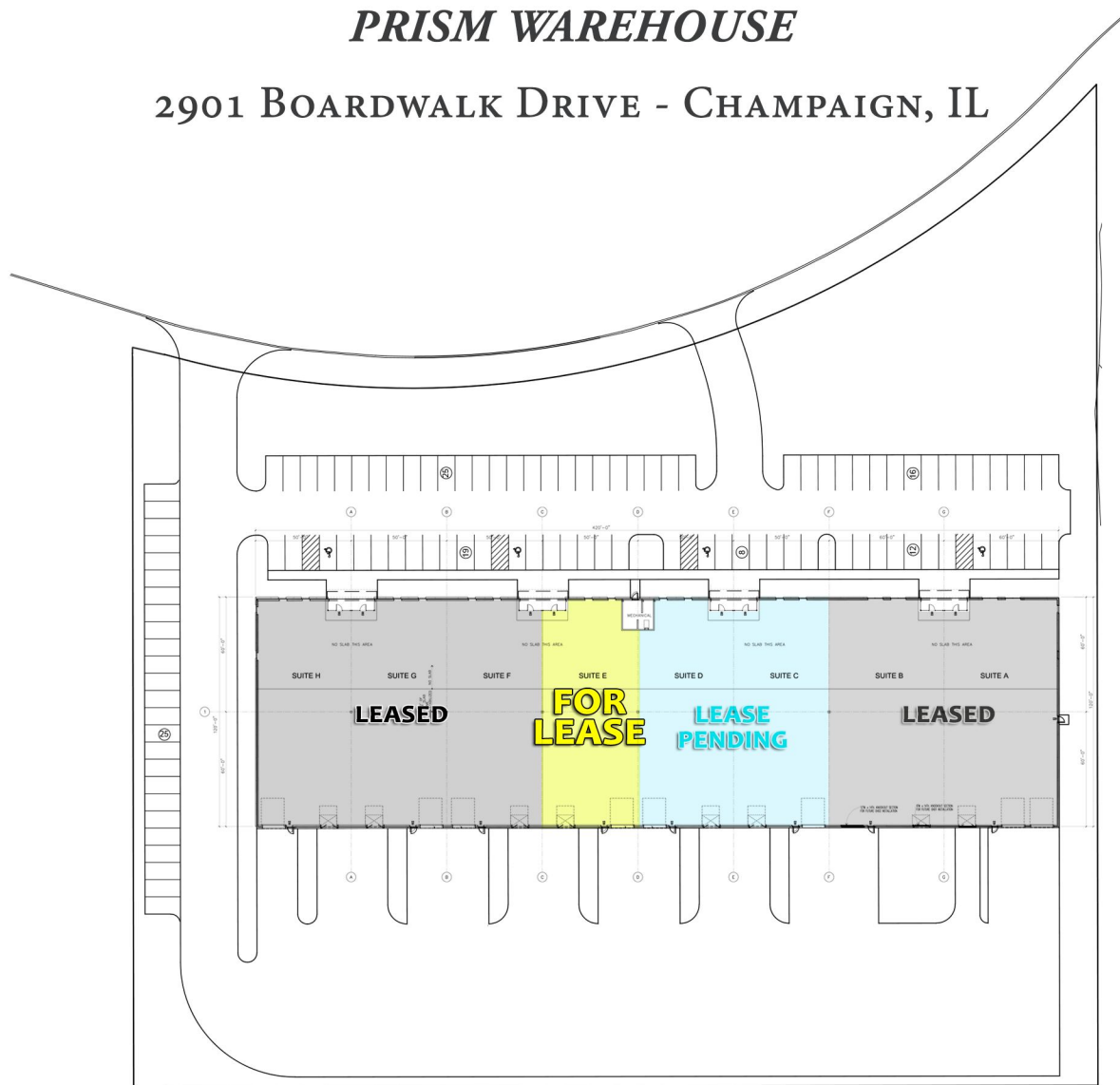




PRISM WAREHOUSE

2901 BOARDWALK DRIVE - CHAMPAIGN, IL



PROPERTY FEATURES:

- + NEW CONSTRUCTION
- + 20' CLEAR HEIGHT
- + FULLY SPRINKLED
- + THREE DRIVE IN, GRADE LEVEL DOORS (12'X14')
- + THREE 40,000 LB MECHANICAL DOCK LEVELER
- + 6" SLAB ON GRADE
- + 400A/208V ELECTRIC SERVICE PER SUITE (480V UPGRADE AVAILABLE)
- + FIBER CONNECTIVITY
- + CONVENIENT INTERSTATE ACCESS < 1 MILE AWAY (I57 & I74)
- + AMPLE VEHICLE PARKING
- + INSULATED PRECAST BUILDING
- + LANDLORD WILLING TO ASSIST WITH DESIGN BUILD FITOUTS AS NEEDED



AVAILABLE FOR LEASE

SUITE E - 5,777 SF

FALL 2018

The Atkins Group

2805 SOUTH BOULDER DRIVE | URBANA, ILLINOIS, | 61802 | (217) 367-2121