



NEW OWNER NEW VISION NEW AMENITIES

IT'S A NEW DAY

**26 TWENTY
FIVE
BUTTERFIELD**

AN INVESTMENT OF



CENTRAL OAK BROOK LOCATION



4.36 : 1,000
PARKING RATIO



649 - 21,738 SF



\$20.75 PSF

PSF MODIFIED
GROSS ASKING RENT



Click

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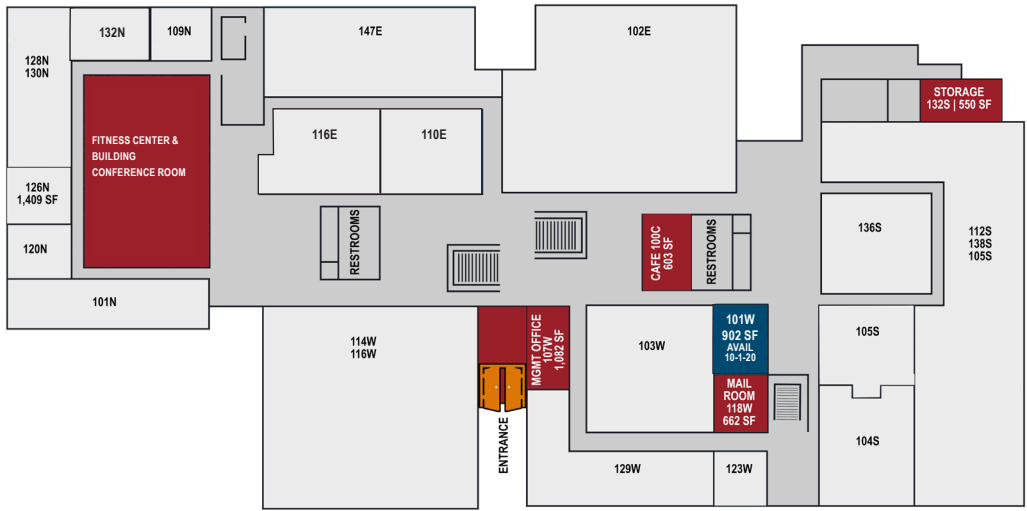
BUILDING AMENITIES

- Upgraded building conference room / training facility
- New fitness center
- On-site full-service deli
- Recently renovated lobby
- Open lobby seating and wifi available
- On-site property management
- Recently renovated, spacious outdoor patio
- Storage space is available
- Prominent Oak Brook location on Butterfield Road
- Proximity to Oak Brook mall and abundant dining, shopping, business services and hotels
- Immediate access to I-88 and I-355

AVAILABILITIES 649 TO 21,738 SF

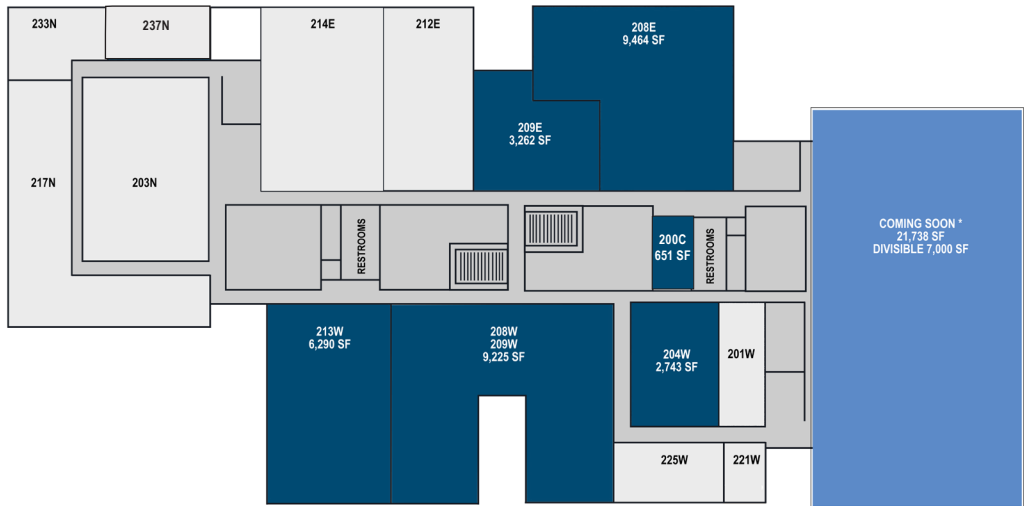
FIRST FLOOR

902 SF



SECOND FLOOR

651 - 21,738 SF *



THIRD FLOOR

649 - 3,801 SF



GREAT LOCAL AMENITIES



PROPERTY DETAILS

TOTAL BUILDING SF: 214,767 SF

AVAILABLE SF: 649 TO 21,738 SF

TERM: 3 TO 10 YEARS

RATE: \$20.75 PSF MODIFIED GROSS

FEATURES: UPGRADED BUILDING CONFERENCE ROOM, NEW FITNESS CENTER, INCREASED DIRECTIONAL SIGNAGE, UPGRADED FULL-SERVICE DELI, RECENTLY RENOVATED LOBBY, ON-SITE PROPERTY MANAGEMENT, AND OUTDOOR PATIO

PARKING: 4.36:1000

LOCATION ABUNDANT OFF-SITE AMENITIES INCLUDE PROXIMITY TO DINING, SHOPPING, BUSINESS SERVICES, HOTELS AND CONVENTION CENTER

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