

# 277,760 SF Available

3351 Brandon Road, Joliet, IL 60436

**CONSTRUCTION COMPLETE!  
IMMEDIATE OCCUPANCY**



**CenterPoint**  
INTERMODAL CENTER  
[centerpoint-intermodal.com](http://centerpoint-intermodal.com)



# Property Highlights



**277,760**  
SF Available



**60**  
Trailer Positions



**40'**  
Clear Height

- + **Land Area:** 15.01 AC
- + **Dimensions:** 620' x 1,597'
- + **Office(s):** To-Suit
- + **Loading Docks:** 26 Positions (Cross-Dock, Expandable)
- + **Drive-in Doors:** 2; 12' x 14'
- + **Auto Parking:** 62 Stalls
- + **Column Spacing:** 56' x 53'3"; 70' Speed Bays
- + **Power:** 4000A, 277/480V, 3-Phase, 4-Wire
- + **Interior Lighting:** LED w/ Motion Sensors
- + **Fire Protection:** ESFR

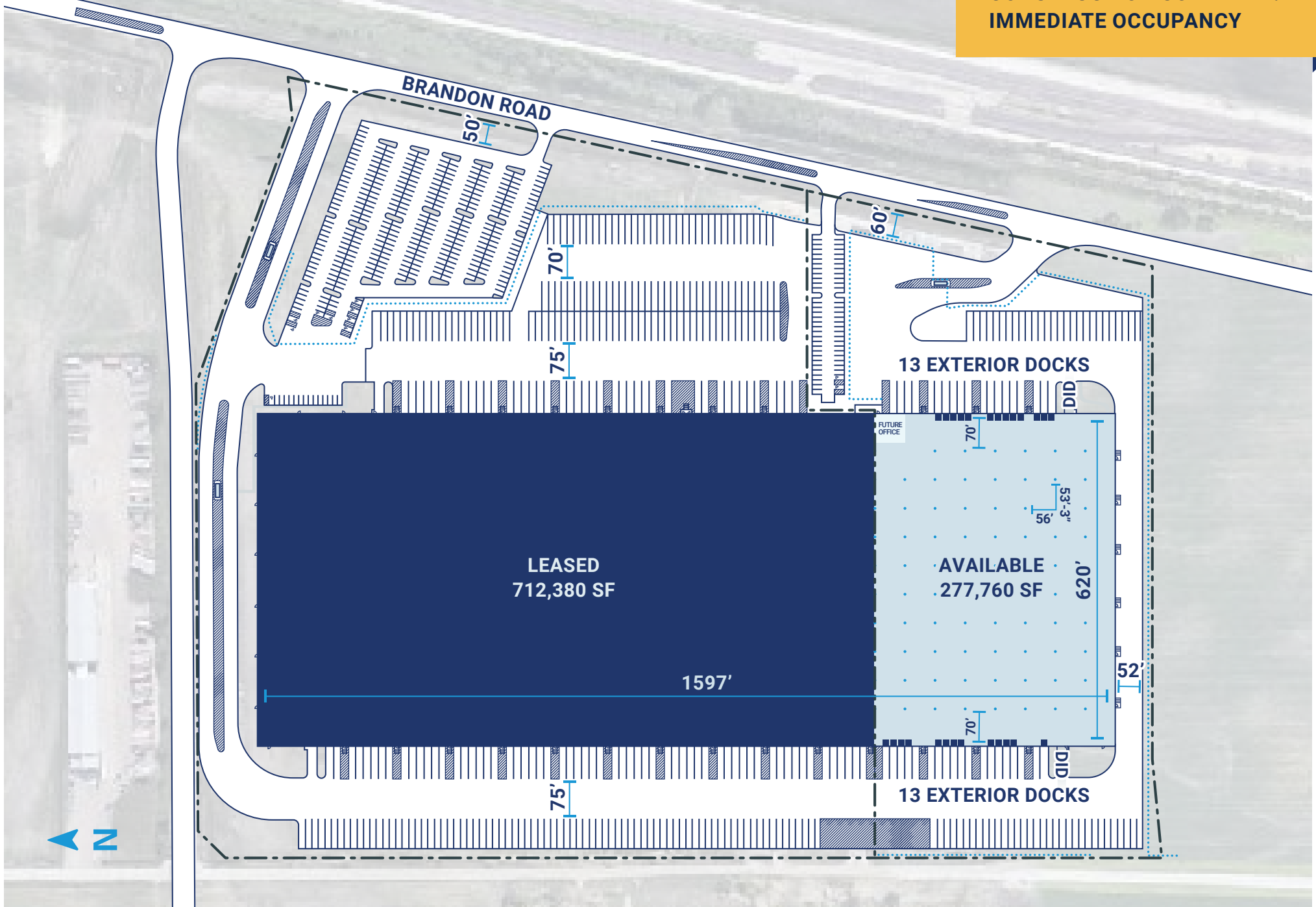


## Campus Advantages at CenterPoint Intermodal Center

- + North America's Largest Inland Port with the lowest drayage charges in the entire region
- + Public bus service with access to deep and skilled labor
- + Retail amenities; truck center with scale
- + Low Will County real estate taxes
- + Full interchanges at I-55 and Arsenal Road, I-80 and I-55, I-80 and Houbolt, & I-80 and Route 53
- + Pre-designated Foreign Trade Zone & Enterprise Zone
- + ±40 miles to Chicago
- + Direct access to the Union Pacific Joliet Intermodal Terminal (JIT) and BNSF Logistics Park Chicago (LPC)
- + Heavyweight capacity roads
- + On-site overflow container storage 24/7
- + FTZ savings
- + No trailer parking ratio restrictions
- + Flexible zoning for manufacturing, distribution or container operations

# Site Plan

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# Key Distances

Measurements based on one-way travel and inclusive of new Houbolt Road Extension access

**Union Pacific Joliet Intermodal Terminal**

1.6 miles

**BNSF Logistics Park Chicago**

5.6 miles

**Downtown Chicago**

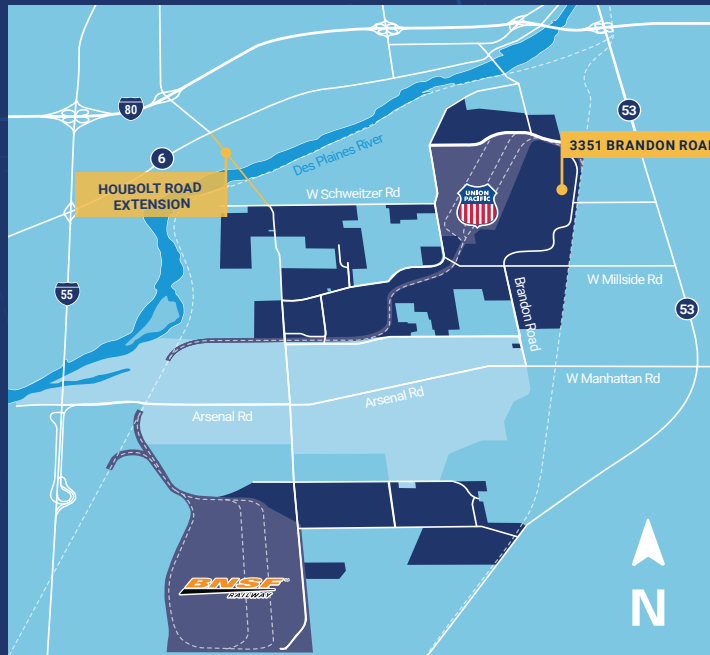
40 miles

**Interstate 55**

7.6 miles

**Interstate 80**

6.7 miles



# CenterPoint

## INTERMODAL CENTER

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**O'HARE INTERNATIONAL AIRPORT**



**MIDWAY INTERNATIONAL AIRPORT**



**CENTERPOINT INTERMODAL CENTER JOLIET/ELWOOD**



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