



1173 Fortune Boulevard, Shiloh, IL 62269 - 618-277-4400

Temperature Controlled Warehouse

3 Caine Dr, Madison, Illinois 62060
Madison County

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Basic Details

Listing No:	2208
Sale Or Lease:	For Lease
Property Type(s):	Industrial, Industrial - Temperature Controlled
Building Size (Sqft):	61,844 Sqft.
Lot Size (Acres):	8 Acre(s)
Total Sqft Available:	61,844 Sqft.
Lease Rate:	\$2.50-\$4.50 per SF
Lease Type:	NNN
Lease Term:	Negotiable

Address

Country:	US
State:	IL
County:	Madison
City:	Madison
Zipcode:	62060
Street Number:	3
Street:	Caine
Street Suffix:	Dr

Square Foot Information

Building Total Sqft:	61,844 Sqft.
Total Sqft Available:	61,844 Sqft.
Direct Lease:	61,844 Sqft.
Office:	8,260 Sqft.
Warehouse:	53,624 Sqft.
Min Divisible Sqft:	61,844 Sqft.
Max Contiguous Sqft:	61,844 Sqft.

Facility Information

Truck Dock:	40
Truck Dock Size:	8'x8'-10'x12'
Dock Levelers:	Yes
Drive-In Doors:	9
Heating:	Yes
Cooling:	Yes
Insulated:	Yes
Sprinklers:	Yes
Lighting:	LED

Men's Restroom:	Yes
Women's Restroom:	Yes
Ventilation:	Yes
Compressed Air:	Yes
Extra Land:	12.15 Nearby

Property Information

Parcel No:	17-2-20-30-07-201-002;00 3.001
Zoning:	Industrial
Zoning By:	Madison
Prior Use:	Food Distribution
Parking:	23
Parking Surface Type:	Asphalt
Property Tax:	\$49,772
Tax Year:	2018

Structural Data

Year Built:	1975
Rehab Year:	1983
Clearance Min:	8 ft
Clearance Max:	14 ft
Style:	Metal/Insulated Panels/Stone
Roof:	Flat
Exterior:	Metal/Insulated Panels
Sprinklers:	Yes
Floors:	2
Floor Type:	Varies
Floor Thickness:	Varies
Floor Drains:	Yes

Land Measurements

Acres:	8 Acre(s)
Frontage:	450 ft
Depth:	700 ft

Utility Information

Water Provider:	Illinois American
Water Provider Location:	On Site
Sewer Provider:	Metro East Sanitary
Sewer Provider Location:	On Site
Gas Provider:	Ameren IL
Gas Provider Location:	On Site
Electric Provider:	Ameren IL
Electric Provider Location:	On Site
AMPS:	3,000
Phase:	3
Low Volts:	120
High Volts:	420
Telecom Provider:	Charter/AT&T

Transportation

Interstate:	I-55/70, I-64
Airport:	St. Louis Lambert International