

TECH | LIFE SCIENCES | MANUFACTURING | CANNABIS

2017  
NORTH  
MENDELL





Turnkey Program With Investment Capital Available

Class 6B Reduced Real Estate Taxes



RIVER FRONT PROPERTY IN LINCOLN PARK

PROMINENT EXTERIOR SIGNAGE + MURAL OPPORTUNITY





## OUR MISSION

2017 N Mendell is located on Chicago's riverfront in a location that was formerly a 'gritty' industrial neighborhood, now completely transformed with world renowned street art and a new hub for Tech, Industry and Arts.

2017 has infusion/Craft Grow zoning and turnkey design/build construction. This secured facility is equipped with heavy power, healthcare-grade ventilation and is lender approved for cannabis use.



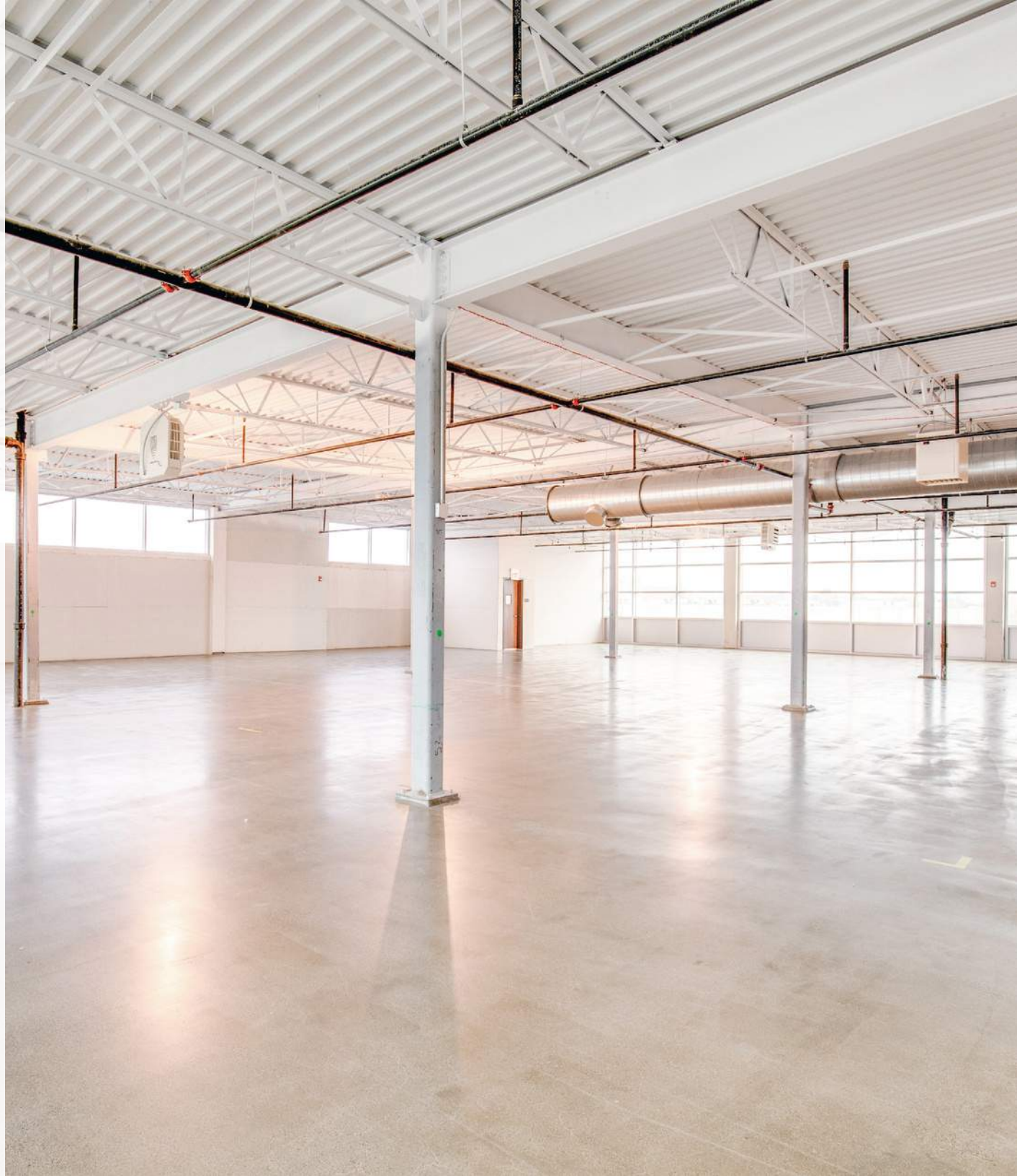
## BUILDING FEATURES

**Ownership:**  
Baker Development  
Corporation

**Building Size:**  
61,000 SF

**Parking:**  
Ample On-Site  
Parking Spaces  
Available

**Transportation:**  
3 Blocks from Clybourn  
Metra Station  
3 Blocks from Armitage  
Highway Exit







PRIVATE ROOF DECK + EVENT SPACE



## THE STRUCTURE

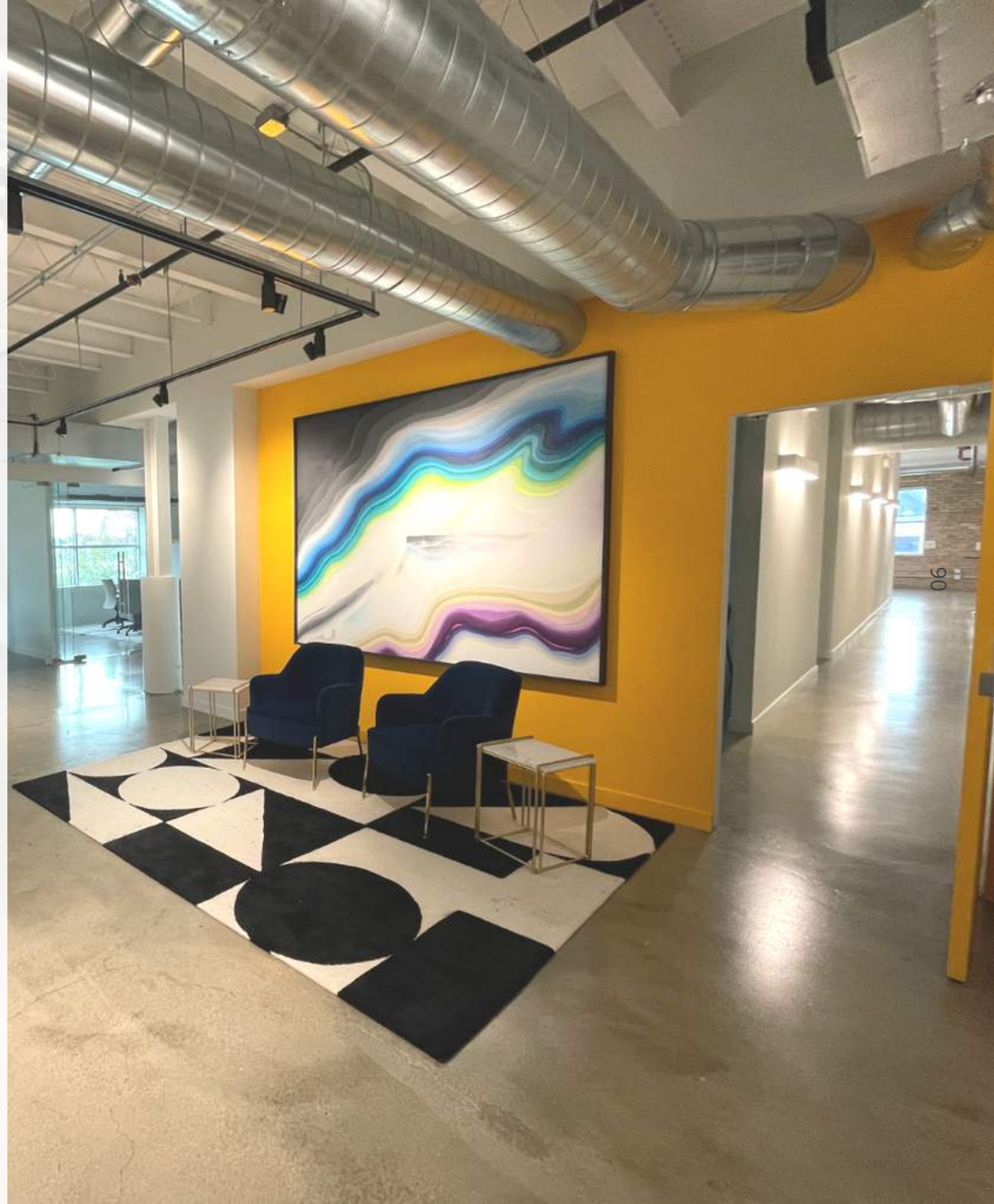
Life science capable infrastructure

Healthy environment with continuous fresh air supplied into the building & state-of-the-art HVAC and Covid Mitigations

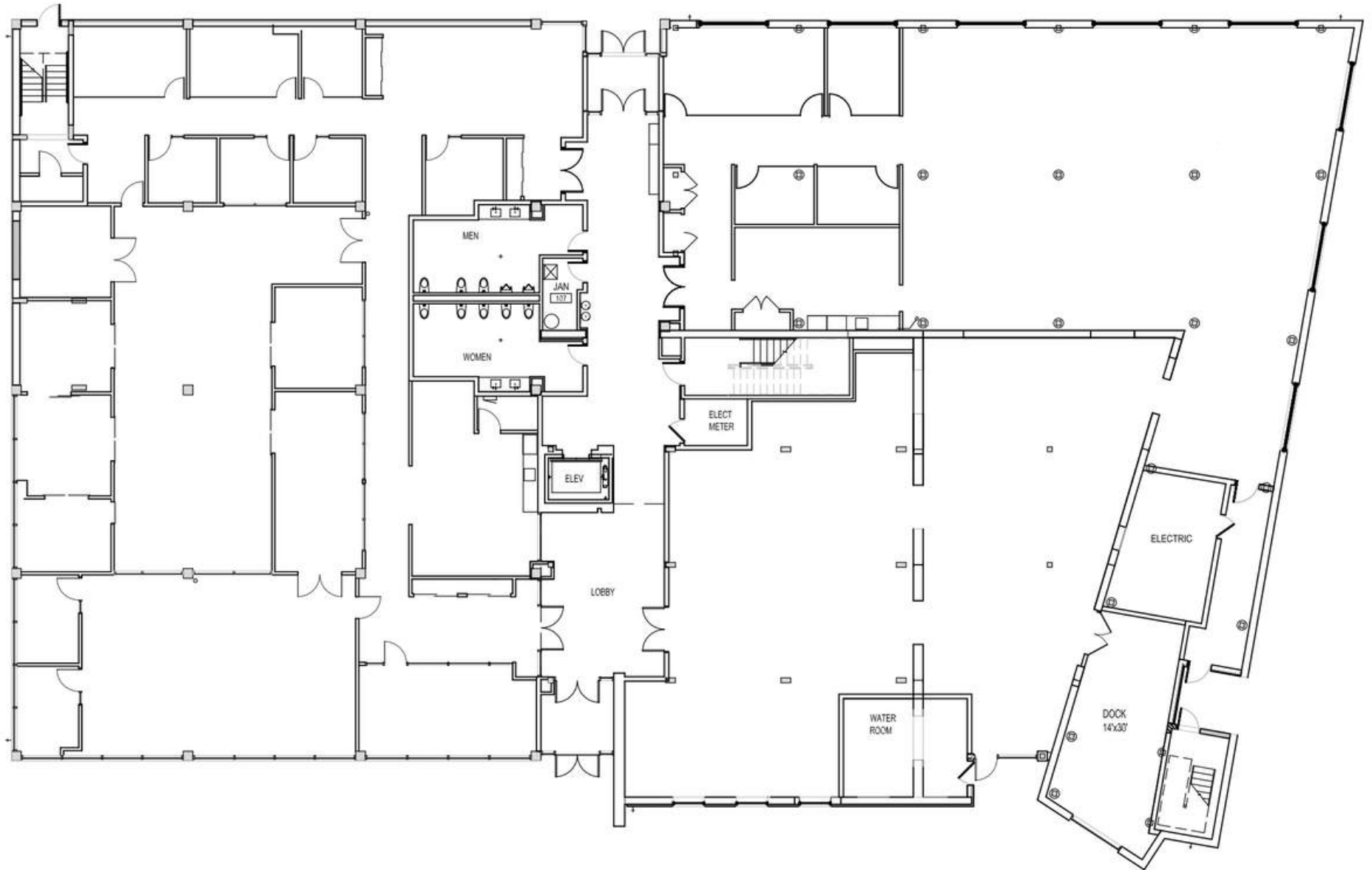
Hepa air filters and Hospital-Grade UVC & Photoionization technology sanitizing the supplied air

Building exterior mural opportunity with unmatched visibility in Chicago's hottest neighborhood

Global Plasma Aerosol and Airborne Pathogen Mitigation System

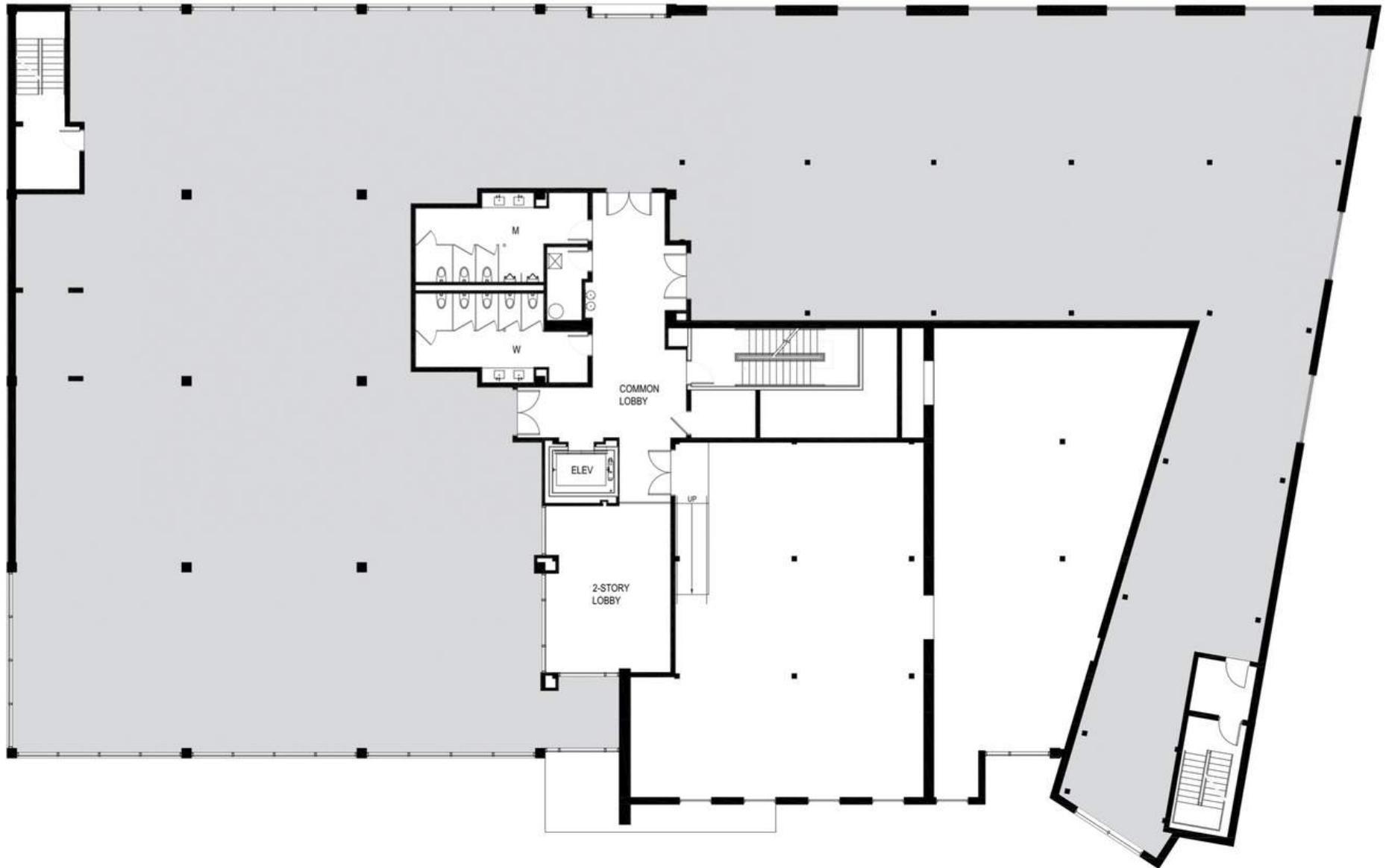


Suite 100  
17,370 SF



Suite 200  
3,880 SF

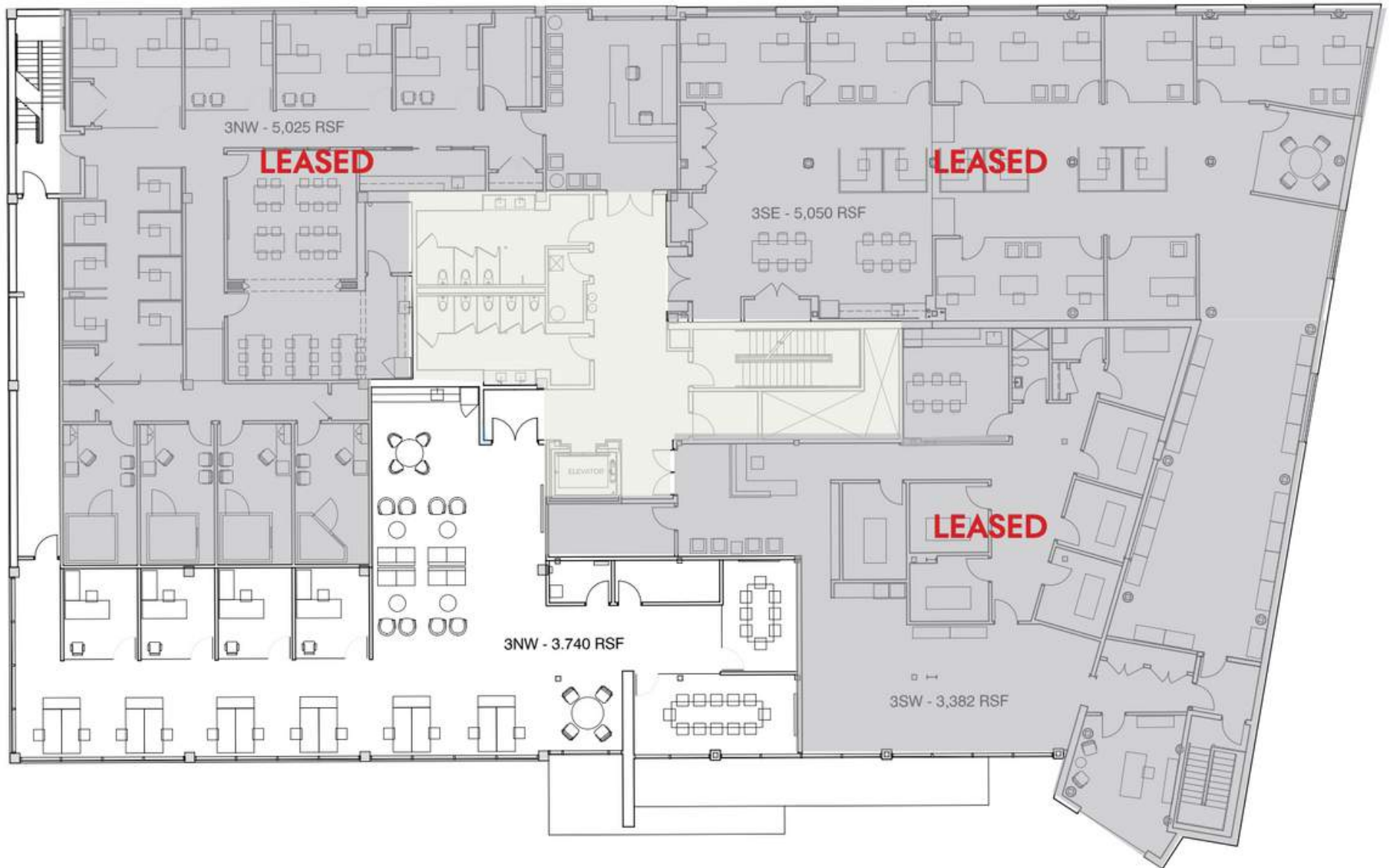
---



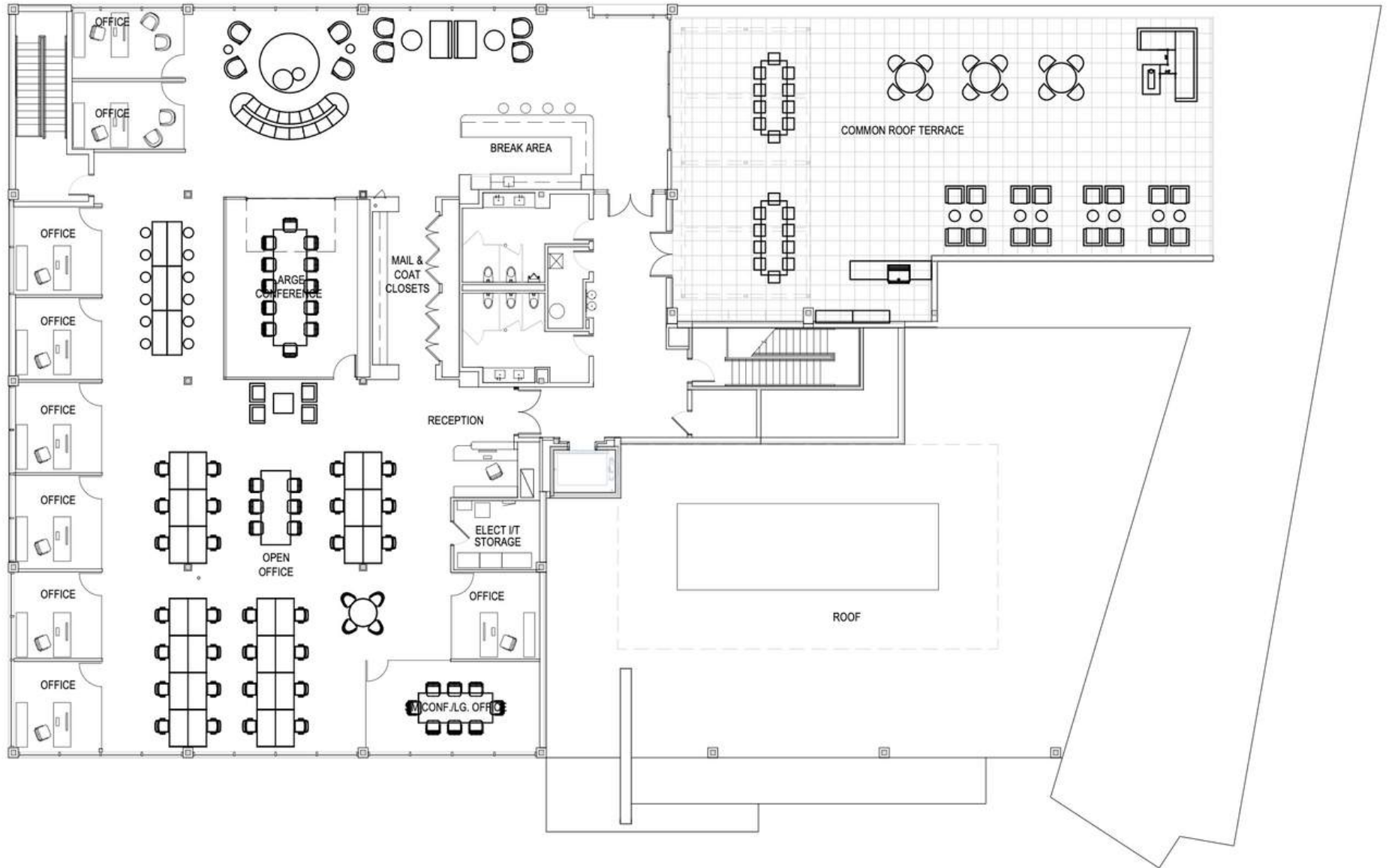


# Suite 3NW

3,740 SF



Suite 400  
8,387 SF





# RECEPTION

4th Floor Spec Suite

---





LOUNGE





# OPEN WORKSTATIONS

---





# CONFERENCE ROOM

---





# BAR

---





MADISON  
ROSE

**2017 N MENDELL**

---

MADISON ROSE

20 N Wacker Drive

Chicago IL 60606

CONTACT

**Adam Pines**

Vice President

adam@mad-rose.com

847.814.1049

**Abby McFadyen**

Leasing Director

abby@mad-rose.com

312.316.1583

**Andrew Marty**

Leasing Associate

andrew@mad-rose.com

513.520.4282

PASSION MEETS PURPOSE