



CHICAGO'S NEW HOME FOR BUSINESS



**LOCATED IN
UNIVERSITY
PARK, IL**

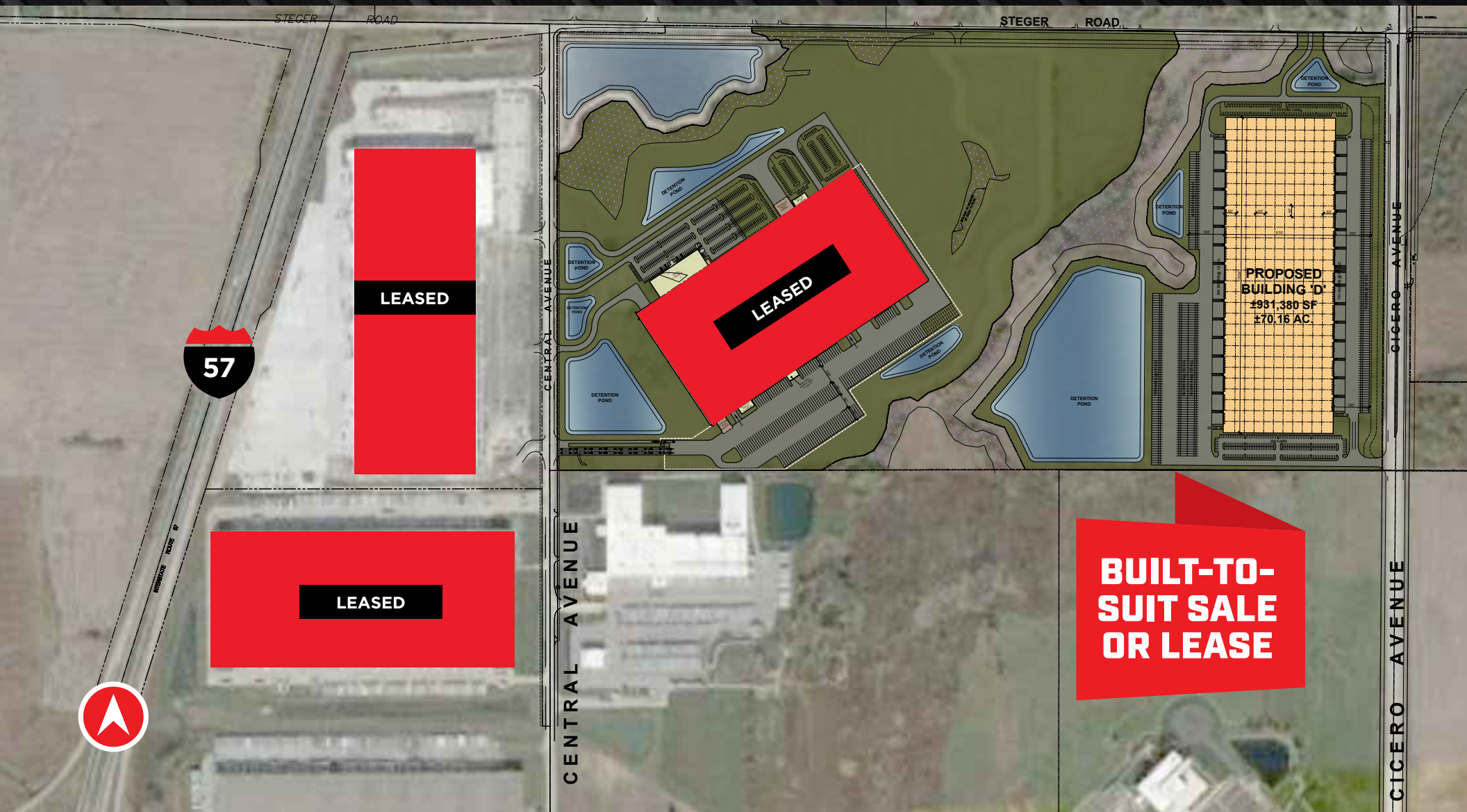
A Development by:



Exclusive agents:



THE MASTER PLAN



**BUILDINGS FROM
300,000 TO
1,000,000+ SF**



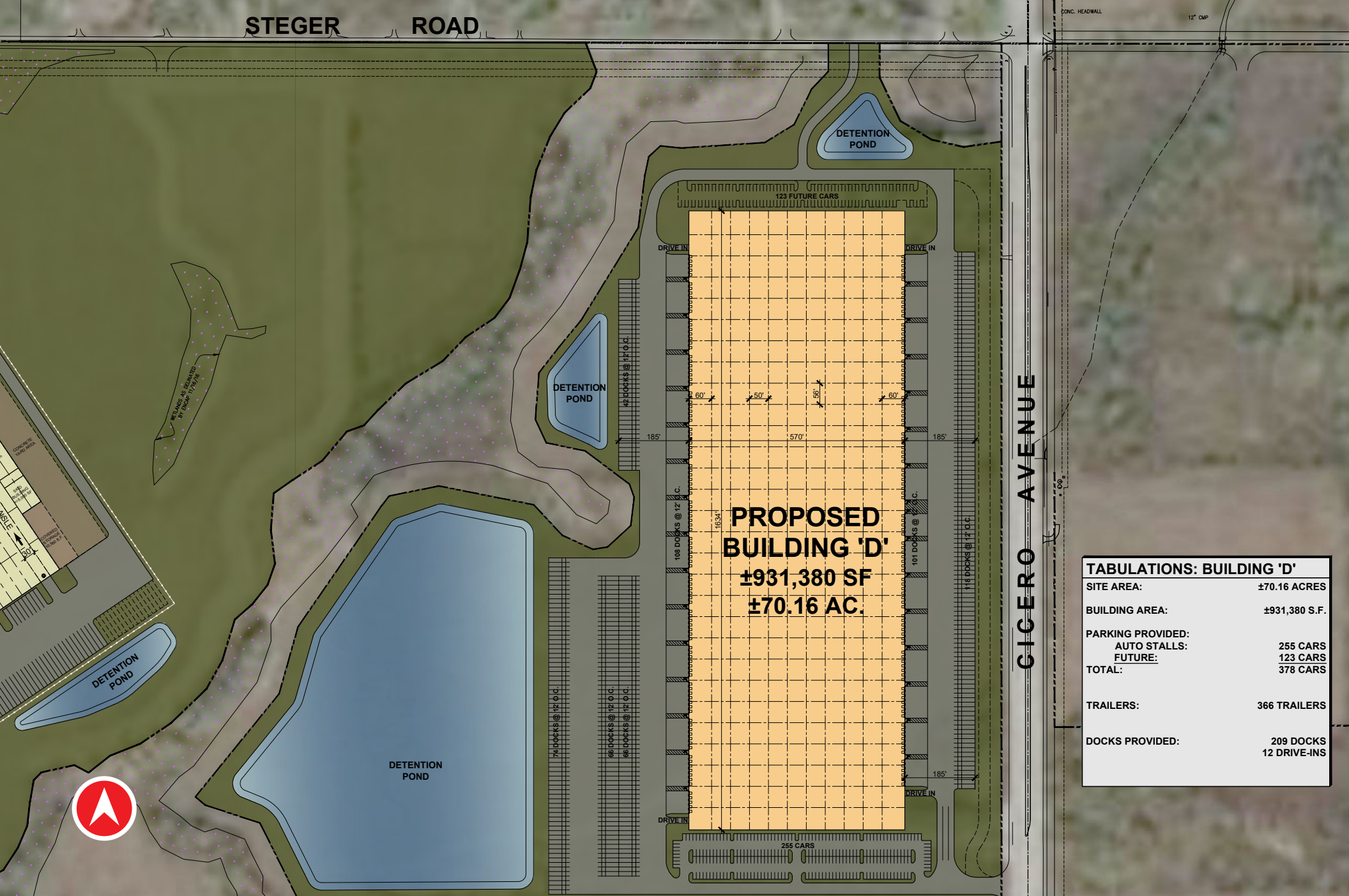
**BTS SITES
STARTING AT
20 ACRES**



**LOW WILL
COUNTY RE
TAXES**



**ENTERPRISE
ZONE & 22-YEAR
TIF DISTRICT**



SITE PLAN BUILDING D



FULLY
LEASED BTS

 Georgia-Pacific



 FEDERAL
SIGNAL

 XPO Logistics

 **Hankook**
driving emotion

 amazon

OFFERING
300K TO 1.0M+ SF
BUILD-TO-SUITS

METRA
TRAIN STATION

 APPLIED



SAMSUNG

BUILT FOR BUSINESS

IT'S ALL ABOUT

Steger Rd

Central Ave

Cicero Ave

Stuenkel Rd

University Pkwy

57

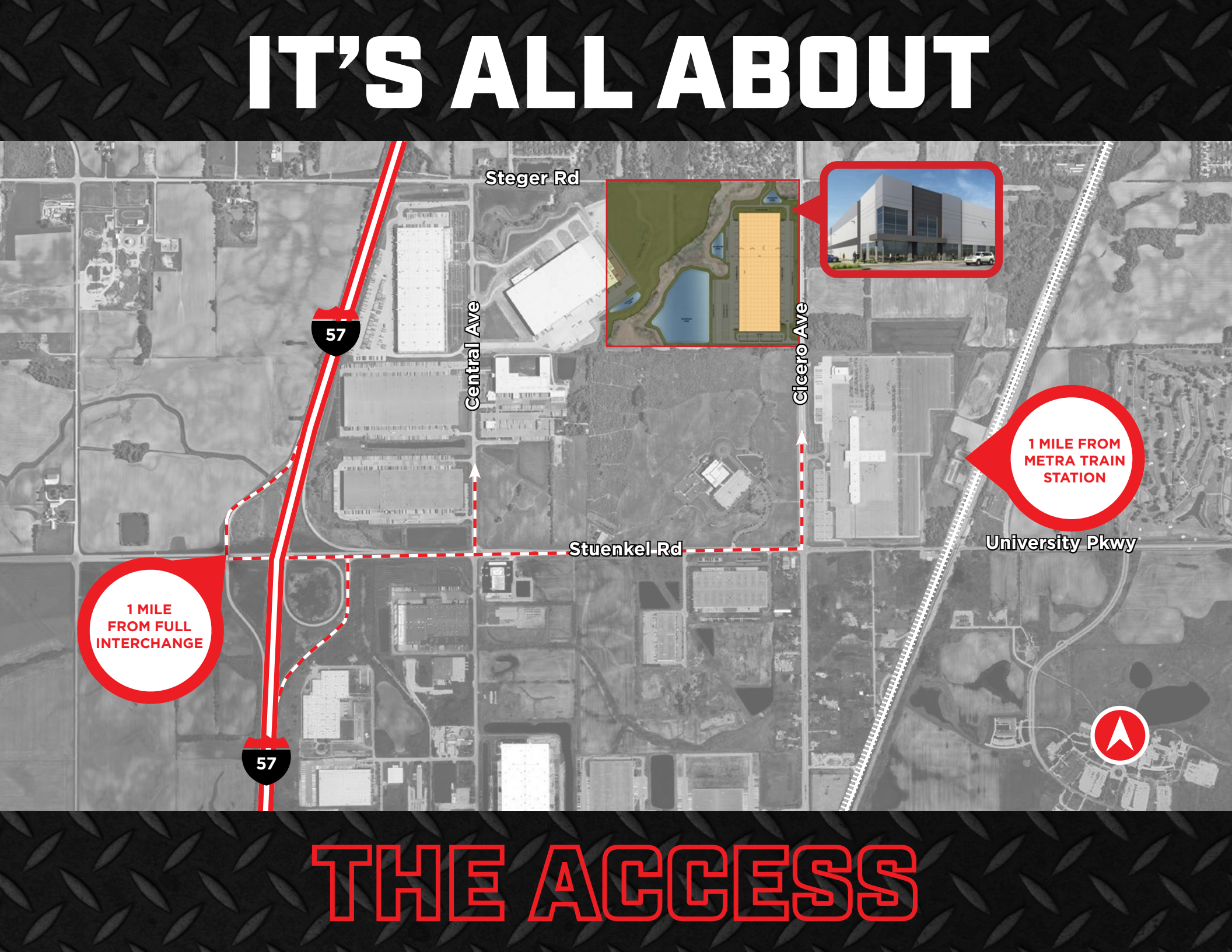
57

1 MILE FROM FULL INTERCHANGE

1 MILE FROM METRA TRAIN STATION

↑

THE ACCESS



IT'S ALL ABOUT

Steger Rd

Central Ave

Cicero Ave

Stuenkel Rd

University Pkwy

57

57

1 MILE FROM METRA TRAIN STATION

1 MILE FROM FULL INTERCHANGE

THE ACCESS

IN A REMARKABLE



SAME-DAY DELIVERIES

CHICAGO
34 MILES

INDIANAPOLIS
163 MILES

PITTSBURGH
461 MILES

MILWAUKEE
124 MILES

MINNEAPOLIS
439 MILES

ST LOUIS
270 MILES

NASHVILLE
418 MILES

DETROIT
281 MILES

COLUMBUS
325 MILES



30-MILE RADIUS DEMOGRAPHICS

4,346,020
TOTAL
POPULATION

26.8%
WITH COLLEGE
DEGREES

58.8%
WHITE-COLLAR
WORKERS

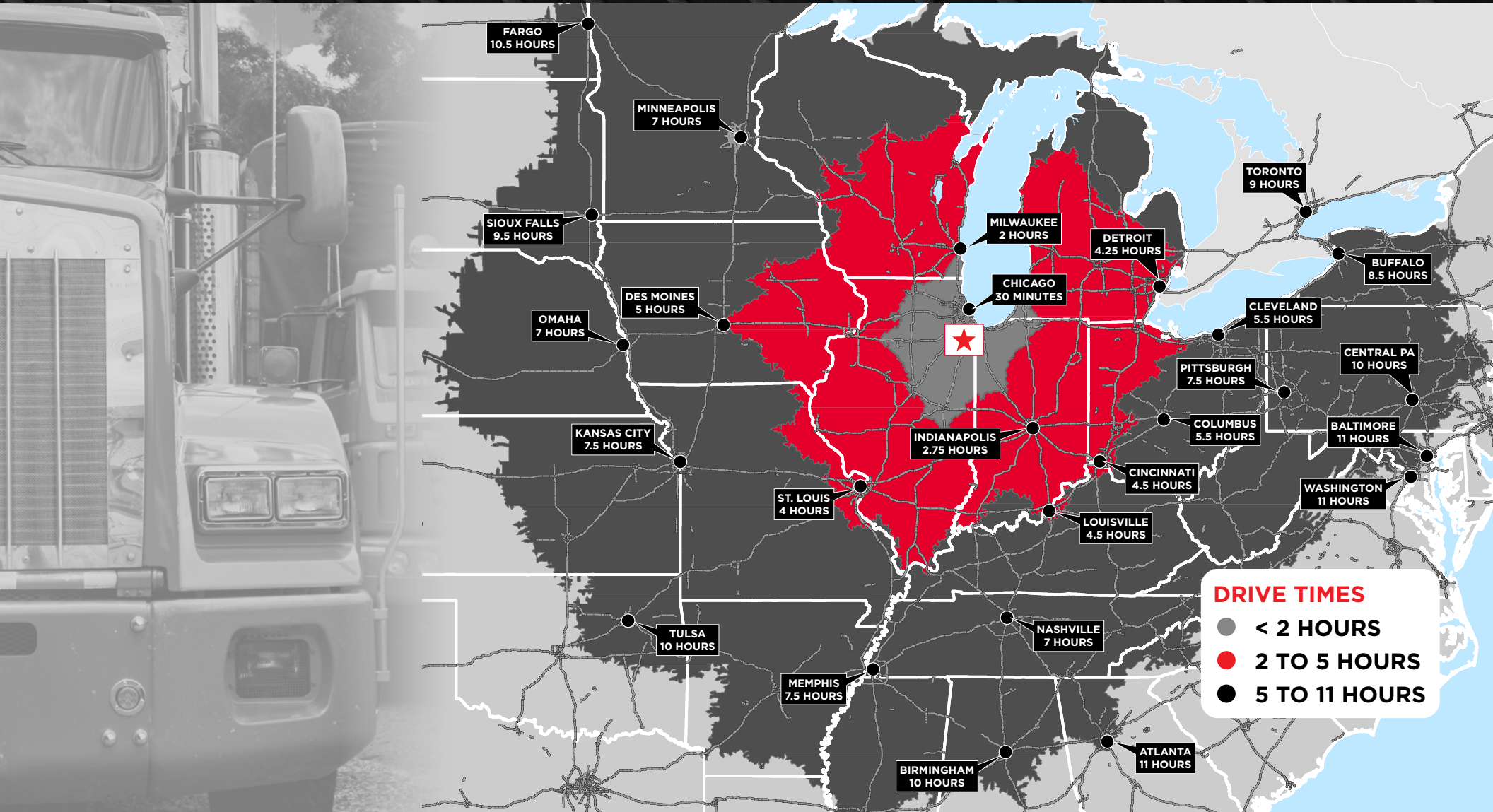
2,051,336
TOTAL
WORKFORCE

\$63,377
MEDIAN HH
INCOME

22.8%
BLUE-COLLAR
WORKERS

LOCATION

TO TAKE YOUR



BUSINESS FURTHER



WWW.GATEWAY-57.COM

GET IN TOUGH

FOR MORE INFORMATION AND LEASING OPPORTUNITIES,
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