

387 SHUMAN

OFFICE & MEDICAL



OFFERING PRICE
\$10,000,000

NET OPERATING INCOME
\$944,732

SUBMARKET
Chicago MSA
DuPage County / Naperville

5-MILE DEMOGRAPHICS
Population - 200,029
Avg. HH Income - \$134,769
Median Home Value - \$364,654



**DUPAGE = LOW
TAXES + 900,000
PEOPLE**



**VALUE-ADD
+ STRONG
IN-PLACE
CASHFLOW**



**FULLY
RENOVATED
CLASS-A
MEDICAL
OFFICE**



**STRONG
VISIBILITY +
AMENITIES**



**MEDICAL
TENANCY +
NAPERVILLE'S
HEALTHCARE
BOOM**



**STRONG
MEDICAL OFFICE
FUNDAMENTALS**



**AWARD-
WINNING,
AFFLUENT
COMMUNITY**



**PROXIMITY
TO THRIVING
NAPERVILLE**

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