# Self Storage Development Opportunity



# **Development Site**

1601 W Main Street Sleepy Hollow, IL 60118

Presented by:

### **BRUCE BAHRMASEL**

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#### **COLE CAROSELLA**

Argus Self Storage Advisors 720-909-8602 cole@argus-realestate.com **LIST PRICE:** \$999,000

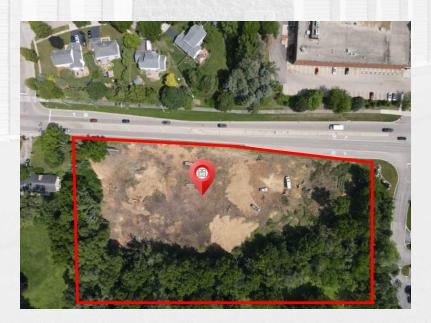
#### **INVESTMENT HIGHLIGHTS**

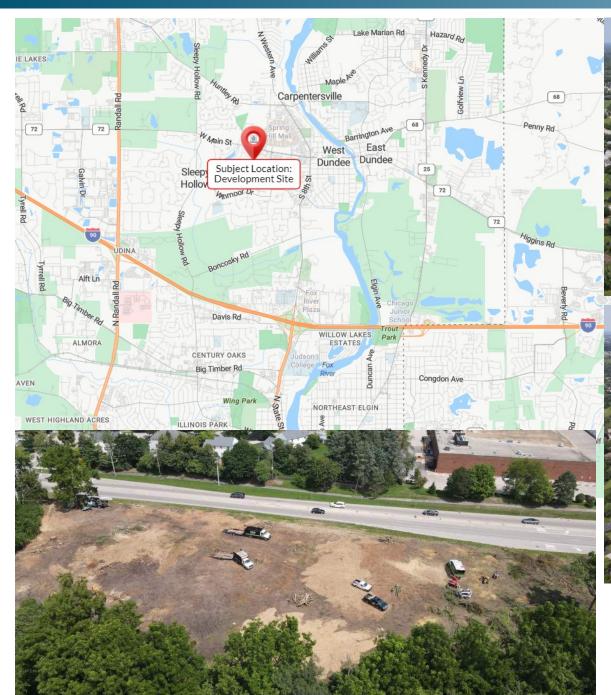
- Strong Market Rents
- Good location over 21,000 CPD
- Over 62,500 People living in 3 mile radius
- Direct competition and submarket are physically full

## **PROPERTY DETAILS**

Units: 320

RSF: 37,925











Argus Self Storage Advisors and Bruce Bahrmasel have compiled this information from sources believed to be reliable however can make no warranties, express or implied, to it's accuracy. Buyer to conduct their own due diligence.