

# Sublease

## 37,985 square feet



NorthWind Crossings Business Park  
6221 Northwind Parkway | Suite B  
Hobart, Indiana

### Rare Availability of Industrial Space in Northwest Indiana Submarket of Metro Chicago



## Specifications

Total Building Size	150,000 square feet
Available Space	37,985 square feet
Available Office Area	To suit (no existing office area)
Ceiling Height	28' clear
Column Spacing	40' x 40' 50' speed bays
Loading	3 truck-level docks 1 grade-level overhead door
Car Parking	+/- 60 positions
Fire Protection	ESFR
Available Power	400-amp service
Year Built	2008
Asking Lease Rate	\$7.25/sf NNN (as-is condition)
Real Estate Taxes	\$1.26/sf (2020)
Term	Sublease through November 2027

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