

34,821 SF FOR LEASE OR SALE

NEW CONSTRUCTION ON I-90



BUILD TO SUIT OPPORTUNITY

1903 N Roselle Road, Schaumburg, IL
Class 6B potential

CONCEPTUAL RENDERING



About This Property

- > Ability to build up to 34,821 SF, office to suit
- > 2 loading docks
- > 30' ceiling
- > 6B Eligible
- > Located at new 4-way interchange of Roselle Road and I-90 in the prestigious Woodfield Business Center
- > Site available for build to suit for lease or sale, or land can be purchased outright
- > Excellent visibility along the I-90 Tollway
- > Top building signage available with 170,000 vehicles per day
- > Surrounded by numerous restaurants, banks, retail and other employee amenities
- > Ready for immediate development
- > 13 miles to O'Hare Airport
- > Access to Chatham Center amenities including:
 - > 3,700 SF state of the art fitness center
 - > 3,500 SF conference center
 - > Food service and outdoor patio

Contact Us

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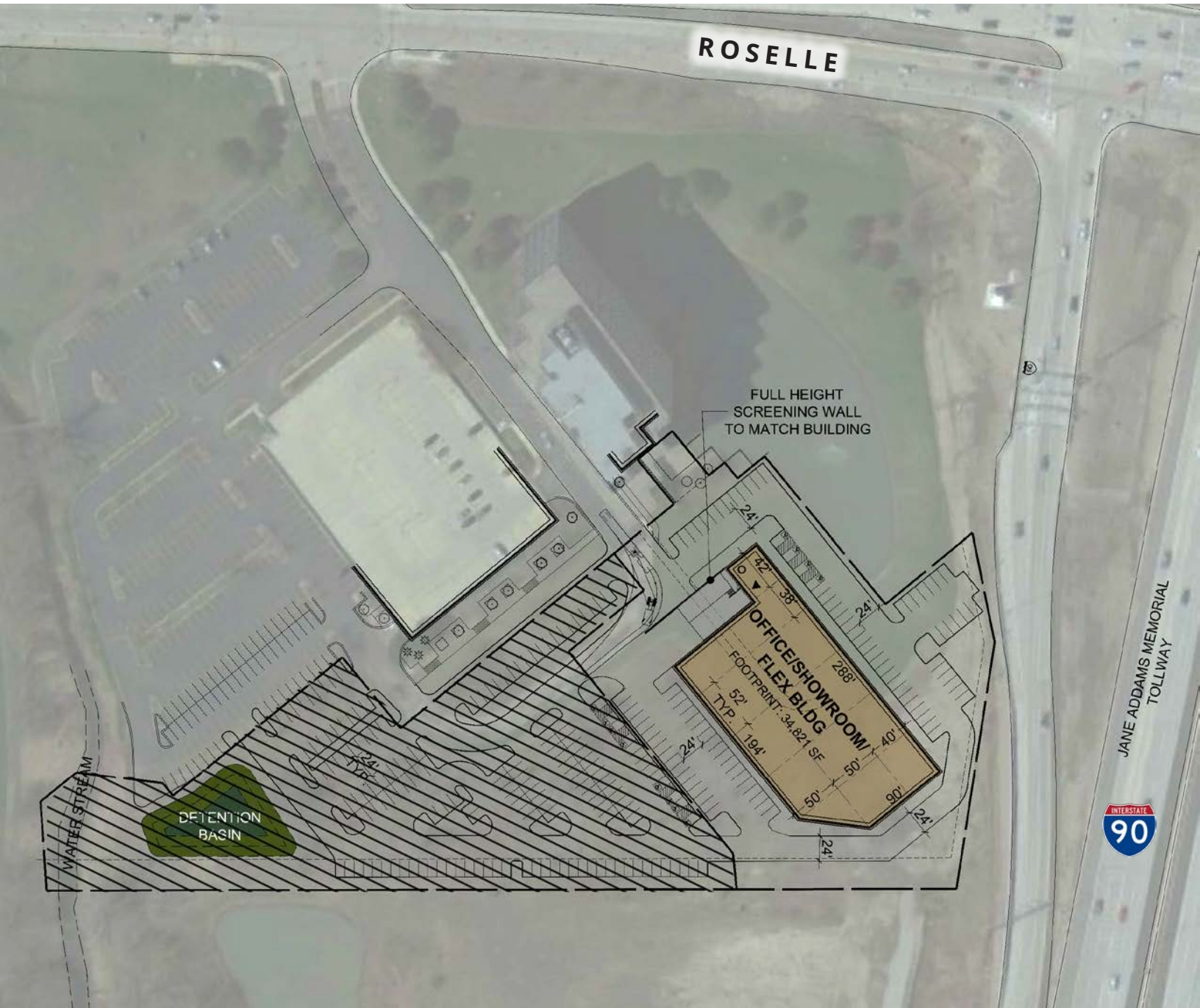
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No warranty or representation is made to the accuracy of the foregoing information.
Terms of sale or lease and availability are subject to change or withdrawal without notice.

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Conceptual Flex/Office/Showroom Building Plan



WARE MALCOMB
ARCHITECTURE | PLANNING | INTERIORS
BRANDING | CIVIL ENGINEERING

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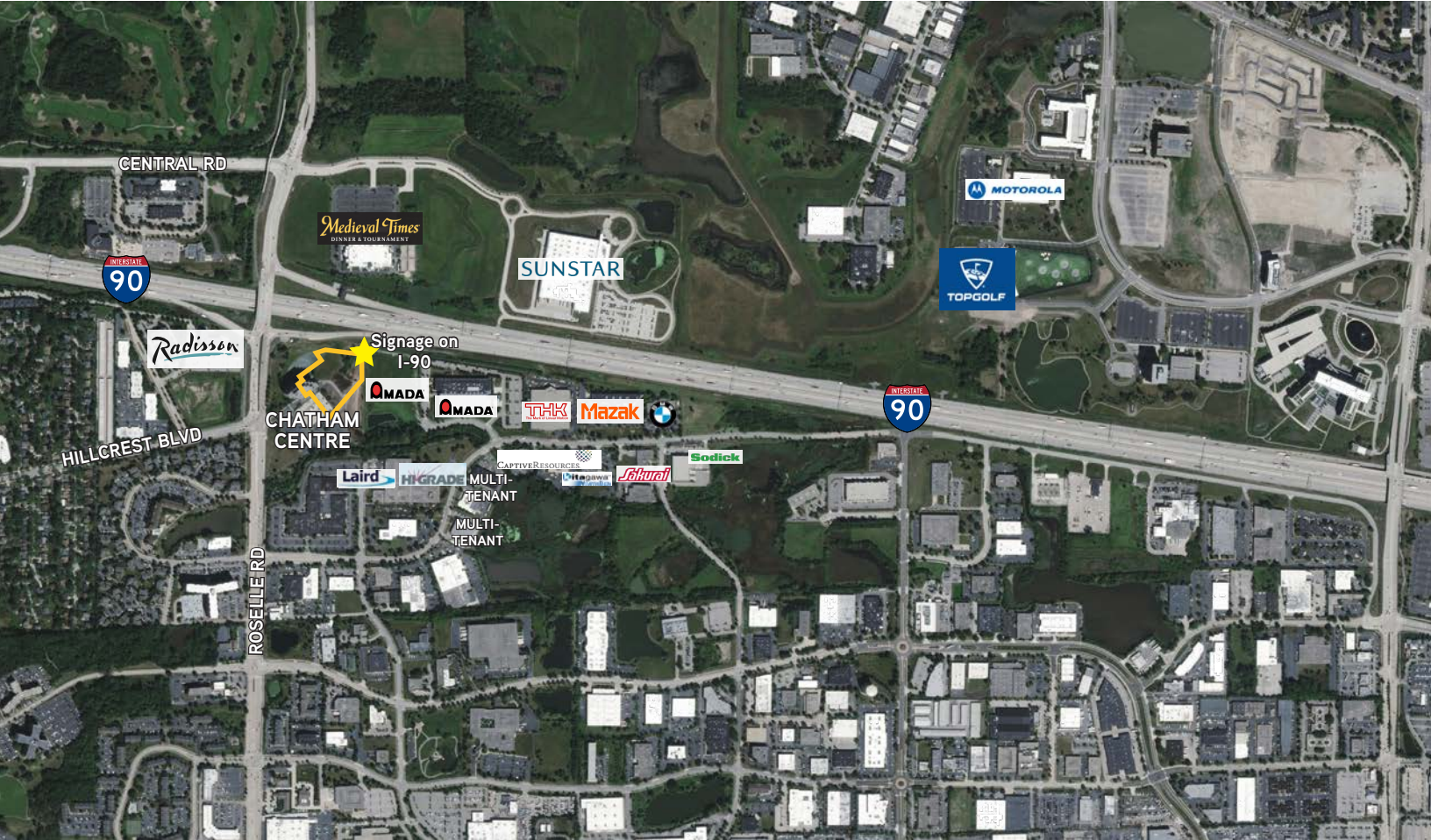
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BUILDING SITE LOCATION

2.78 Usable Acres

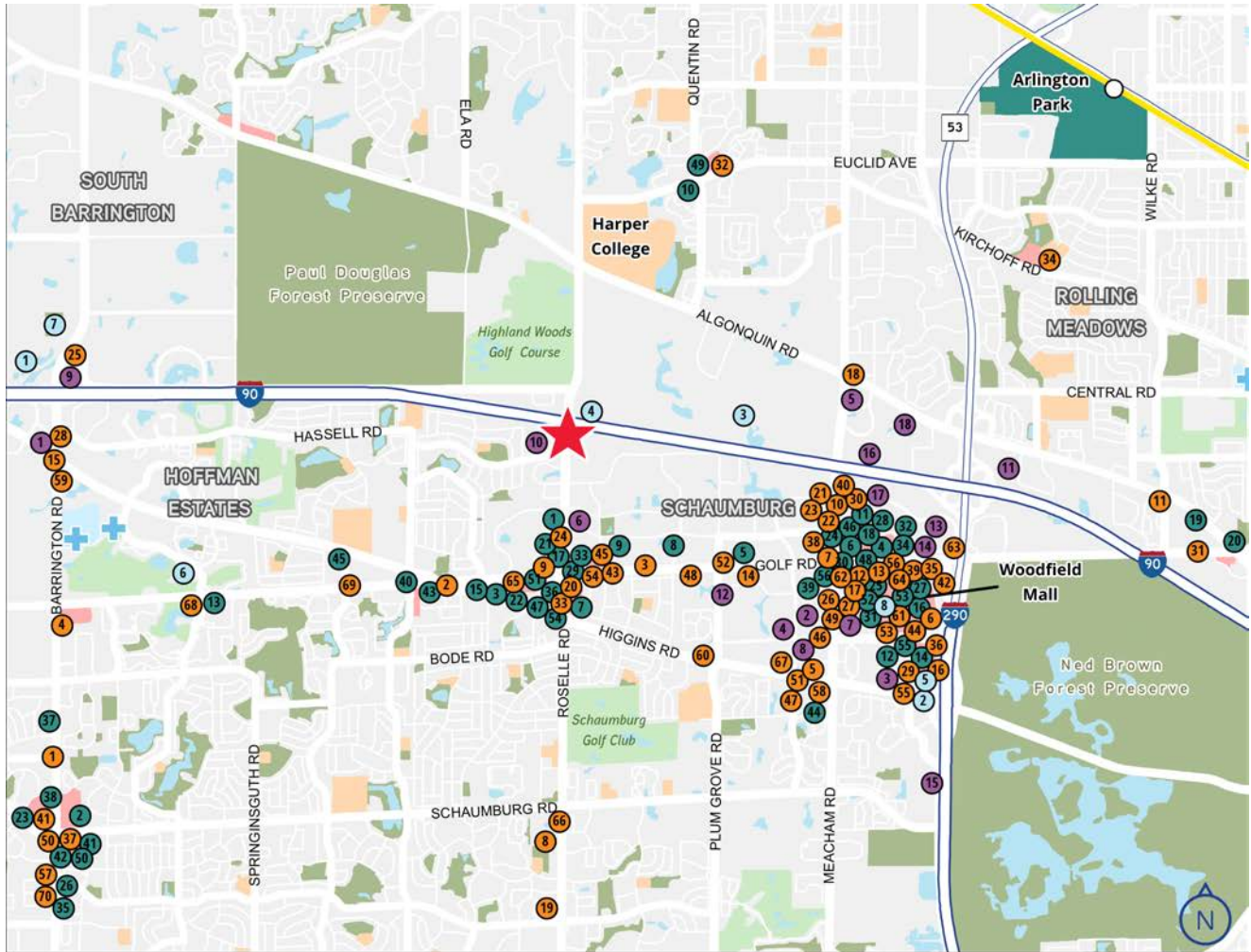


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Restaurants

1. Andy's Custard
2. Arby's
3. Bahama Breeze
4. Baskin Robbins
5. Benihana
6. Blaze Pizza
7. Bonchon
8. Bonefish Grill
9. Boston Market
10. Buffalo Wild Wings
11. Burger King
12. Café Zupas
13. Chipotle Mexican Grill
14. Chick-fil-A
15. Chili's Grill & Bar
16. Chipotle Mexican Grill
17. Chuy's
18. Culver's
19. Dairy Queen
20. Denny's
21. Dunkin' Donuts
22. Einstein Brothers
23. Five Guys
24. Fox & Hound
25. Gino's East
26. Giordano's
27. Hooters
28. IHOP
29. Jamba Juice
30. Jason's Deli
31. Jersey Mike's

32. Jimmy John's
33. KFC US
34. Little Caesars
35. LongHorn Steakhouse
36. Maggiano's Little Italy
37. McDonald's US
38. Miller's Ale House
39. MOD Pizza
40. Morton's The Steakhouse
41. Noodles & Company
42. Olive Garden
43. Outback Steakhouse
44. P.F. Chang's China Bistro
45. Panda Express
46. Panera Bread
47. Pizza Hut
48. Portillo's Restaurants
49. Potbelly Sandwich Works
50. Qdoba Mexican Grill
51. Raising Cane's
52. Red Lobster
53. Red Robin Gourmet Burgers
54. Rosati's Chicago Pizza
55. Seasons 52
56. Shake Shack
57. Sonic
58. Starbucks US
59. Steak 'n Shake
60. Subway
61. Texas de Brazil
62. TGI Fridays
63. The Capital Grille
64. The Cheesecake Factory

Retail

1. 7-Eleven
2. At Home
3. AutoZone
4. Barnes & Noble
5. Best Buy
6. Bloomingdale's Outlet
7. Burlington Coat Factory
8. BuyBuy Baby
9. CarMax
10. Chase
11. Costco
12. Crate and Barrel
13. CVS
14. Dick's Sporting Goods
15. Discount Tire
16. Express
17. FedEx Office
18. Five Below
19. GNC
20. Goodwill
21. Great Clips
22. Hobbytown USA
23. Home Depot
24. Home Goods
25. JC Penney's

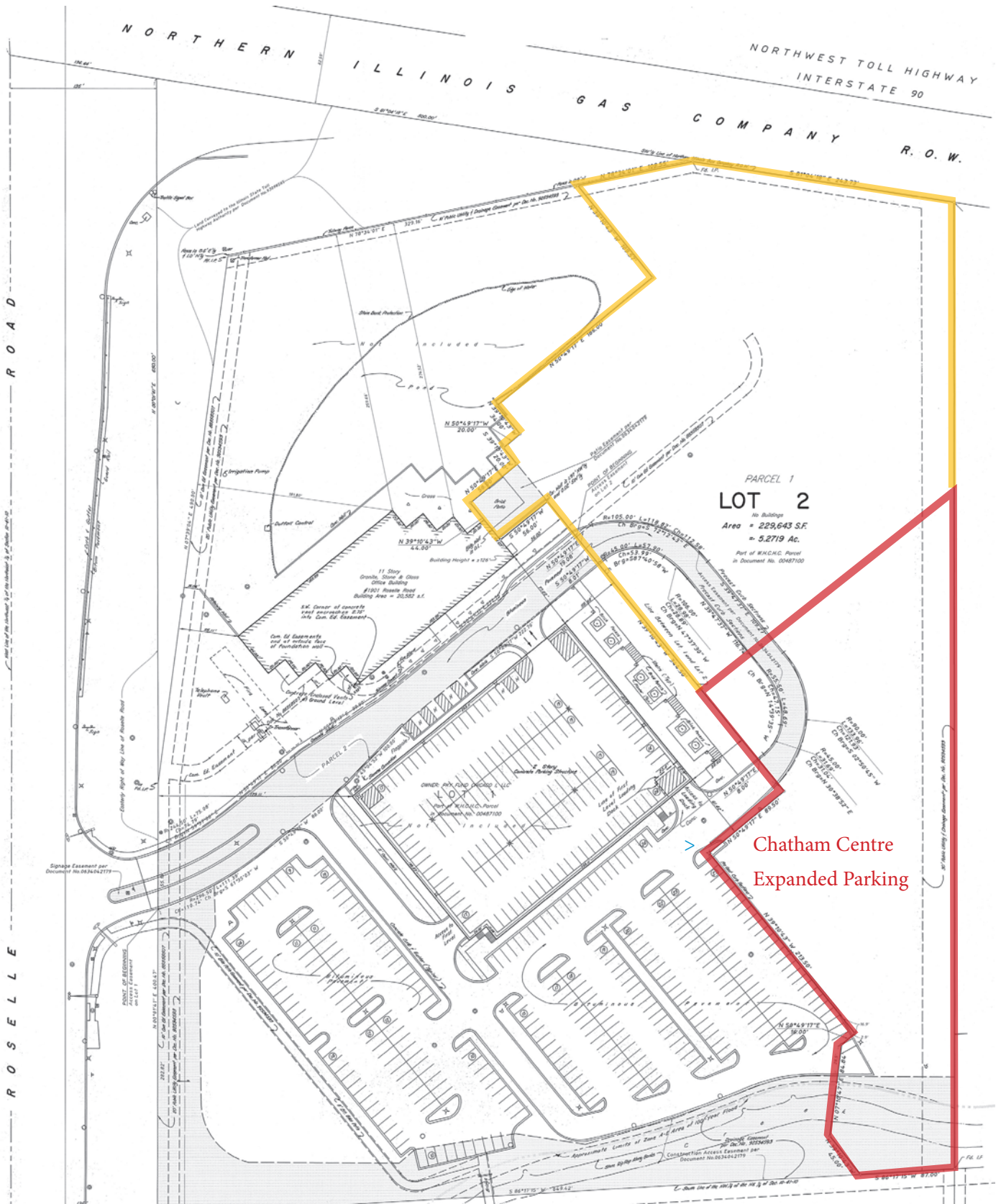
26. Jo-Ann Fabrics
27. Macy's
28. Marshalls
29. Mattress Firm
30. Michaels
31. Nordstrom
32. Nordstrom Rack
33. Office Depot
34. Old Navy
35. O'Reilly Auto Parts
36. Party City
37. Pep Boys
38. PetSmart
39. PGA Superstore
40. PNC Bank
41. Ross
42. Sally Beauty
43. Sherwin-Williams
44. Target
45. TFC Bank
46. The Container Store
47. TJ Maxx
48. Trader Joe's
49. True Value
50. Ulta
51. UPS Store
52. Urban Outfitters
53. Vans
54. Walgreens
55. Whole Foods
56. XSport Fitness

Attractions

1. AMC South Barrington 24
2. AMC Streets of Woodfield 20
3. Topgolf
4. Medieval Times
5. LEGOLAND Discovery Center
6. Seascapes Family Aquatic Center
7. South Barrington Club
8. Peppa Pig World of Play

Lodging

1. Country Inns & Suites
2. Courtyard by Marriott
3. Days Inn
4. DoubleTree by Hilton
5. Embassy Suites Hotels
6. Extended Stay America
7. Hampton Inn
8. Hawthorn Suites by Wyndham
9. Hilton Garden Inn
10. Holiday Inn
11. Holiday Inn Express
12. Homewood Suites by Hilton
13. Hyatt Place
14. Hyatt Regency
15. Marriott Hotels & Resorts
16. Renaissance Hotels
17. Residence Inn by Marriott
18. Wyndham Garden Hotels



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