

26,947 SF Office/Warehouse For Lease

1015 W Jefferson St, Vandalia, Illinois 62471
Fayette County

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Basic Details

Listing No:	2960
Sale Or Lease:	For Lease
Property Type(s):	Industrial
Building Size (Sqft):	26,947 Sqft.
Lot Size (Acres):	1.84 Acre(s)
Total Sqft Available:	26,947 Sqft.
Min Acres Available:	1.84 Acre(s)
Max Acres Available:	1.84 Acre(s)
Lease Rate:	\$3.25 Per Sqft
Lease Type:	NNN

Address

Country:	US
State:	IL
County:	Fayette
City:	Vandalia
Zipcode:	62471
Street Number:	1015
Street:	W Jefferson
Street Suffix:	St

Square Foot Information

Building Total Sqft:	26,947 Sqft.
Direct Lease:	26,947 Sqft.
Office:	2,250 Sqft.
Warehouse:	24,697 Sqft.
Min Divisible Sqft:	26,947 Sqft.
Max Contiguous Sqft:	26,947 Sqft.

Facility Information

Truck Dock:	2
Truck Dock Size:	(1) 10'X8' (1) 8'X8'
Heating:	Yes
Cooling:	Yes
Sprinklers:	Wet Pipe System
Lighting:	LED
Men's Restroom:	Yes

Women's Restroom:	Yes
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Property Information

Parcel No:	18-14-16-108-001
Zoning:	Light Industrial
Parking:	30
Parking Surface Type:	Gravel

Structural Data

Year Built:	1951
Rehab Year:	2021
Clearance Min:	11 ft
Clearance Max:	11 ft
Bay Spacing:	Columns
Roof:	Metal
Exterior:	Masonry
Floor Type:	Reinforced Concrete & Wood
Floor Thickness:	6"

Land Measurements

Acres:	1.84 Acre(s)
Frontage:	195 ft
Depth:	435 ft

Utility Information

Water Provider:	City of Vandalia
Water Provider Location:	On Site
Sewer Provider:	City of Vandalia
Sewer Provider Location:	On Site
Gas Provider:	Ameren IL
Gas Provider Location:	On Site
Electric Provider:	Ameren IL
Electric Provider Location:	On Site
AMPS:	800
Phase:	3
Low Volts:	220
High Volts:	440

Transportation

Interstate:	1.6 Miles to I-70
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