

BRIDGE POINT SKOKIE BRIDGE

7800 Austin Avenue | Skokie, IL



NEW INFILL DEVELOPMENT NORTH COOK COUNTY SUBMARKET

HIGHLIGHTS

- Modern Class A specifications including 32' clear ceiling heights and 60' speed bays
- Ideal for last mile, data center and manufacturing/distribution
- 300 car parking stalls plus 31 trailer stalls (trailer stalls can be converted to 62 additional car parking stalls)

AVAILABLE SPACE

171,752 SF

DIVISIBLE TO

40,000 SF

LAND SIZE

12.01 Acres

DELIVERY DATE

Q3 2021

THOMAS RODENO

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MATTHEW STAUBER, SIOR

Executive Vice President
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AVAILABLE SPACE

171,752 SF

Divisible To: 40,000 SF

Clear Height: 32'

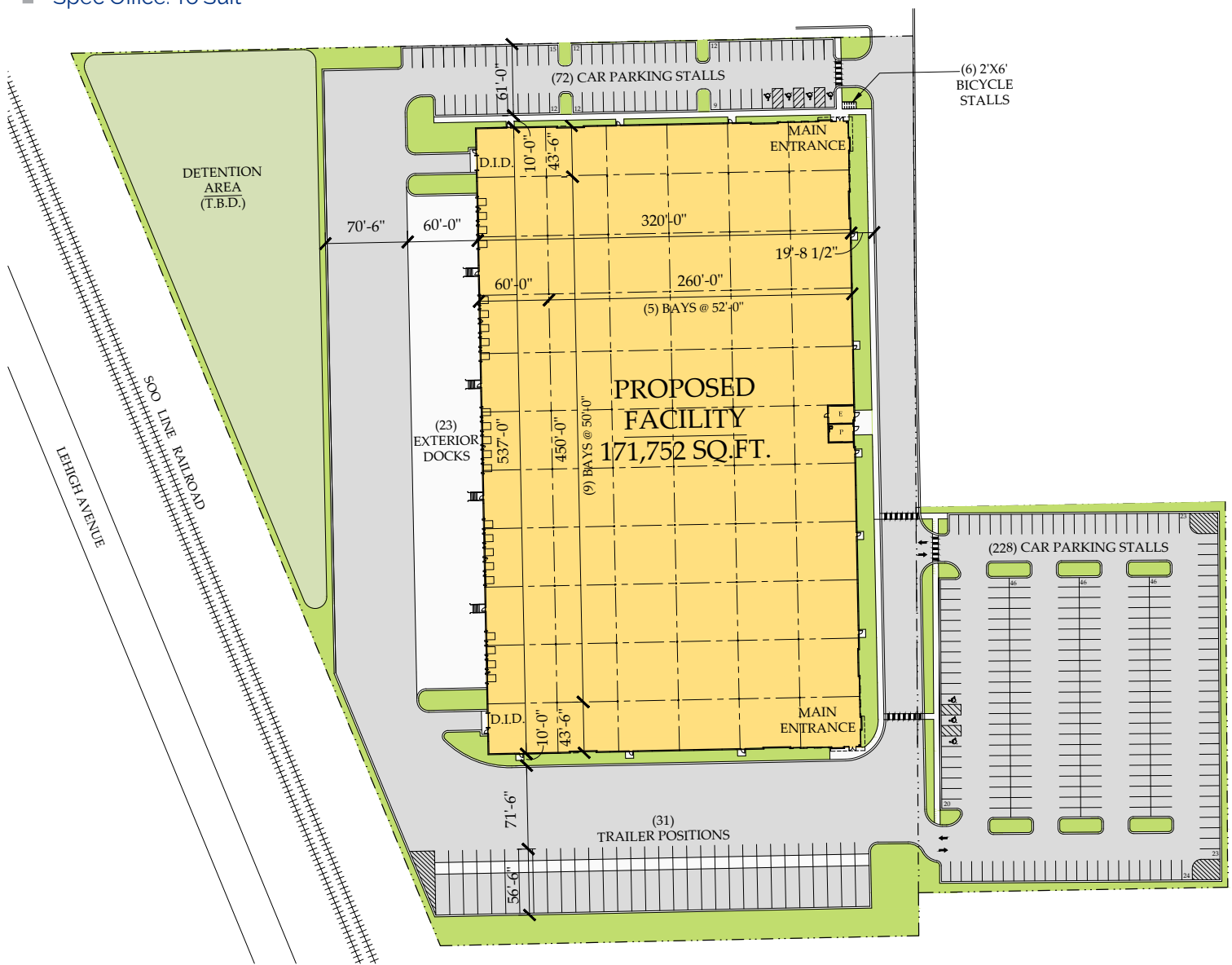
Exterior Docks: 23

Drive-in Doors: 2

Car Parking: 300

Trailer Parking: 31

Spec Office: To Suit



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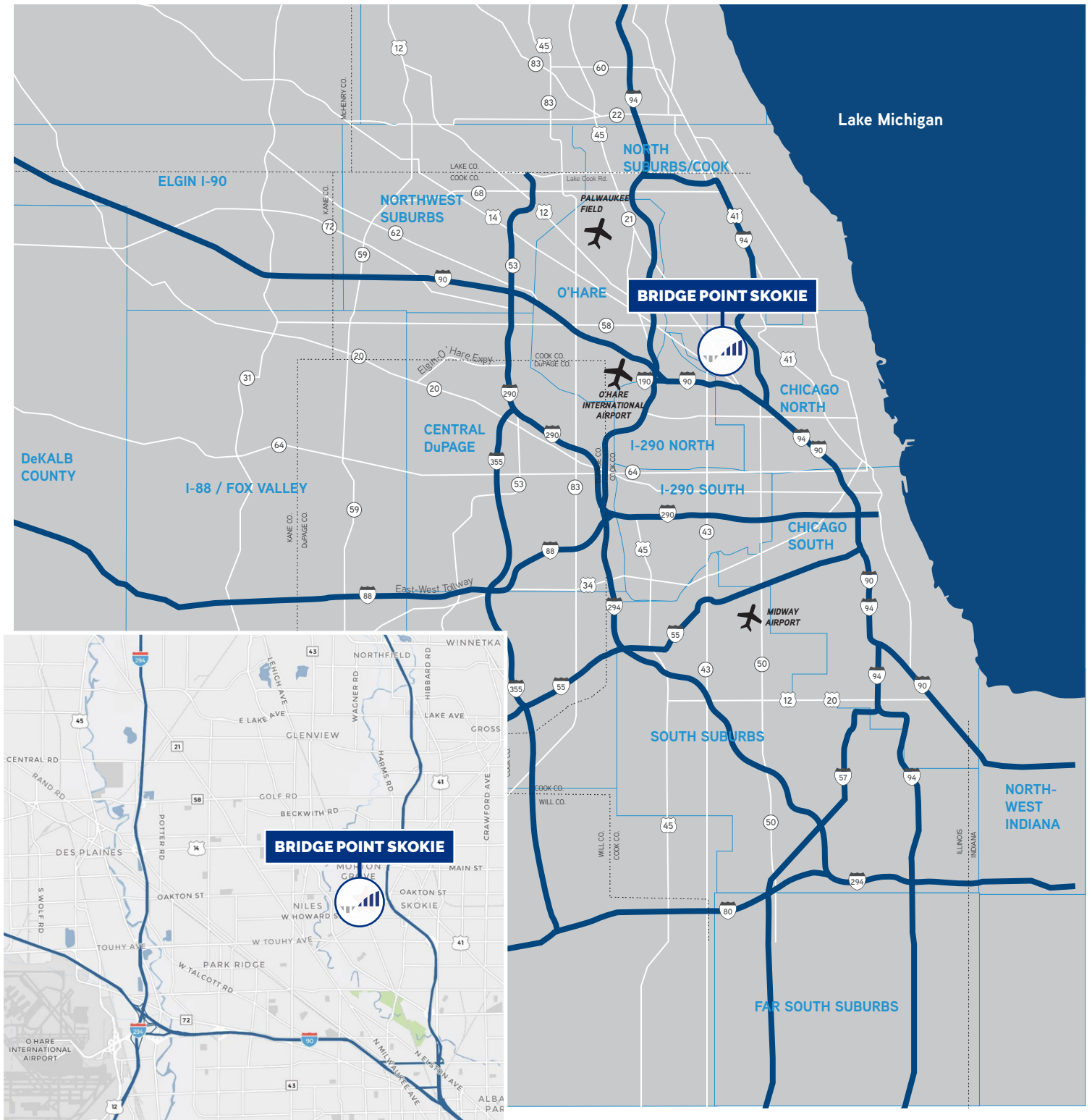
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LOCATION

BRIDGE



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TO INTERSTATE I-94

1.6 miles / 5 minutes

TO INTERSTATE I-294 NORTH

5.8 miles / 15 minutes

TO I-294 SOUTH

5.8 miles / 15 minutes

TO O'HARE AIRPORT

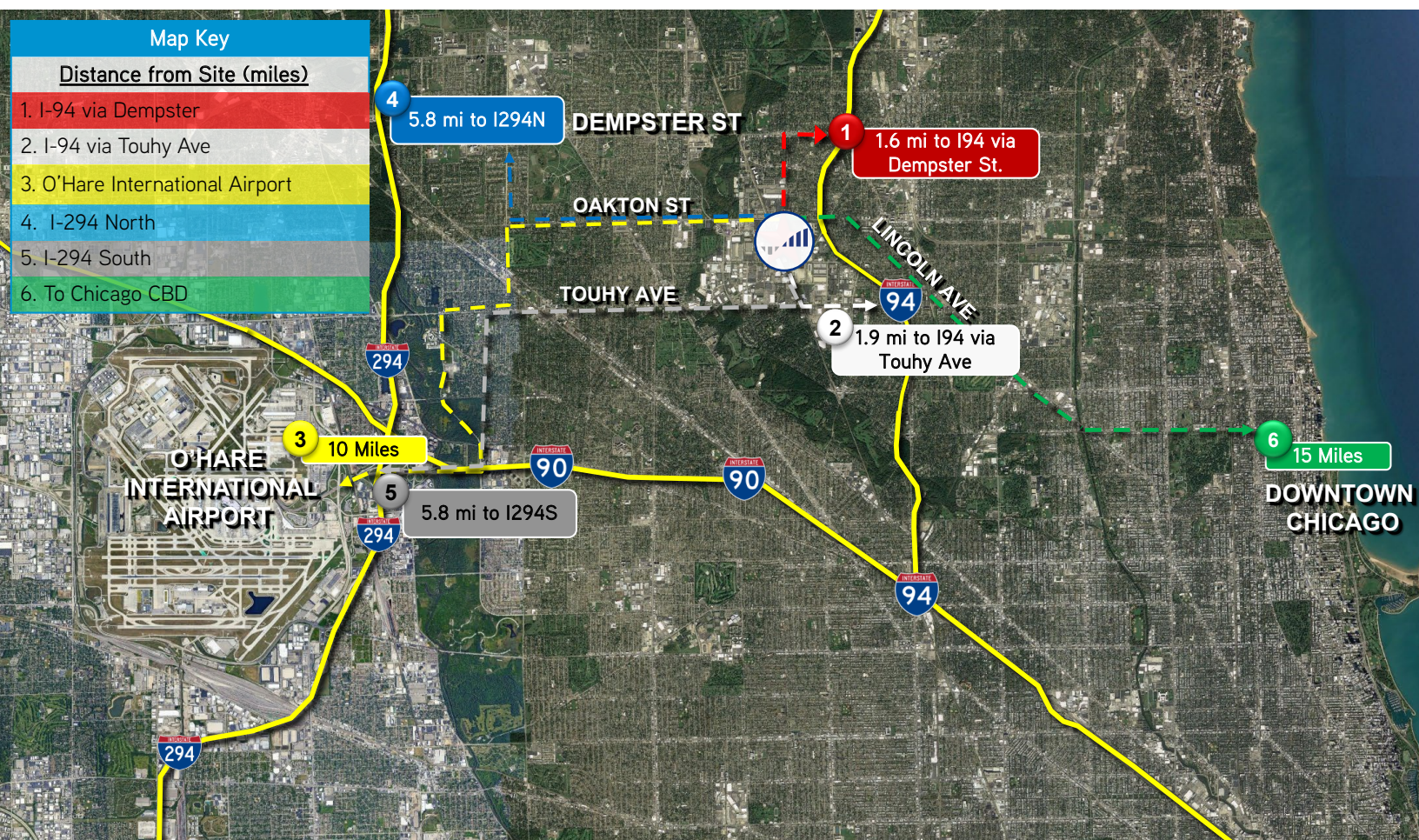
10 miles / 23 minutes

TO CHICAGO CBD

15 miles / 23 minutes

HIGHLIGHTS

- Ability to connect direct access to Howard Avenue
- Close to I-94, O'Hare Airport and downtown Chicago
- Close proximity to big box retail and residential housing



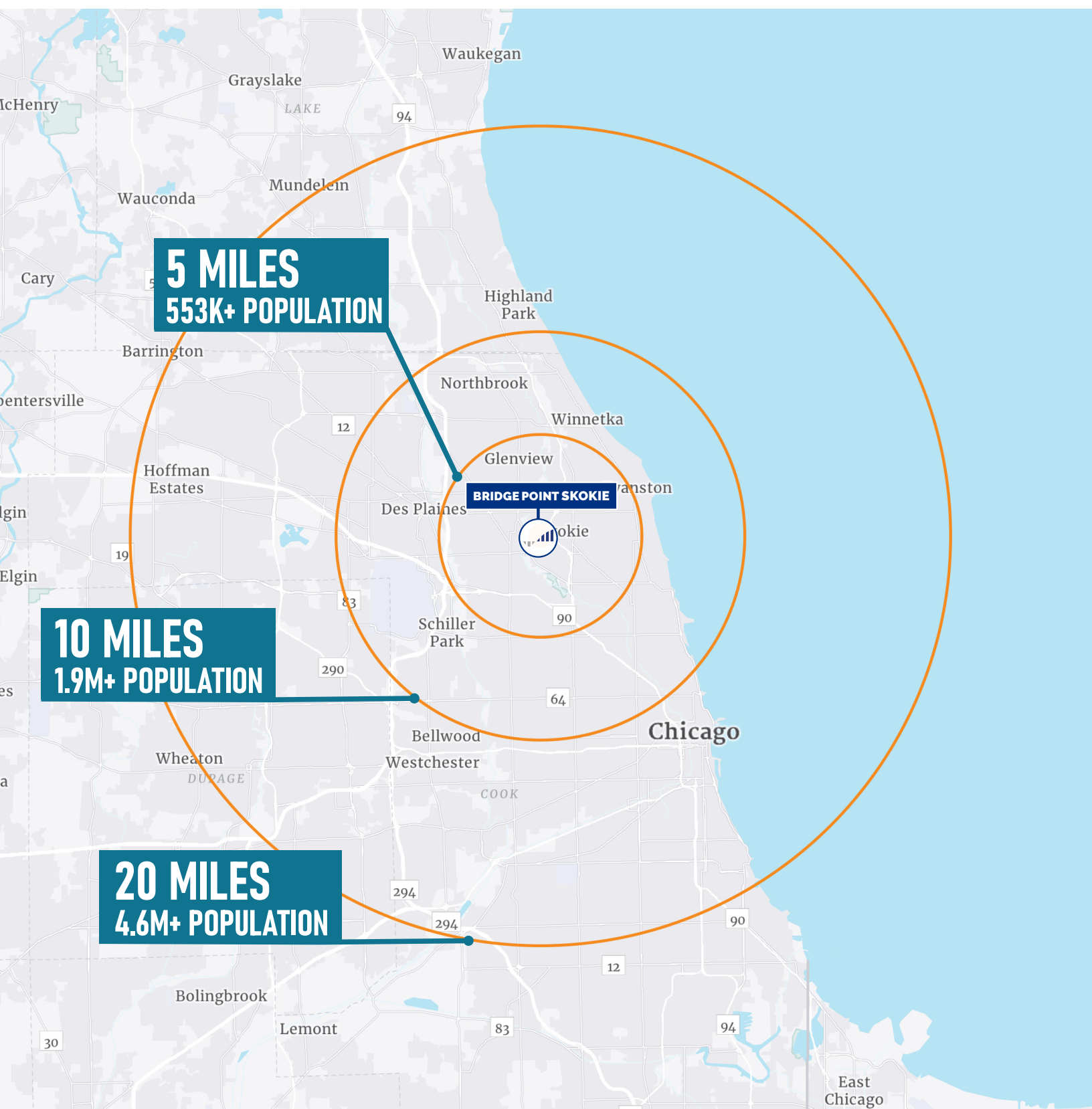
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44 MILLION+ SF WORLDWIDE

BRIDGE is a privately-owned firm that focuses on the **ACQUISITION** and **DEVELOPMENT** of **CLASS A INDUSTRIAL REAL ESTATE** in the supply constrained **CORE** industrial markets of Chicago, Miami, New Jersey/New York, Los Angeles/San Francisco, Seattle, and London.

Our people **EMBRACE COMPLEXITY** and execute with **CREATIVITY AND CERTAINTY**. The results of our expertise and efforts are exceptional investor returns on irreplaceable industrial assets.



RECENT AWARDS

- 2020 • Industrial Speculative Development of the Year, NAIOP Chicago
- 2020 • Deal of the Year, NAIOP New Jersey
- 2019 • Most Significant Industrial Transaction, Illinois Real Estate Journal
- 2019 • Developer of the Year, NAIOP South Florida
- 2019 • Developer of the Year, NAIOP Chicago
- 2019 • Industrial Speculative Development of the Year, NAIOP Chicago
- 2019 • Community Appearance Award, City of Fort Lauderdale
- 2018 • Developer of the Year, Chicago Commercial Real Estate Awards
- 2018 • Developer of the Year, NAIOP South Florida
- 2018 • Industrial Speculative Development of the Year, NAIOP Chicago
- 2018 • Commercial Real Estate Project of the Year, South Florida Business Journals
- 2018 • Deal of the Year, NAIOP New Jersey
- 2018 • Community Appearance Award, City of Fort Lauderdale

HEADQUARTERS

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NAIOP

COMMERCIAL REAL ESTATE
DEVELOPMENT ASSOCIATION



CITY OF FORT LAUDERDALE



www.bridgedev.com