

MERIDIAN BUSINESS CAMPUS

DUPAGE COUNTY



DEVELOPMENT HIGHLIGHTS

- 925 Enterprise - Construction Complete
- 95,874 SF Available
- 805 Enterprise - 74,620 SF - Fully Leased
- Class A precast construction with 32' clear height
- Final remaining site in Meridian Business Campus
- I-88 access via full interchange at Route 59
- Low DuPage County tax base (Aurora, IL)
- Abundant labor pool
- Nearby amenities for food and hospitality
- Route 58 METRA stop located just outside business park



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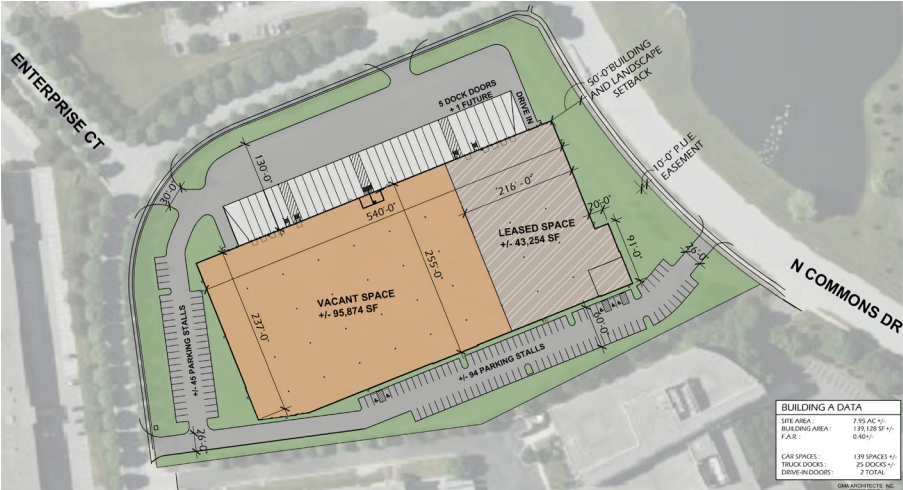
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925 Enterprise Street (Building A)



PROPERTY SPECIFICATIONS

Delivery Date	March-22
Site Area	7.95 acres
Total Building	139,128 SF
Available Space	95,874 SF
Divisible to	35,000 SF
Office	To-Suit
Clear Height	32'
Typical Bay	54' x 52'

Speed Bay	60'
Sprinkler	ESFR
Building Dimension	255' x 540'
Power	800 amps, 480V, 3-Phase
Loading Docks	5 (expandable to 18)
Drive-in Doors	1
Car Parking	119
Lighting	LED

Development Plan & Rendering

