

# 216 W. Jackson Boulevard

*Suite 1040 For Lease*

FOR MORE INFORMATION CONTACT:

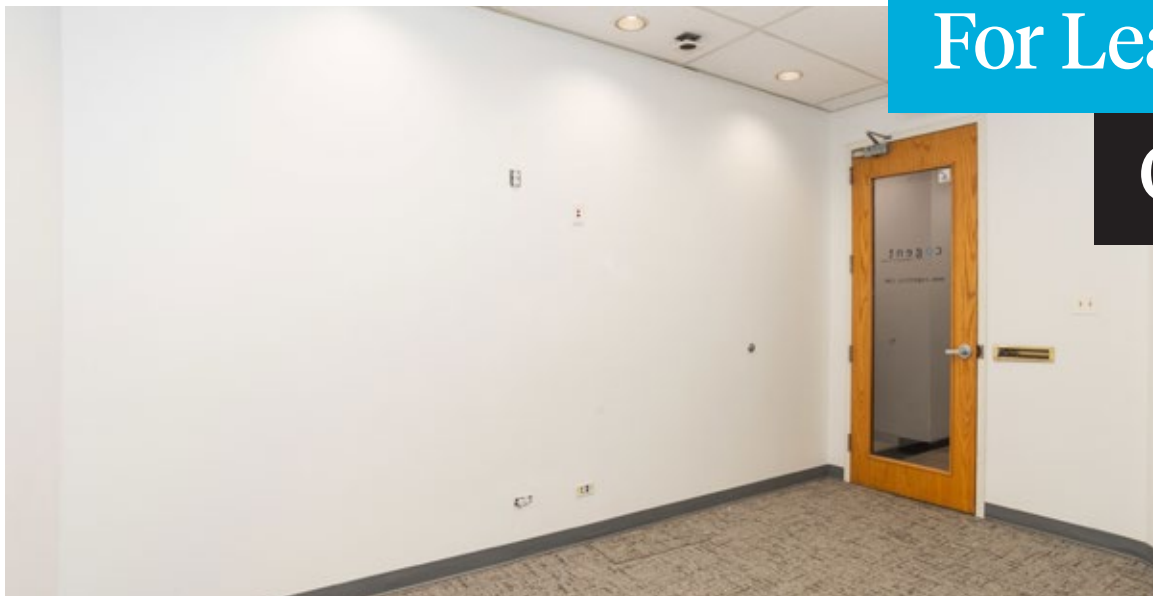
**JOSH CRANE**

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For Lease

Office Space



### PROPERTY HIGHLIGHTS

- 🕒 2,817 SF move-in ready space available
- 🕒 Recently spec'd office suite
- 🕒 7 private offices and a kitchenette
- 🕒 The building is under new ownership and eager to make deals happen
- 🕒 Asking rate: \$19.50/SF MG
- 🕒 Less than a 10 min walk to Union Station, Ogilvie Transportation Center, and LaSalle Street Metra station
- 🕒 Vibrant West Loop / Fulton River District location close to restaurants, shopping, gyms, hotels, and other amenities
- 🕒 Nearby attractions include the Willis Tower, The Old Post Office, and the BMO Harris Bank Tower
- 🕒 On-site amenities include a restaurant, convenience store, and sundry shop

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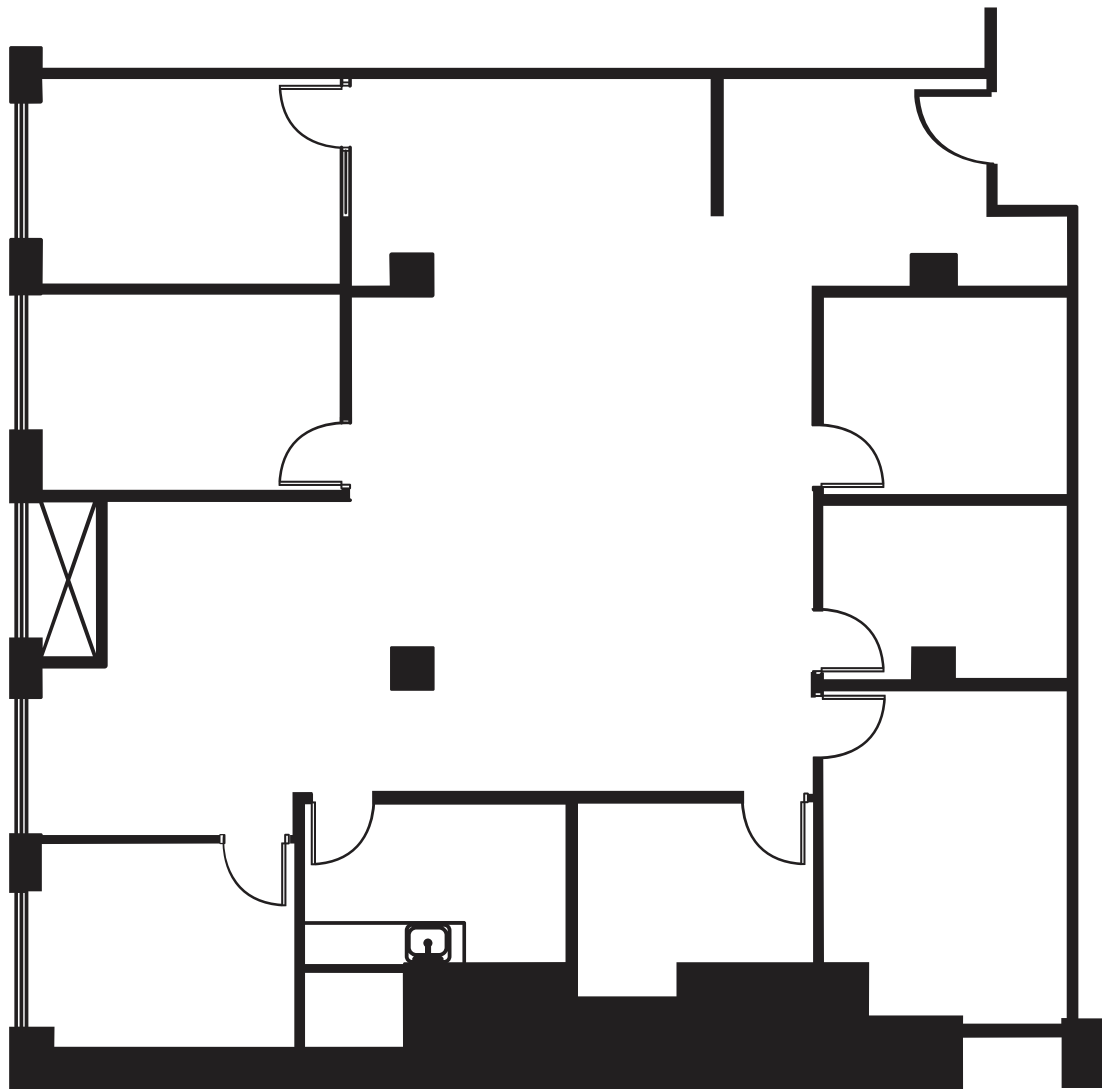
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SUITE 1040

**2,817 SF**

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PRIVATE OFFICES: 7

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KITCHENETTE: 1

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ASKING RENT RATE: \$19.50/SF MG

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High-tech infrastructure designed to keep your business connected.

### HIGH SPEED INTERNET CONNECTIONS

**6 fiber providers for the building** (AT&T, Comcast, Crown Castle Fiber, Verizon Enterprise, and Zayo Group) give you options for dedicated, business-grade fiber-optic internet connection with guaranteed upload/download speeds

Coaxial cabling can provide **bundled phone, cable TV, and basic internet**

### MAXIMUM OUTAGE PROTECTION

Multiple points of entry on different sides of the building and diverse riser pathways create **maximum redundancy to mitigate the risk of on outage**

### FUTURE READY INFRASTRUCTURE

Additional riser capacity is available throughout the building to provide **support for future internet service providers and tenant needs**

### DEDICATED TELECOM PROTECTION SYSTEMS

Protected **telecom equipment area separate from other utilities** to reduce the potential of service disruption

**Dedicated risers contain and protect telecom cables** from damage



WiredScore  
GOLD

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Unparalleled

## West Loop Location

The property is next door to the Quincy CTA station with Green, Pink, Orange, Purple, and Brown line service. Ogilvie Transportation Center, Chicago's main Metra rail commuter hub, Union Station, and the LaSalle Metra station are all within a 10 minute walk.

WITHIN WALKING DISTANCE OF

32

Hotels

213

Retail Locations

380

Restaurants

15

Fitness Options



98

Walk Score



100

Transit Score



86

Bike Score

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Office Space  
Suite 1040

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