

Palatine

CORPORATE CENTER

153,687 SF – Divisible | Class A New Construction | Immediate Occupancy

Spec Office in Place!



150 Sellstrom Drive | Palatine, IL 60067



Steve Trapp
Email: steve.trapp@jll.com
Phone: 773.458.1415

Sam Durkin
Email: sam.durkin@jll.com
Phone: 773.343.4361



150 Sellstrom Drive
Palatine, IL

Divisible to 50,000 SF | Class A New Construction



Building Specifications

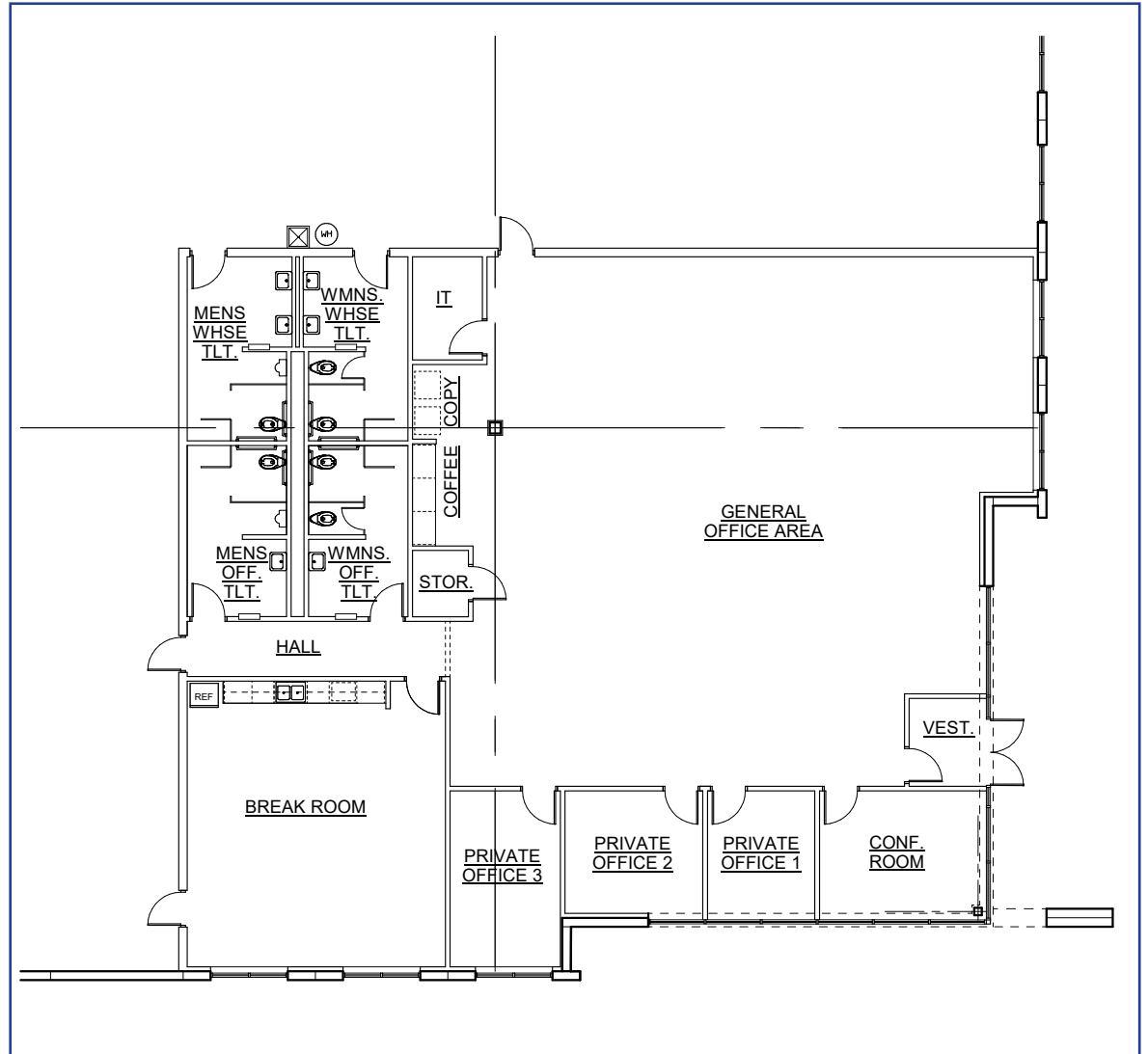
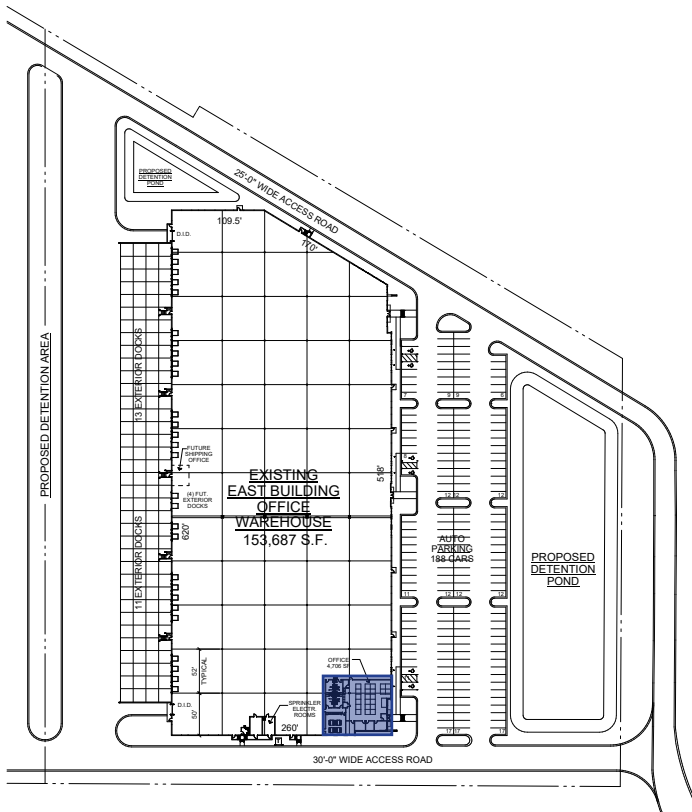
Building 1 | 200 Sellstrom Drive

- Building Size: 275,388 SF
- Office: To suit
- Clear Height: 32'
- Columns: 52'x54' | 60' speed bays
- Exterior Docks: 38 (Expandable to 56)
- Drive-in Doors: 2
- Car Parking: 239
- Sprinklers: ESFR
- Power: 4,000 amps

Building 2 | 150 Sellstrom Drive

- Building Size: 153,687 SF
- Office: To suit
- Clear Height: 32'
- Columns: 50'x52' | 60' speed bays
- Exterior Docks: 24 (Expandable to 38)
- Drive-in Doors: 2
- Car Parking: 188
- Sprinklers: ESFR
- Power: 4,000 amps

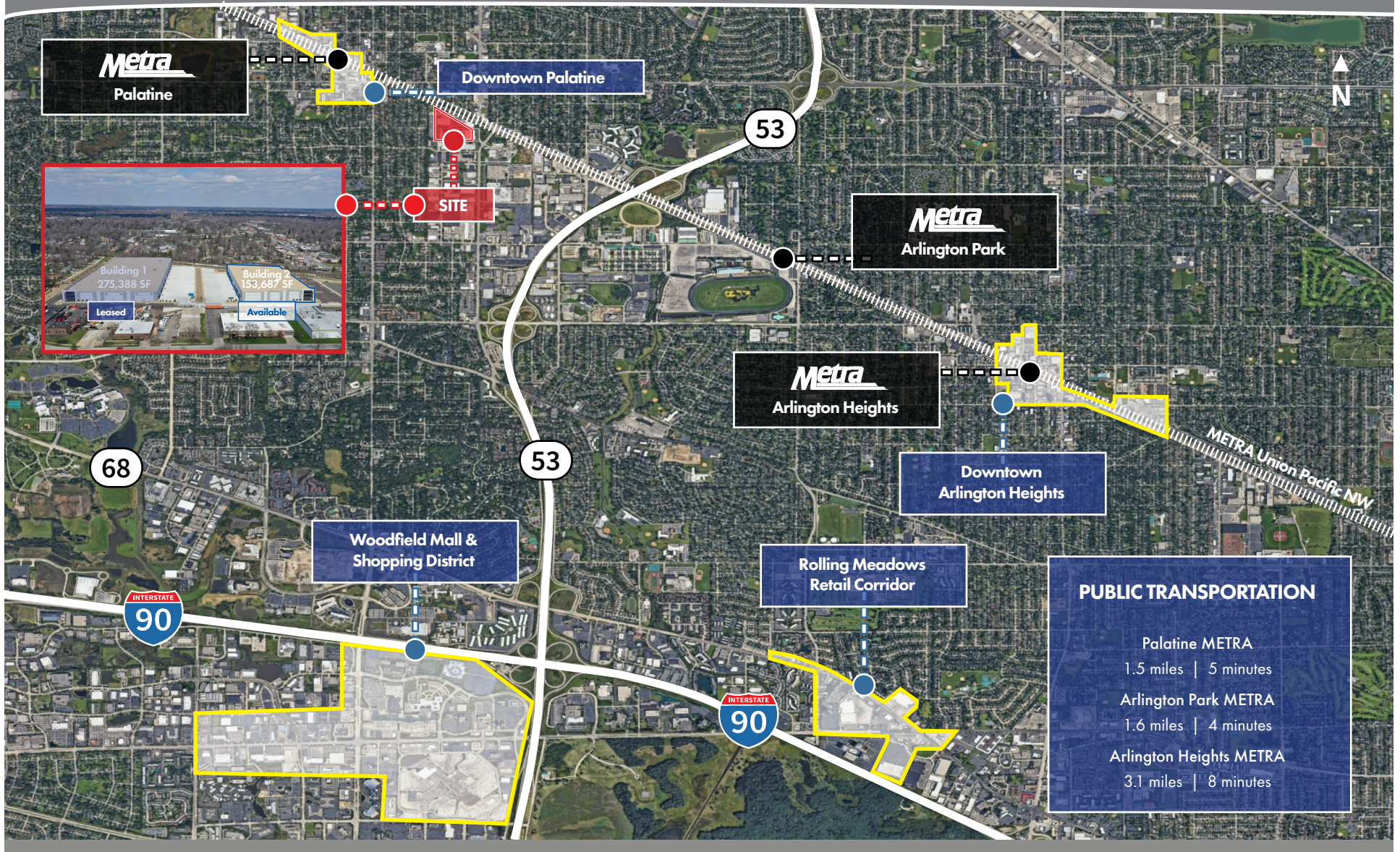
150 Sellstrom Drive | Spec Office Plan



Location Advantage



Ideal for Last Mile Distribution

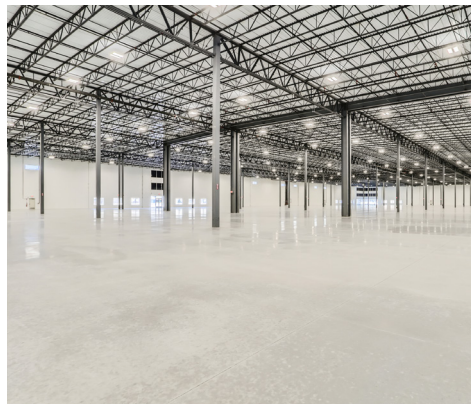


150 Sellstrom Drive
Palatine, IL

150 Sellstrom Drive: Available/Divisible



200 Sellstrom Drive: Leased



150 Sellstrom Drive
Palatine, IL

Proximity & Demographics



Area Demographics

10 MINUTE DRIVE TIME

Total Population:	144,582
Total Labor Force:	83,618
Blue Collar Workers:	16,825

20 MINUTE DRIVE TIME

Total Population:	606,432
Total Labor Force:	347,151
Blue Collar Workers:	62,531

30 MINUTE DRIVE TIME

Total Population:	1,712,484
Total Labor Force:	952,018
Blue Collar Workers:	267,629



Steve Trapp
Email: steve.trapp@jll.com
Phone: 773.458.1415

Sam Durkin
Email: sam.durkin@jll.com
Phone: 773.343.4361

palatinecc.com