

AUCTION SALE

O'HARE LAKE DEVELOPMENT OPPORTUNITY

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INDICATIVE AUCTION BIDS DUE AUGUST 23, 2021
BEST & FINAL AUCTION DATE SEPTEMBER 9, 2021
AUCTION HOST RIMARKETPLACE.COM

2200, 2250, 2350, 2400 E DEVON AVE
DES PLAINES, IL 60018

INVESTMENT HIGHLIGHTS:

- O'Hare Lake Mixed-Use Development offering a conceptual plan that creates a destination place featuring Live-Work-Play amenities
- Proposed plan illustrates over 6.2 million SF to be constructed
- Development plan includes 5 Residential Towers, 4 Office Towers, 2 Hotel Towers, a Regional Mall, Restaurants and retail shops throughout
- Unique C-7 District Zoning permits high-density residential, office, hotel and retail, offering a developer flexibility to adjust the final project
- Three existing cash flowing office buildings located on the site total ±353,500 SF of office space
- Existing assets are generating ±\$1,100,000 in NOI at 47% occupancy
- Neighboring O'Hare International Airport and adjacent to Rivers Casino
- Located at the convergence of major highways

FOR MORE INFORMATION PLEASE CONTACT:



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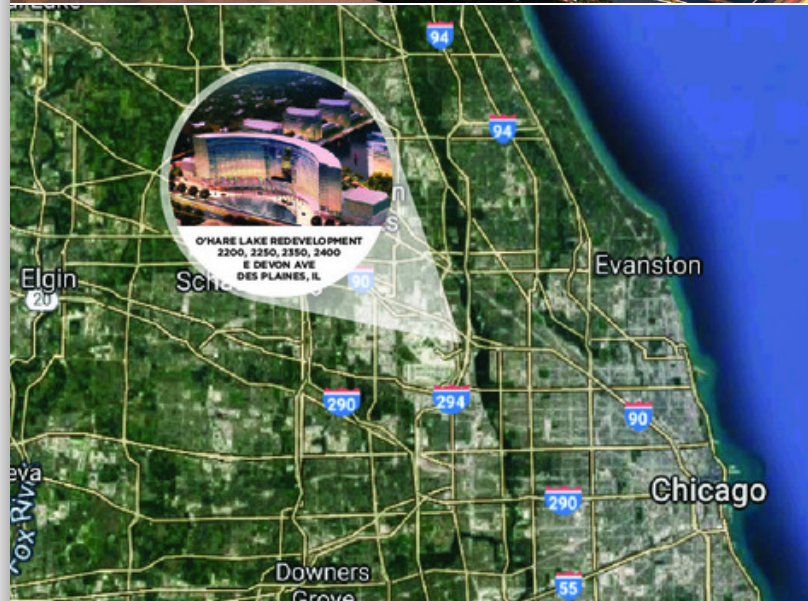


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LOCATION OVERVIEW



TRAFFIC COUNTS

CROSS STREETS	CARS PER DAY
I-294 & Devon Ave S	179,840
Devon Ave & Shafer Ct W	10,827
S River Rd & I-294 NW	28,864
W Higgins Rd & I-90 NW	25,998

DEMOGRAPHICS

	3 MILES	5 MILES	10 MILES
Total Population	100,948	338,665	1,741,656
Daytime Employment	88,245	214,067	855,525
Median Home Values	\$345,673	\$290,414	\$312,209
Average HH Incomes	\$110,627	\$97,188	\$102,471

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EXISTING-BUILDING PROPERTY PHOTOS



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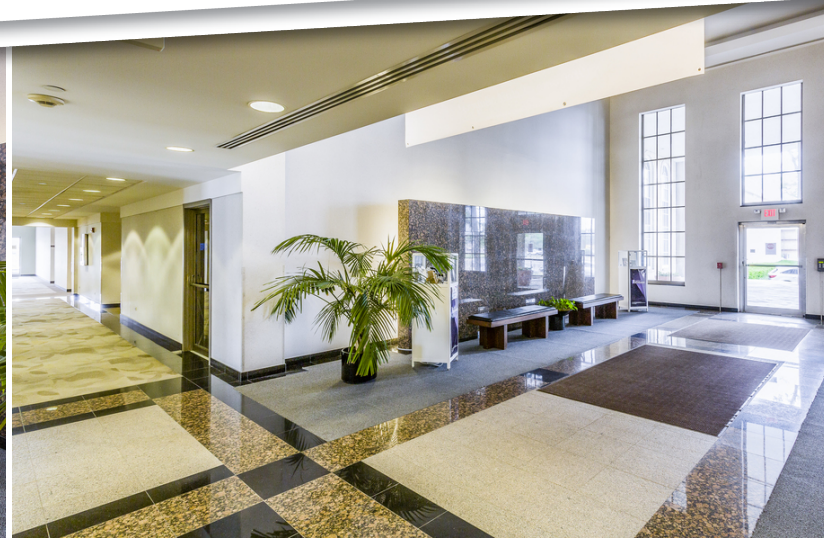


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