

Fifty Five

EAST MONROE

55 East Monroe stands at the nexus of Chicago's East and Central Loop submarkets and is a culmination of a celebrated Mies-inspired design by Shaw & Associates. The location affords its tenants outstanding access, abundant parking, a reimagined broad amenity base and stunning protected views of Lake Michigan, Grant Park, Millennium Park and the city skyline.



BUILDING HIGHLIGHTS

1.3 million SF

49 stories

Built in 1975

11'6" ceiling heights and expansive windows that provide a light filled space

703-space underground parking garage

24/7 Security

Class A LEED Gold Certified

45,000 SF flexible, highly-efficient floor plates

On-site banking

Direct access to CTA transportation

Energy Star Rated

Wired Score Gold

FLOORS 14-39

Over 190,000 SF Available

[View Availabilities](#)

AMENITIES

CONFERENCE CENTER

- 4,600 SF with three separate meeting rooms and high-speed internet.
- The latest A/V equipment, including 70" flat screen, ceiling-mounted projector, surround sound and phone/video conferencing

WELLNESS & FITNESS CENTER

- Powered by Midtown Health, a leader in wellness programming
- Group classes and personal training
- Locker rooms with showers
- Fully equipped for cardio, strength, etc.

FORUM 55 FOOD COURT



ADAMS

MICHIGAN

MONROE

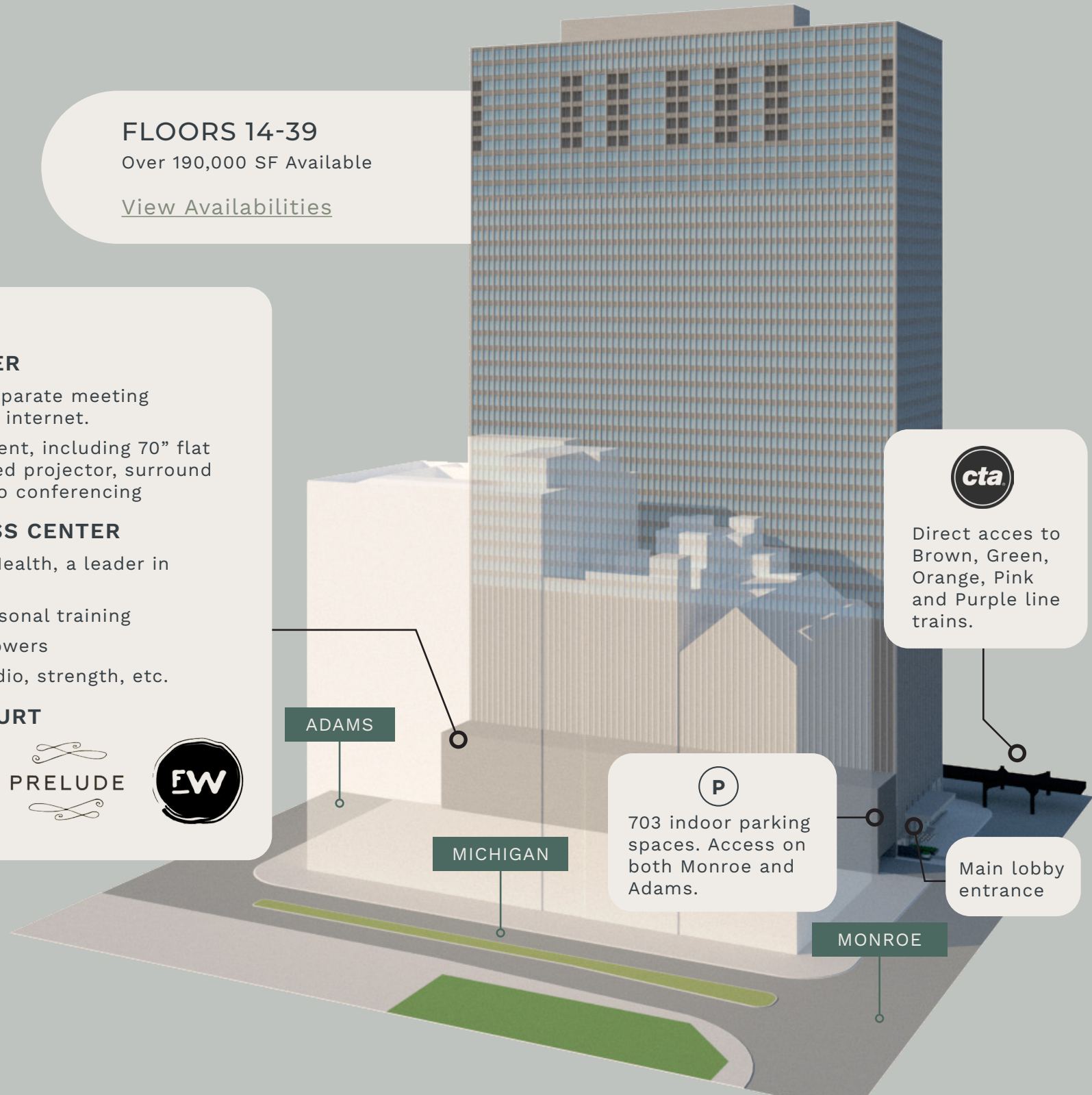


Direct access to Brown, Green, Orange, Pink and Purple line trains.

P

703 indoor parking spaces. Access on both Monroe and Adams.

Main lobby entrance



THE ULTIMATE LOCATION

Fifty Five East Monroe is located in one of Chicago's most desirable locations near the lake shore and parks. Conveniently accessible by public transportation, this distinctive landmark is within walking distance of Millennium Park, Lake Michigan, as well as many popular hotels, restaurants, businesses and shopping.

Across the street from the Art Institute and Millennium Park

Direct access to Brown, Green, Orange, Pink and Purple line trains.

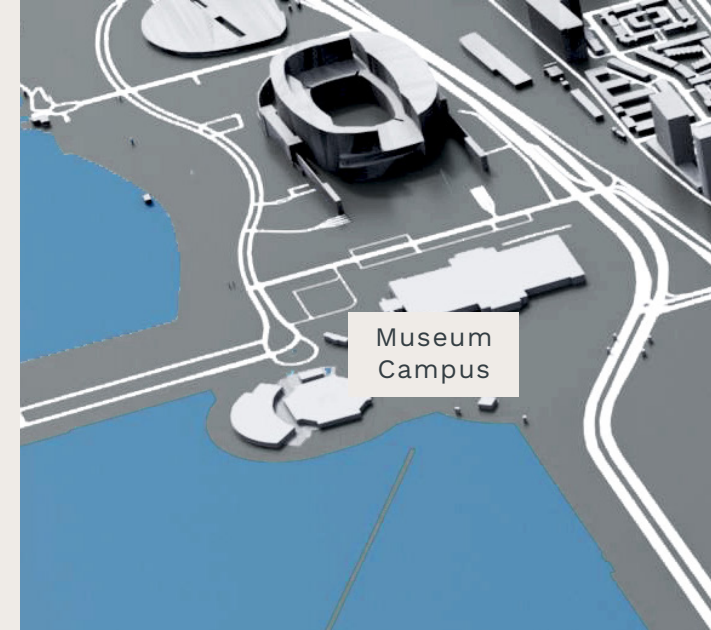
11 hotels within 4 blocks

6 blocks to Union Station

6 blocks to LaSalle Street Station

Numerous restaurants nearby

Easy access to Lake Shore Drive and Chicago's expressways



Fifty Five
EAST MONROE



South Loop

COLUMBUS

MICHIGAN

55

Grant Park

Chicago Loop

LAKE SHORE DRIVE

Art Institute

Millennium Park

Maggie Daley Park

Magnificent Mile

290

90

BLOCK
THIRTY SEVEN

URBANSPACE
FOOD HALL

Washington/
Wabash

WASHINGTON

Millennium
Station

Millennium
Park

More than 30 restaurants
and 11 hotels within a five
minute walk

Maggie
Daley Park

MADISON

STATE

Monroe

MONROE

Monroe

WABASH

55

MICHIGAN

COLUMBUS

Grant Park

Adams/
Wabash

ADAMS

Art Institute

Chicago
Symphony
Orchestra

Lake Shore Drive

Jackson

JACKSON

IN GOOD COMPANY

● FOOD & DRINK

2Twenty2 Tavern
Acanto
BIBIBOP Asian Grill
BienMeSabe
Cherry Circle Room
Chick-fil-A
Chipotle
Cindy's
Corner Bakery
Dunkin'
Fairgrounds Coffee
Flat Top Grill
Game Room
Goddess and the Baker
Hanabusa Café
Hot Woks Cool Sushi
Jimmy's Gyros & Grill
Jollibee
Magnolia Bakery
Milk Room
Millennium Hall
Miller's Pub
Naf Naf
Nando's
Pizzano's Pizza & Pasta
Potter's Chicago Burger Bar
Remington's
Revival Food Hall
Rosati's Pizza
Russian Tea Time
ShakeShack
Starbucks
Subway
Sweetgreen
Tavern on the Row
The Berghoff
The Dearborn
The Exchange
The Exchange Room
The Gage
The Marq
The Village
Theo's
Urbanspace Food Hall

● SHOPPING

Akira
Ann Taylor Factory Store
Anthropologie
Banana Republic
Champs Sports
Express
Five Below
Foot Locker
L'Occitane En Provence
Macy's
Primark
Reckless Records
Sally Beauty
Sephora
T.J. Maxx
Target
The Body Shop
UNIQLO
Vans
Walgreens
Zara
Zumiez

● HOTELS

Chicago Athletic Association
Hampton Inn
Hotel Blake
Hyatt Centric
JW Marriott
Kimpton Gray
Palmer House Hilton
Residence Inn
Silversmith Hotel
Staypineapple
W Chicago - City Center

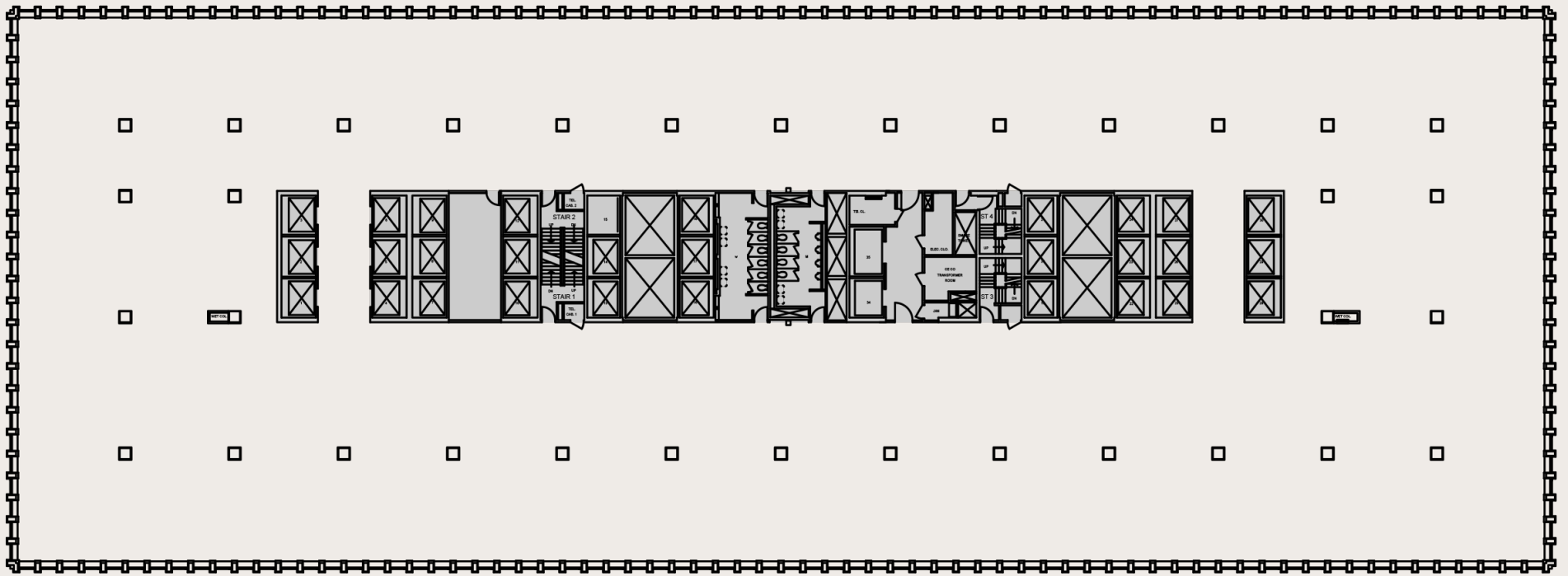
● ENTERTAINMENT & FITNESS

AMC Dine-in Movie Theatre
Equinox
First Ascent Climbing
Five Iron Golf
LA Fitness
Lakeshore Sport & Fitness
Orange Theory Fitness

THE ULTIMATE VIEWS

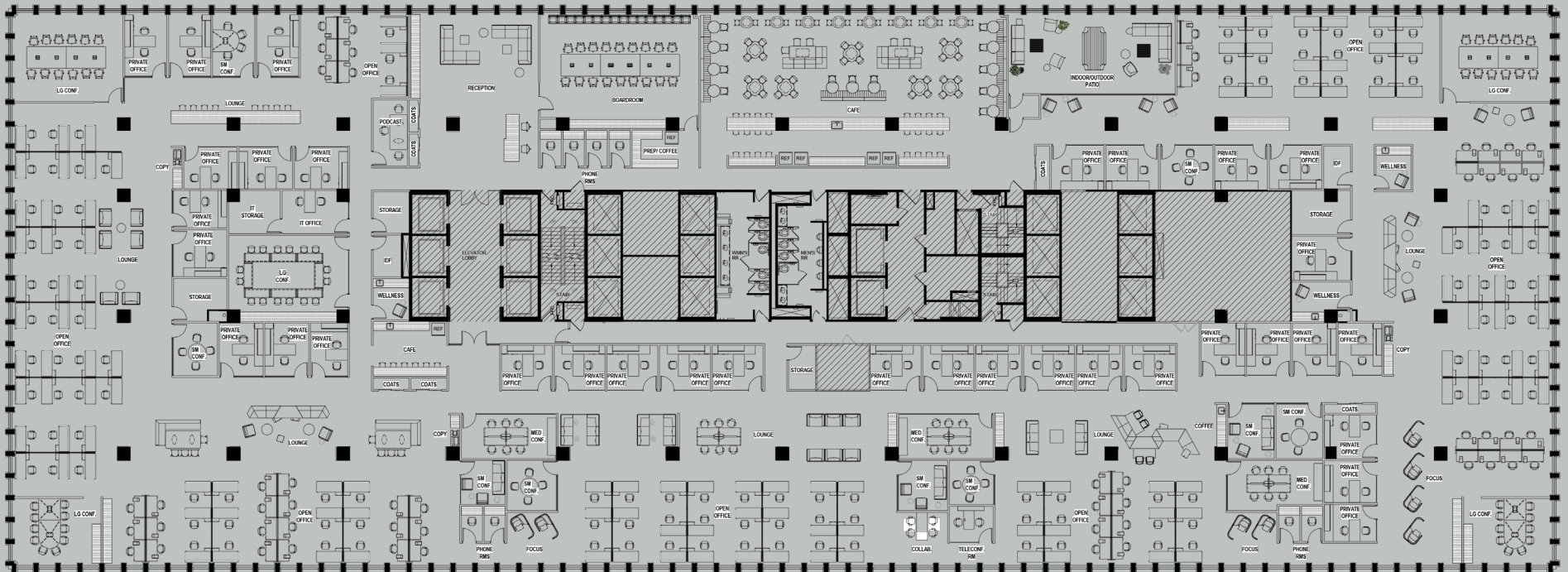
Maximum density, efficiency, light and air

TYPICAL FLOOR PLATE



45,000 SF | 11' 9.5" slab-slab

CREATIVE USER TEST FIT



176 workstations | 30 private offices | 15 2-4 person meeting rooms | 11 6-8 person meeting rooms
4 10-12 person meeting rooms | 9 phone/telecom rooms | 218 square feet per employee



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EAST MONROE

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