

RIVER NORTH LOFT OFFICE SPACES AVAILABLE

FOR LEASE

JAMESON.



214-216 W. OHIO ST
CHICAGO, IL

STEVEN GOLDSTEIN

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EXECUTIVE SUMMARY



SPACE AVAILABLE

214 W. OHIO- 2,500 FT LOFT OFFICE SPACE
216 W. OHIO- 5,000 FT LIVE-WORK LOFT OFFICE

PARKING

UP TO 60 SPACES ON-SITE

BUILDING TYPE

LOFT OFFICE / LIVE-WORK

NEIGHBORHOOD

RIVER NORTH

BUILDING STATUS

LOBBY IS BEING UPDATED

FOR LEASE

\$22.50/FT NNN

PROPERTY DESCRIPTION

Prime loft office opportunity in Chicago's coveted River North neighborhood. This offering features two distinct spaces in adjacent buildings - the modern glass-facade building at 214 W Ohio and the historic Marty Building at 216 W Ohio. The 214 building offers 2,500 SF of character-rich loft space on the 2nd floor, ideal for live-work arrangements. The 216 building features 5,000 SF of open-plan loft office space on the 3rd floor with select private offices. Both spaces showcase authentic loft features including exposed timber ceilings, original hardwood floors, and exposed brick walls. With parking for up to 60 vehicles and newly updated lobbies, these spaces offer the perfect blend of historic charm and modern functionality in one of Chicago's most dynamic neighborhoods.

TRANSPORTATION HIGHLIGHTS

Chicago Station (Brown/Purple Line - CTA) **5 min. walk**

Merchandise Mart Station (Brown/Purple Line) **8 min. walk**

Grand Station (Red Line - CTA) **10 min. walk**

Ogilvie Transportation Center - **0.5 mile**

Union Station - **0.8 mile**

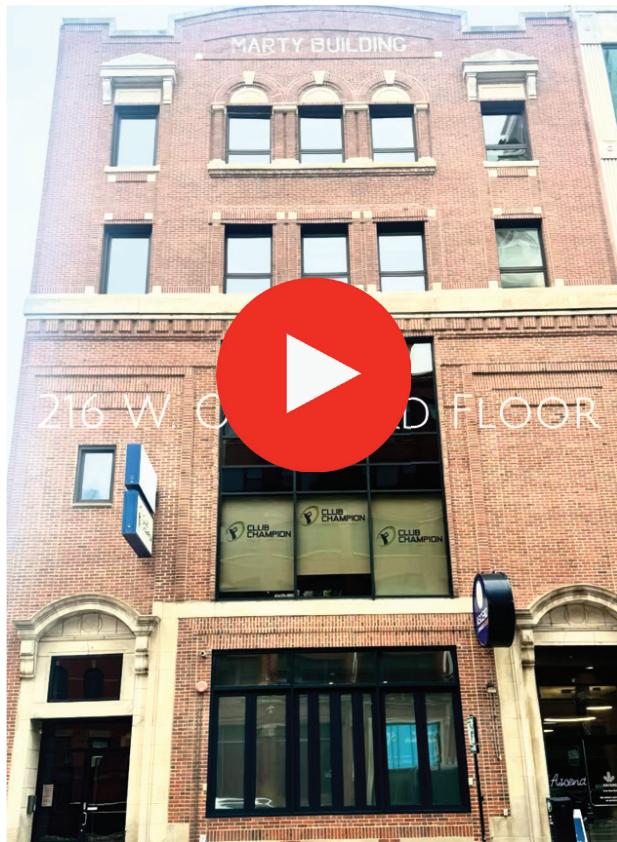


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FLOOR PLAN VIDEOS

214 W. OHIO ST., CHICAGO IL

Click on the image to view the video.



216 W. OHIO ST., CHICAGO IL

Click on the image to view the video.

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BUILDING FEATURES

- EXPOSED TIMBER CEILINGS
- ORIGINAL HARDWOOD FLOORS
- EXPOSED BRICK WALLS
- TIMBER COLUMN DETAILS
- 60 PARKING SPACES AVAILABLE
- NEWLY UPDATED LOBBIES
- ABUNDANT NATURAL LIGHT
- LIVE-WORK ZONING (214)



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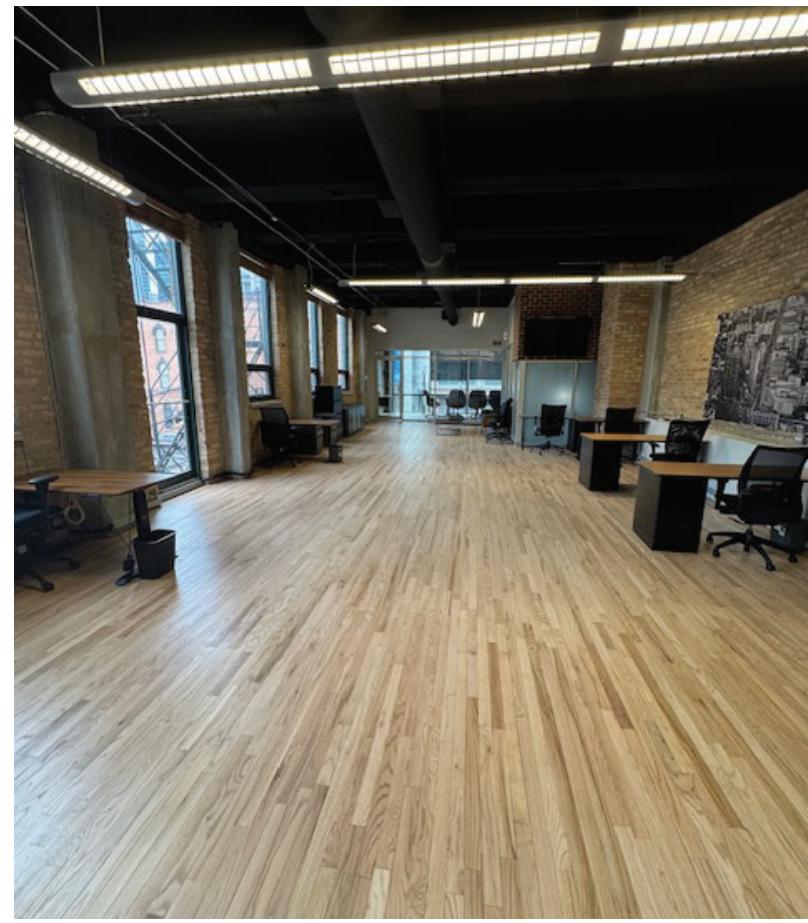
EXTERIOR PHOTOS

214-216 W. OHIO ST.,
CHICAGO, IL



INTERIOR PHOTOS

214 W. OHIO ST.,
CHICAGO, IL

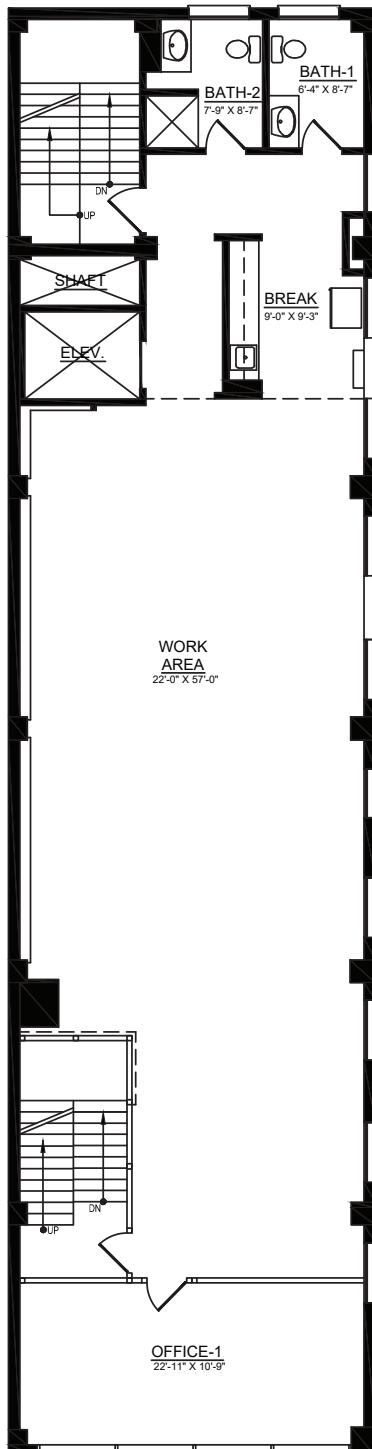


INTERIOR PHOTOS

216 W. OHIO ST.,
CHICAGO, IL



FLOOR PLAN
214 W. OHIO ST.,
CHICAGO, IL

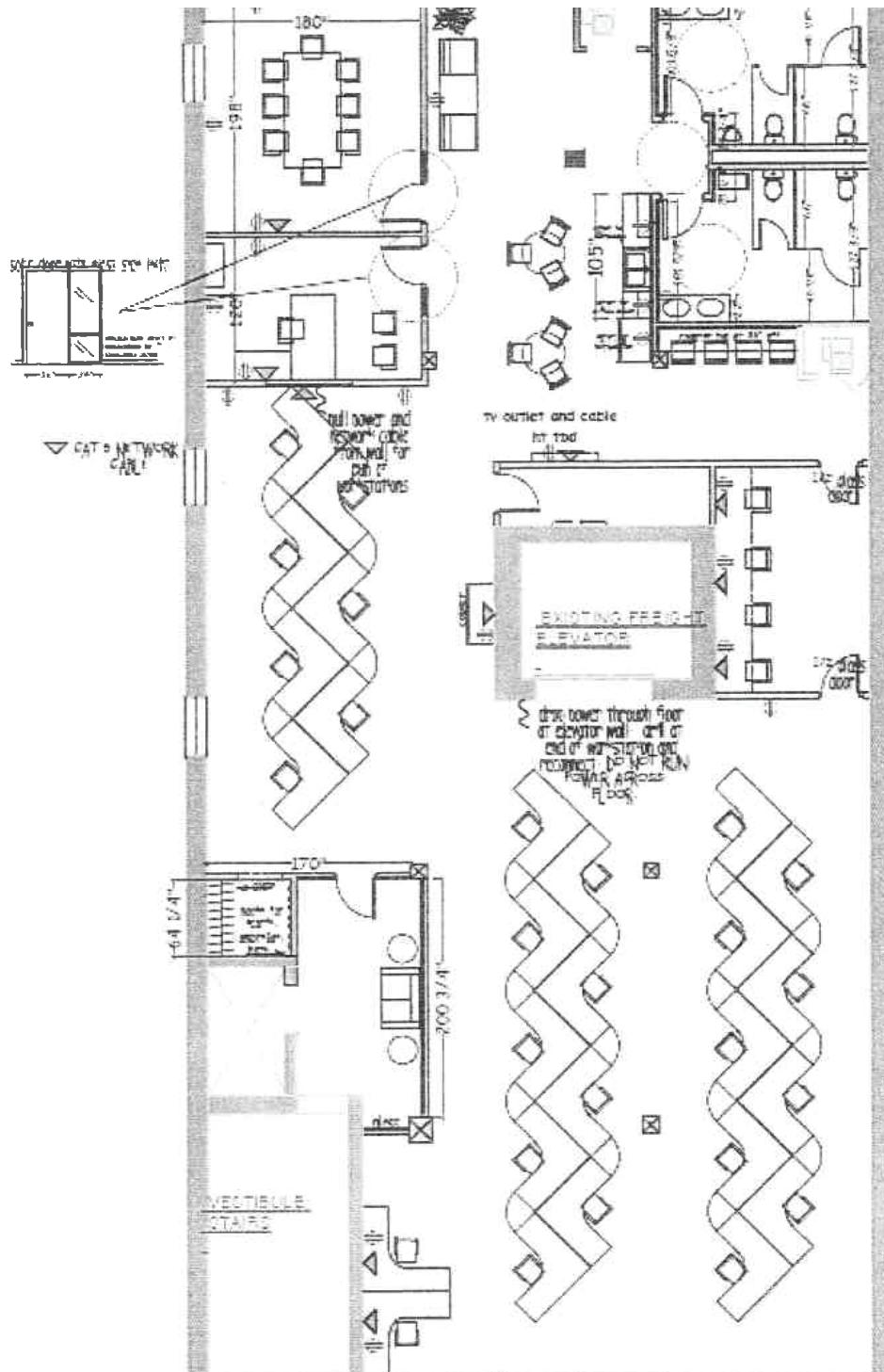


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FLOOR PLAN

216 W. OHIO ST.,
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216 W. OHIO STREET
PROPOSED FLOOR PLAN
DECEMBER 16, 2011

SCALE: 1/8"=1'-0"

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POINTS OF INTEREST

RESTAURANTS

FRONTERA GRILL
RPM ITALIAN
BAVETTE'S
PORTILLO'S
GENE & GEORGETTI
GILT BAR
MATILDA RESTUARANT
AKIRO
FOGO DE CHAO
SUNDA
ZARELLA PIZZERIA & TAVERNA
LOU MALNATI'S

BARS

THREE DOTS AND A DASH
THE BERKSHIRE ROOM
SOUND BAR
THE FRANKLIN ROOM

SHOPPING

NORDSTROM
APPLE STORE

HOTELS

THE GWEN
PENNINSULA CHICAGO
MOXY CHICAGO DOWNTON
LEVEL CHICAGO- RIVER NORTH

ART GALLERIES

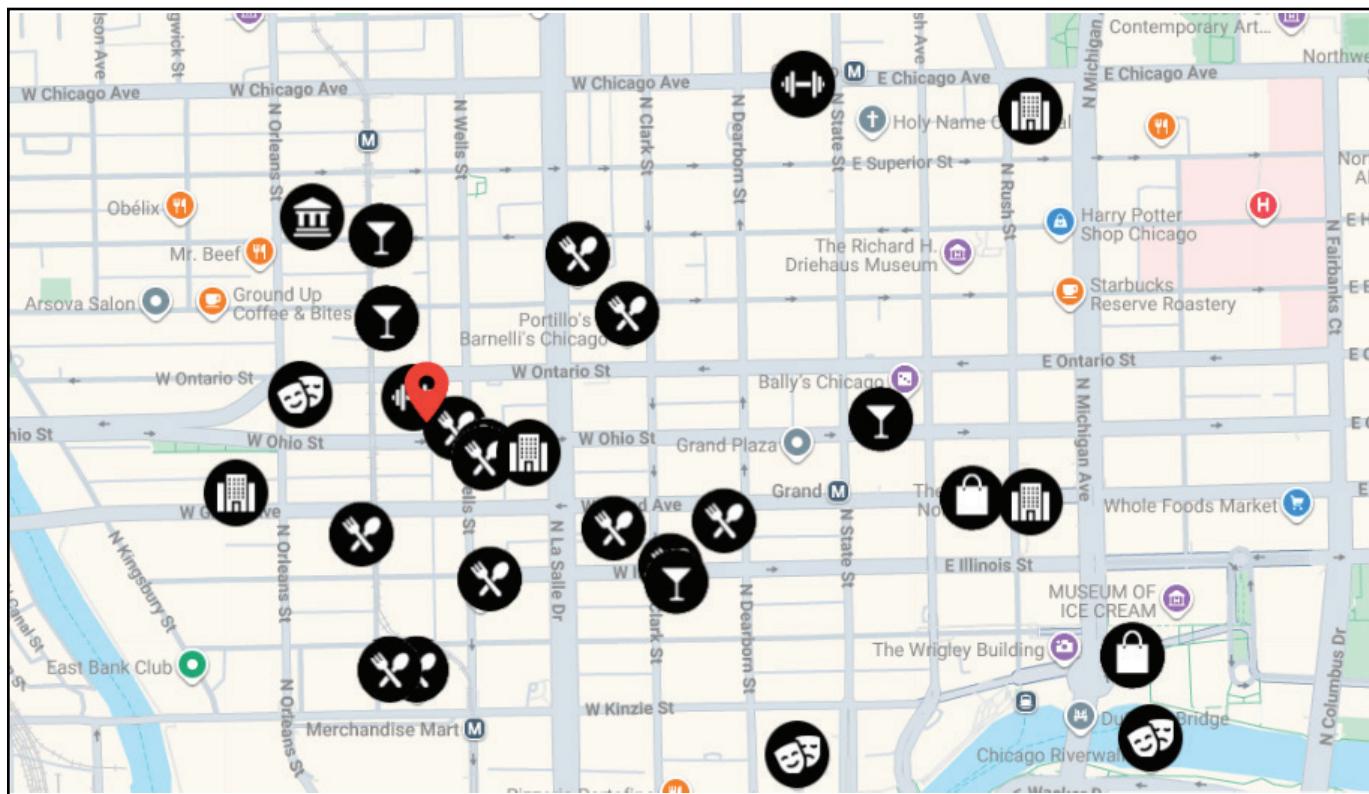
ZOLLA/LIEBERMAN

ENTERTAINMENT

HOUSE OF BLUES
RIVERWALK
THREE CITIES SOCIAL CLUB

FITNESS

LIFETIME FITNESS
CLUB CHAMPION



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DEMOGRAPHIC INSIGHTS

214-216 W. OHIO ST.,
CHICAGO

EDUCATION



1%
No High School Diploma



3%
High School Graduate



7%
Some College



88%
Bachelor's/Grad/Prof Degree



INCOME

\$131,580

Median Household Income



\$125,658

Per Capita Income



\$184,868

Median Net Worth

EMPLOYMENT



White Collar 93.1%



Blue Collar 3.1%



Services 3.8% Unemployment Rate

KEY FACTS

117,457

Population

33.7

Median Age

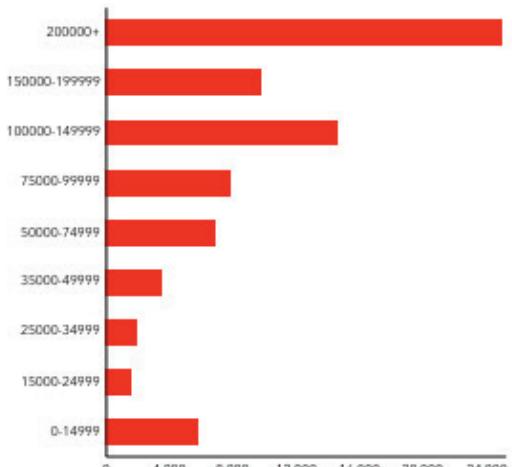
77,356

Households

\$103,694

Median Disposable Income

HOUSEHOLD INCOME (\$)



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