

Ready for
Occupancy!



[View Video Here](#)

[View Website Here](#)

Five Buildings Totaling 1.3M SF
66,955 SF – 326,278 SF
Divisible to 50,000 SF

The Logistics Campus

Warehouse/Distribution

Phase I



Dermody.com

Building Specifications

Glenview, Illinois



CHICAGO CBD

25 Miles



O'HARE AIRPORT

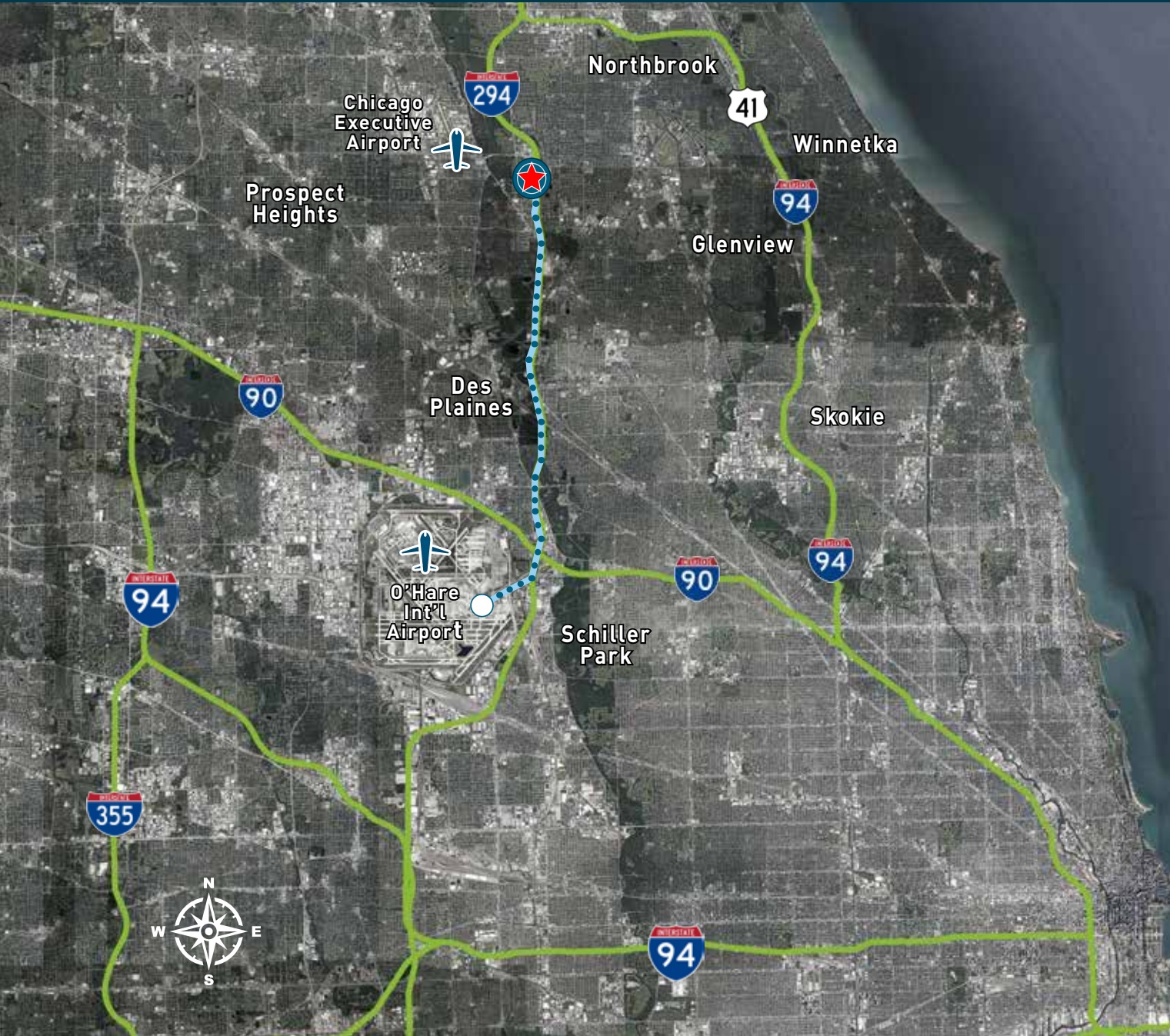
11 Miles



CHICAGO EXECUTIVE AIRPORT

2 Miles

2 Miles



The Logistics Campus is in an unparalleled Chicago location, and features state-of-the-art specifications, a wide array of nearby amenities and immediate access to I-294.

- Planned as 10-building logistics campus totaling 3,238,548 square feet with flexibility to accommodate build-to-suits
- Class-A construction and design
- Flight-to-quality location with Proximity to O'Hare
- Immediate access to I-294 at Willow Rd to a four-way interchange
- Five buildings ready for occupancy
- 32'-120' ft clear
- Trailer parking





Holiday Inn EXPRESS

J. ALEXANDER'S
HYATT

EMBASSY SUITES
by Hilton

Marshalls **SUBWAY**
BED BATH & BEYOND
HOBBY LOBBY
Red Roof Inn **noodles**
Chick-fil-ee

DUNKIN' DONUTS **Portillo's** **McALISTER'S**
COURTYARD **THE HONEY BUNNIES** **JJ**
Marriott

CATERPILLAR
McDonald's
Residence Inn

DICK'S **rack**
TJ-MAXX
TRADER JOE'S

ARMANI **FINISH LINE** **california PIZZA KITCHEN**
PF CHANG'S **claire's**

Culver's **bp**

Mobil
BROWN'S CHICKEN

DUNKIN' DONUTS
CHASE

MATTRESS FIRM
PNC

The Logistics Campus Warehouse/Distribution

Mobil
Dominos

STARBUCKS **RUTH'S CHRIS STEAK HOUSE**
CHASE **R RENAISSANCE HOTELS**

Chicago Executive Airport

RAMADA

LAIFITNESS **bp** **STARBUCKS** **MARIANO'S Fresh Market**
SUBWAY **CVS pharmacy**

UPS **COSTCO WHOLESALE**

PINSTRIPES **BEST BUY** **WHOLE FOODS MARKET**
LOWE'S

CROWNE PLAZA
Hilton

Sheraton
MART

JJ **McDonald's** **CHASE**
Walgreens **Bank of America** **Jewel**
STARBUCKS

McALISTER'S **KOHL'S** **noodles**
ALDI **TARGET** **STARBUCKS** **McDonald's**
SUBWAY **DUNKIN' DONUTS** **bp**

NorthShore Glenbrook Hospital

Glenbrook South High School

baskin BR robbins
COURTYARD **Marriott** **Wendy's**
DUNKIN' DONUTS

Abt **R RENAISSANCE HOTELS**

Jewel **USPS**
WILDFIRE
Glenview Police & Municipal Center



Area Amenities

Site Plan


[View Additional Site Plan Options Here](#)


- Five Buildings Ready for Occupancy
- All buildings divisible to 50,000 SF
- +/- 3,100 SF spec office in each building

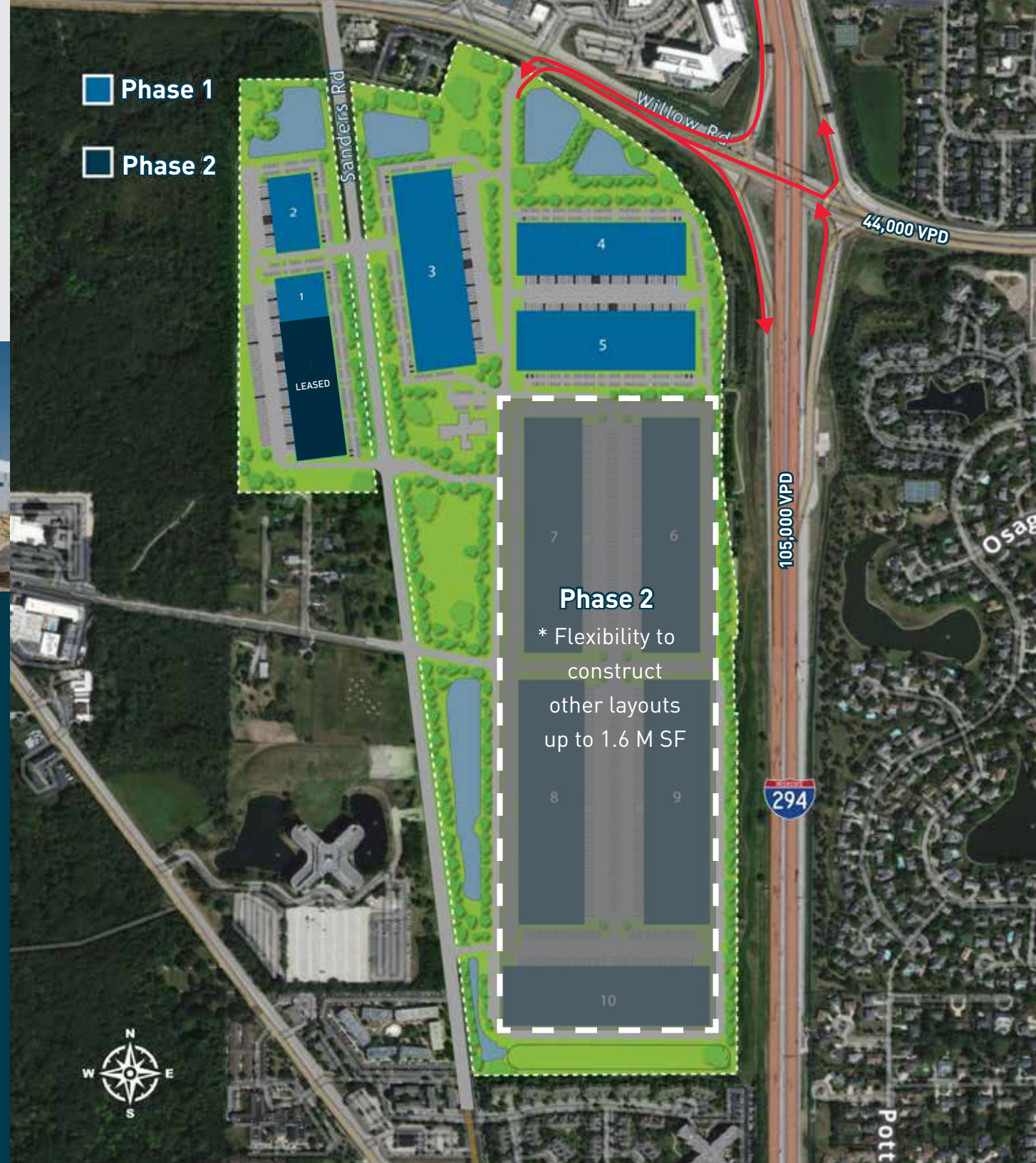


Phase 1

Building	Available SF
Building 1	66,955 SF
Building 2	92,426 SF
Building 3	326,278 SF
Building 4	243,778 SF
Building 5	295,278 SF

 Phase 1

 Phase 2



Property Overview

Five Buildings Ready for Occupancy

66,955 SF – 326,278 SF



BUILDING 1

BUILDING 2

BUILDING 3

BUILDING 5

BUILDING 4

SANDERS RD

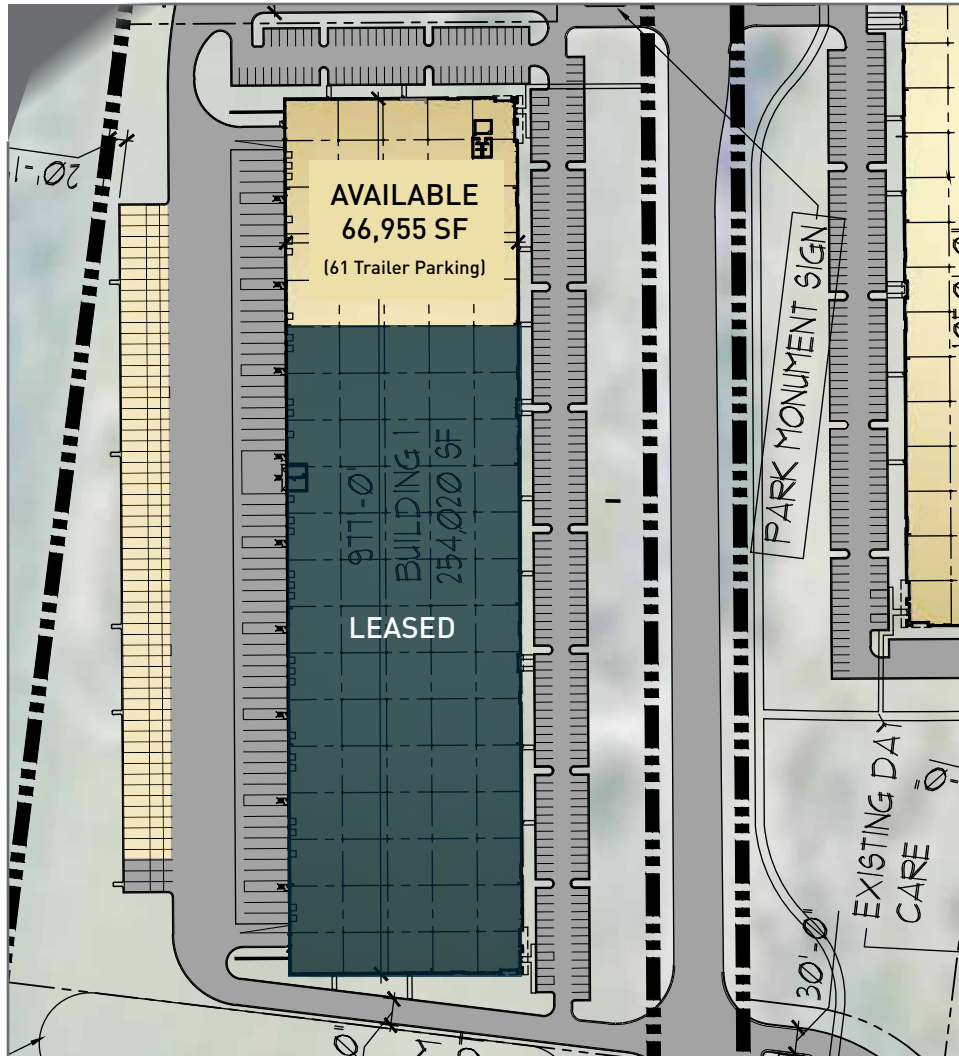
PROTECTION PKWY

WILLOW RD



Property Overview

Building 1 - 66,955 SF

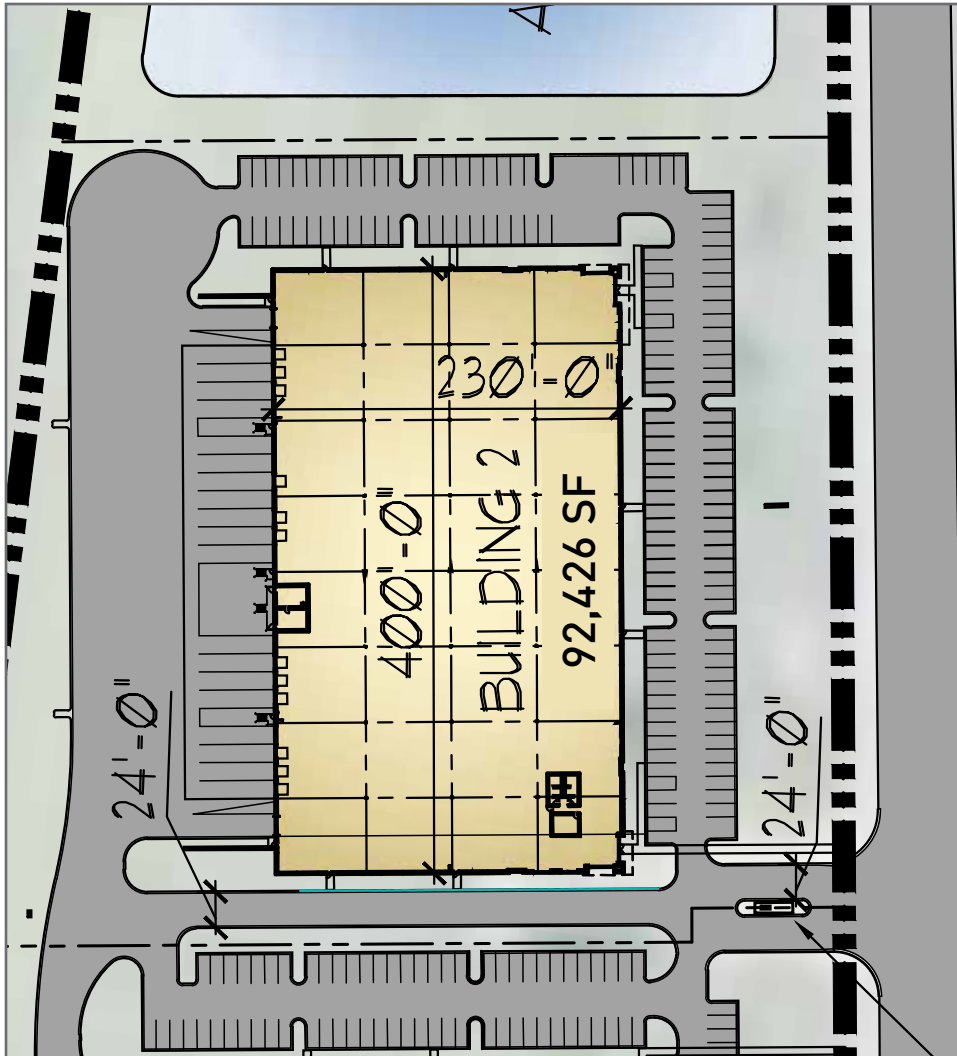


Building Dimensions: 260' x 254' 6"	Clear Height: 36'
Drive-In Doors: 2	Column Spacing: 50' X 52' Typical
Dock Doors: 7 designed dock doors 7 future dock positions	Office Area: +/- 3,100 SF
Trailer Parking: 61	Floors: 7" / 4,000 PSI
Car Parking: 87	Lighting: High Bay LED
Zoning: Industrial	HVAC Systems: Rooftop Units
Year Built: 2024	Electric: 2,000 Amps
Structure Exterior: Precast	Roof: 45 mil Mechanically Fastened TPO

Property Overview

Building 2 - 92,426 SF

Divisible to 35,000 SF

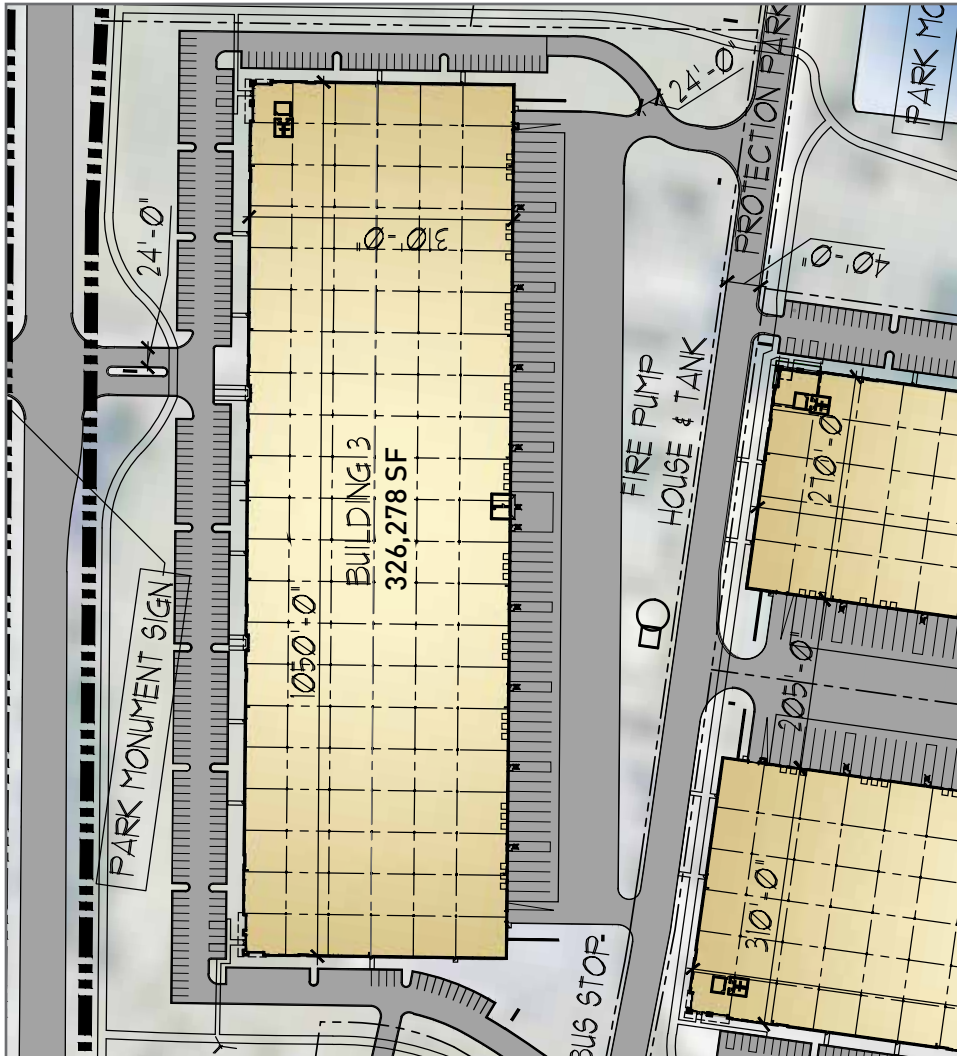


Building Dimensions: 230' x 400'	Clear Height: 32'
Drive-In Doors: 2	Column Spacing: 50' X 52' Typical
Dock Doors: 19	Office Area: +/- 3,100 SF
Trailer Parking: 0	Floors: 7" / 4,000 PSI
Car Parking: 141	Lighting: High Bay LED
Zoning: Industrial	HVAC Systems: Rooftop Units
Year Built: 2024	Electric: 1200 Amps
Structure Exterior: Precast	Roof: 45 mil Mechanically Fastened TPO

Property Overview

Building 3 - 326,278 SF

Divisible to 50,000 SF

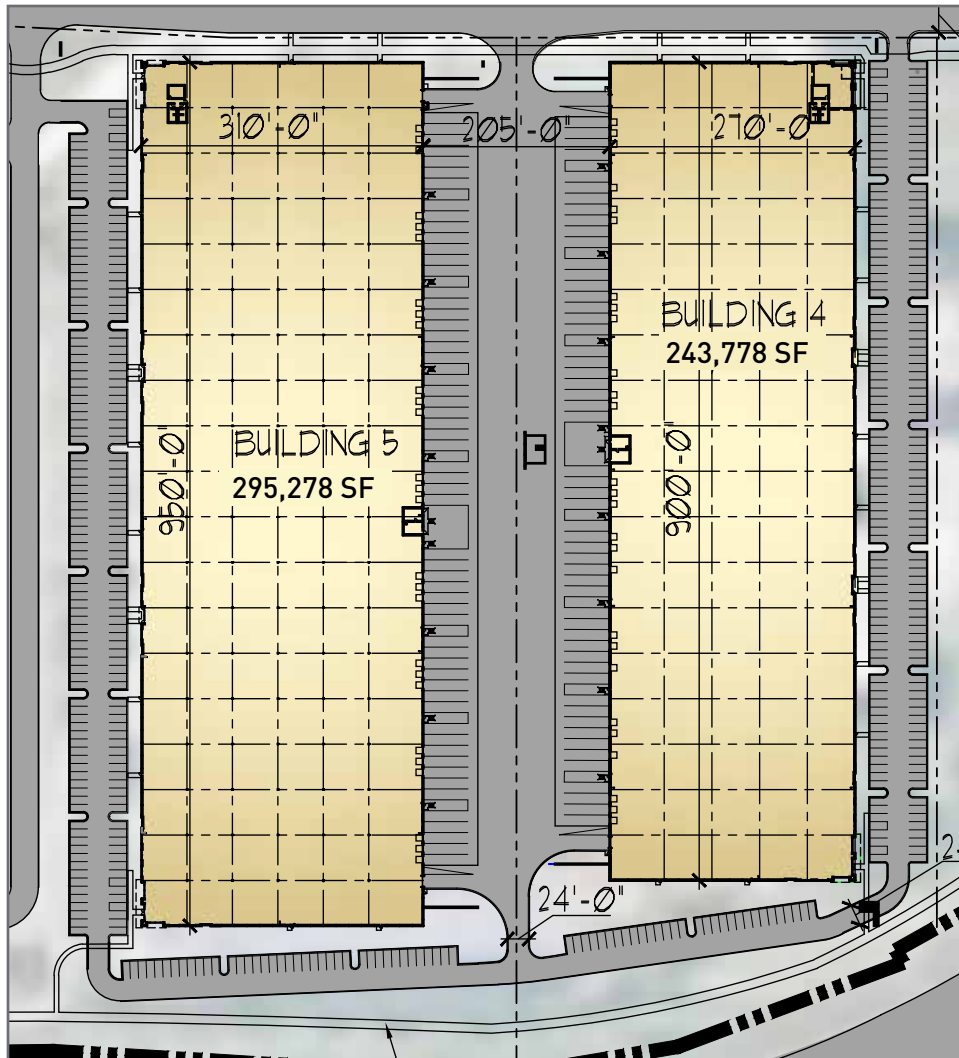


Building Dimensions: 310' x 1,050'	Clear Height: 36'
Drive-In Doors: 2	Column Spacing: 50' X 52' Typical
Dock Doors: 65	Office Area: +/- 3,100 SF
Trailer Parking: 0	Floors: 7"/4,000 PSI
Car Parking: 284	Lighting: High Bay LED
Zoning: Industrial	HVAC Systems: Rooftop Units
Year Built: 2024	Electric: 2,500 Amps
Structure Exterior: Precast	Roof: 45 mil Mechanically Fastened TPO

Property Overview

Building 4 - 243,778 SF

Divisible to 50,000 SF

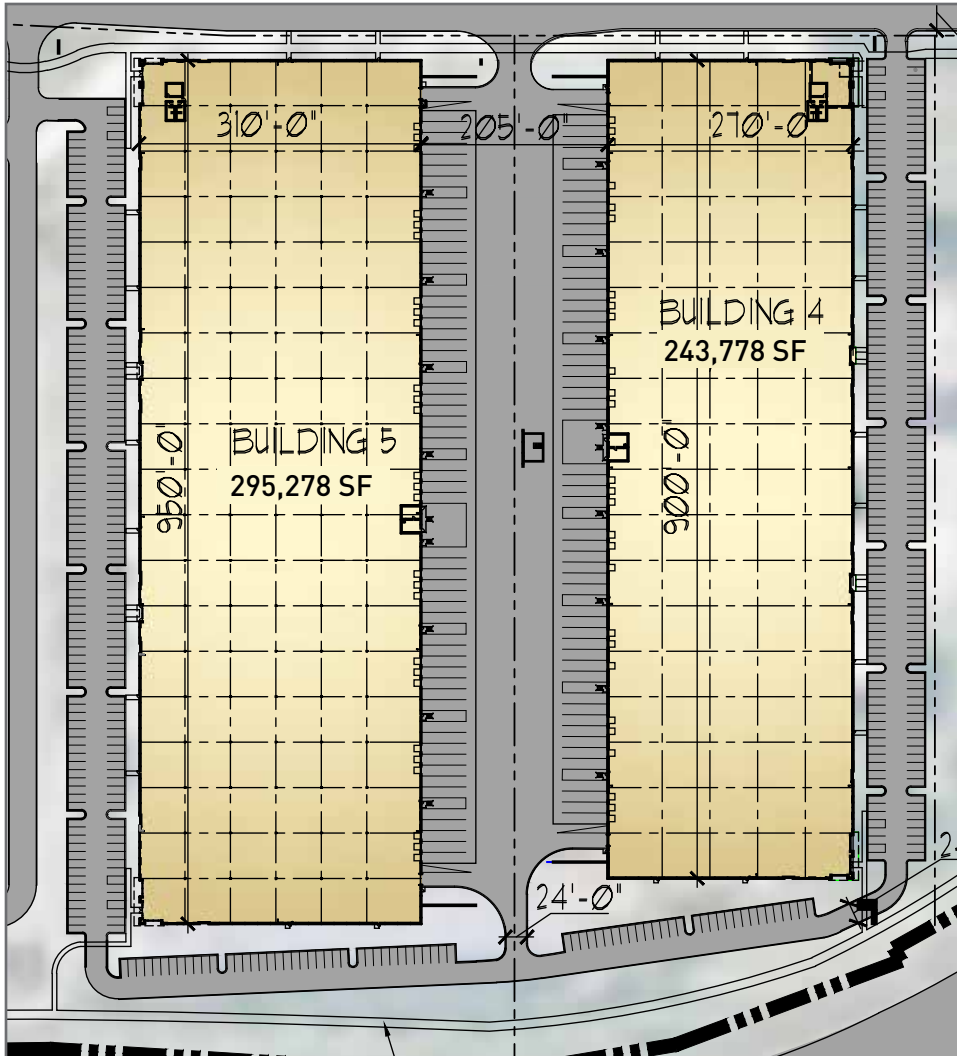


Building Dimensions: 270' x 900'	Clear Height: 36'
Drive-In Doors: 2	Column Spacing: 50' X 52' Typical
Dock Doors: 54	Office Area: +/- 3,100 SF
Trailer Parking: 0	Floors: 7" / 4,000 PSI
Car Parking: 210	Lighting: High Bay LED
Zoning: Industrial	HVAC Systems: Rooftop Units
Year Built: 2024	Electric: 2,500 Amps
Structure Exterior: Precast	Roof: 45 mil Mechanically Fastened TPO

Property Overview

Building 5 - 295,278 SF

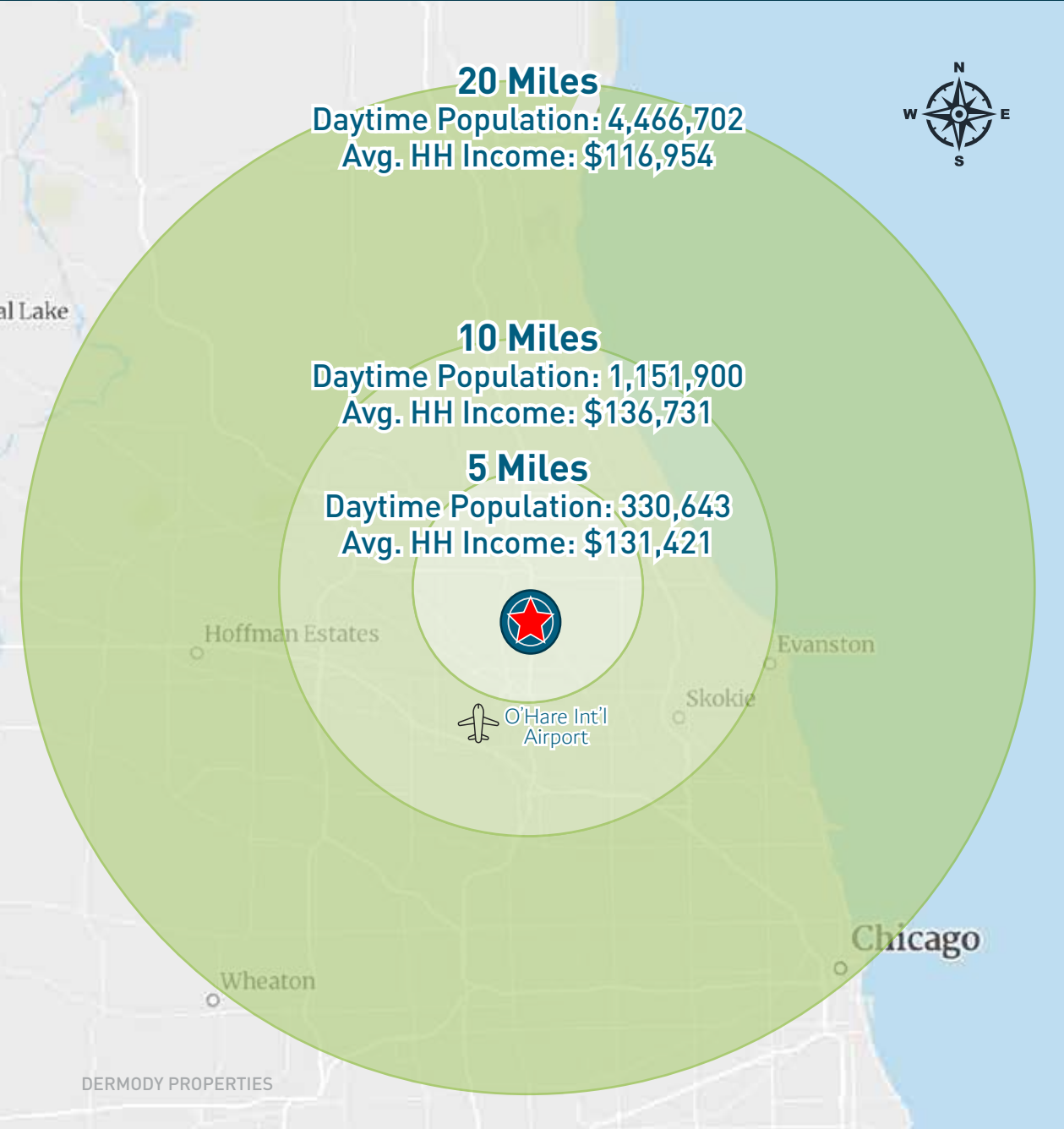
Divisible to 50,000 SF



Building Dimensions: 310' x 950'	Clear Height: 36'
Drive-In Doors: 2	Column Spacing: 50' X 52' Typical
Dock Doors: 58	Office Area: +/- 3,100 SF
Trailer Parking: 0	Floors: 7" / 4,000 PSI
Car Parking: 223	Lighting: High Bay LED
Zoning: Industrial	HVAC Systems: Rooftop Units
Year Built: 2024	Electric: 2,000 Amps
Structure Exterior: Precast	Roof: 45 mil Mechanically Fastened TPO

Demographics

10-Mile Statistics



774,757
Employees



43,963
Businesses



66% of Population
Between Ages 15-66

	5 Miles	10 Miles	20 Miles
Total Households	109,238	371,138	1,586,653
Average Household Income	\$131,421	\$136,731	\$116,954
Median Age	44.7	43.8	37.5

Regional Drive Times



Chicago	0.5
Cincinnati	5.75
Cleveland	7.0
Des Moines	5.5
Detroit	5.5
Indianapolis	4.25
Kansas City	8.5
Louisville	5.75
Memphis	8.5
Milwaukee	0.5
Minneapolis	5.5
Nashville	8.25
Omaha	7.0
Pittsburgh	8.5
St. Louis	5.25



The Logistics Campus Warehouse/Distribution

Glenview, Illinois

About Dermody Properties

Dermody Properties is a privately-owned real estate investment, development and management firm that specializes in the acquisition and development of logistics real estate in strategic locations for e-commerce fulfillment centers, third-party logistics and distribution customers. Founded in 1960, Dermody Properties has invested more than \$10 billion of total capital across all platforms nationwide, having acquired and developed approximately 110 million square feet of logistics and industrial facilities. In addition to its corporate office in Reno, Nev., it has regional offices in northern and southern California, Atlanta, Phoenix, Seattle, Chicago, Dallas and New Jersey. For more information, visit www.Dermody.com.

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Neal Driscoll
Dermody Properties
Partner, Midwest Region
(224) 567-8503
ndriscoll@dermody.com

Suzanne Serino, SIOR
Colliers
Executive Vice President
(847) 698-8226
suzanne.serino@colliers.com

Jonathan Kohn
Colliers
Principal
(847) 698-8279
jonathan.kohn@colliers.com

Christopher Volkert, SIOR
Colliers
Principal
(847) 698-8237
chris.volkert@colliers.com

William Fausone
Colliers
Senior Advisor
(847) 698-8202
william.fausone@colliers.com



Colliers.com



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