basis. National Express Transit (NEXT) operations transport more than 20 million...



Mike Larson
Managing Broker
Diversified Commercial Real Estate

RB14030764
☎ (219) 836-4740
☎ (219) 614-4578
✉ mike@divcommercial.com

