

25 | 75 TRI-STATE
INTERNATIONAL

Lincolnshire, IL

FOR SUBLEASE

Up to 209,021 RSF
Full building opportunity
Plug & Play



209,021 SF

BETWEEN TWO BUILDINGS
CONNECTED WITH WALKWAYS
ON ALL FOUR FLOORS

PLUG & PLAY

AVAILABLE NOW
THROUGH 1/30/2028



SUBLEASE HIGHLIGHTS

Premise can be divided into two,
104,000 RSF buildings

Highly visible signage opportunity
from the I-94 Tollway

Surface and garage parking available -
5 per 1000 parking ratio

Large CEO office with private
kitchenette and bathroom with shower

Executive wing with large board
room, window lined private offices,
private conference rooms and
administrative space

Full service cafeteria with multiple
food stations and black iron available

Large lunchroom and lounge area on
the 1st floor

Barista coffee bar/equipment in place

Large conference facilities with
multiple size training / meeting rooms

New fitness center

108

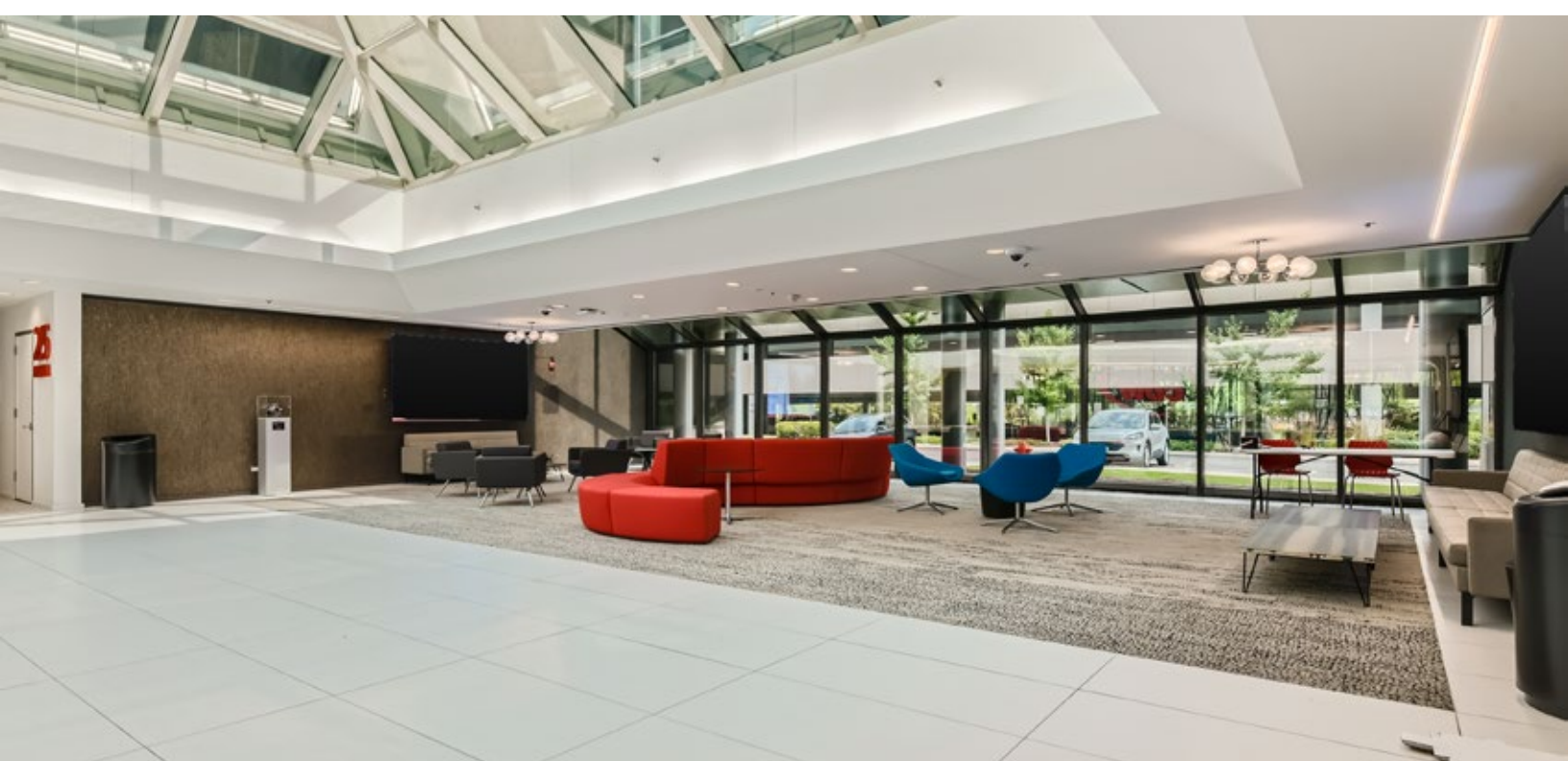
Offices

1,264

Workstations

1,372

Total Seats



BUILDING 25 | 104,156 RSF



BUILDING 75 | 104,856 RSF



First Floor | 26,216 RSF



Third Floor | 26,216 RSF



Second Floor | 26,216 RSF



Fourth Floor | 26,216 RSF

Coffee Bar



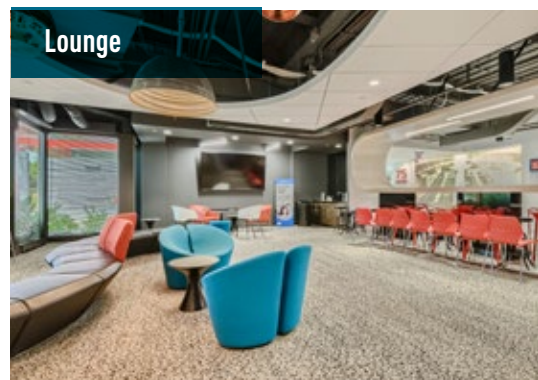
Training Room



Cafeteria



Lounge



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