

BRIDGE POINT MUNDELEIN

290 Townline Road | Mundelein, IL

BRIDGE



NEW INFILL DEVELOPMENT LAKE COUNTY SUBMARKET

HIGHLIGHTS

- Low Lake County taxes & abundant labor pool
- State-of-the-art facility with optimal building design
- Ample trailer & car parking
- 5 miles from a four-way interchange at I-94
- 30 minutes to O'Hare International Airport (Chicago)
- 60 minutes to Mitchell International Airport (Milwaukee)

AVAILABLE SPACE

±320,365 SF

CLEAR HEIGHT

36'

TRAILER STALLS

±98

DELIVERY DATE

Q3 2022

WHIT R. HEITMAN

Senior Vice President
whit.heitman@cbre.com
+1 847 624 4947

SAM BADGER, SIOR

Senior Vice President
sam.badger@cbre.com
+1 847 310 2099

JARED PAFF

Vice President
jared.paff@cbre.com
+1 847 274 1444

CBRE

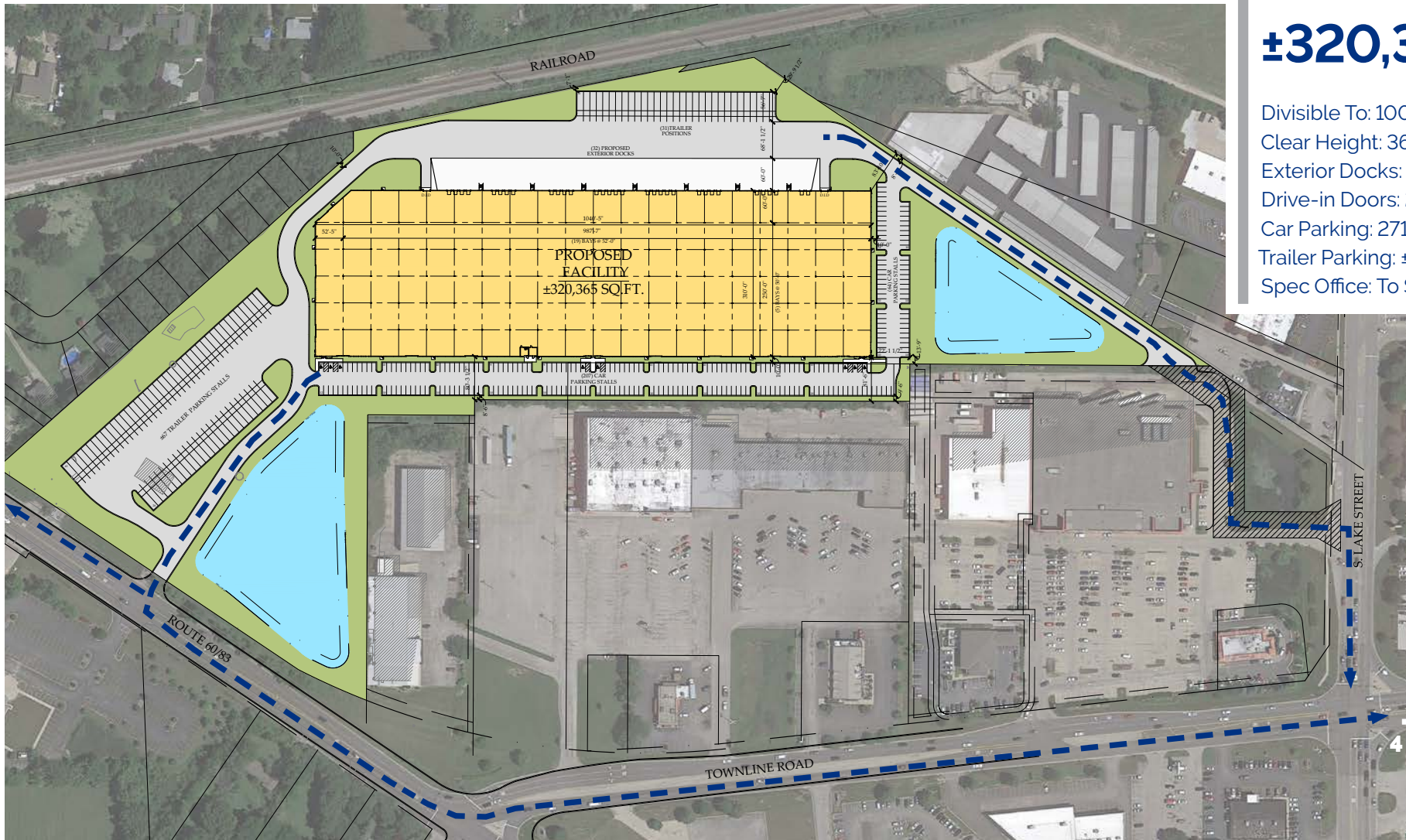
PROPOSED SITE PLAN



BUILDING HIGHLIGHTS

±320,365 SF

Divisible To: 100,000 SF
Clear Height: 36'
Exterior Docks: 32 Exterior
Drive-in Doors: 2
Car Parking: 271
Trailer Parking: ±98
Spec Office: To Suit



**4 MILES
10 MIN**

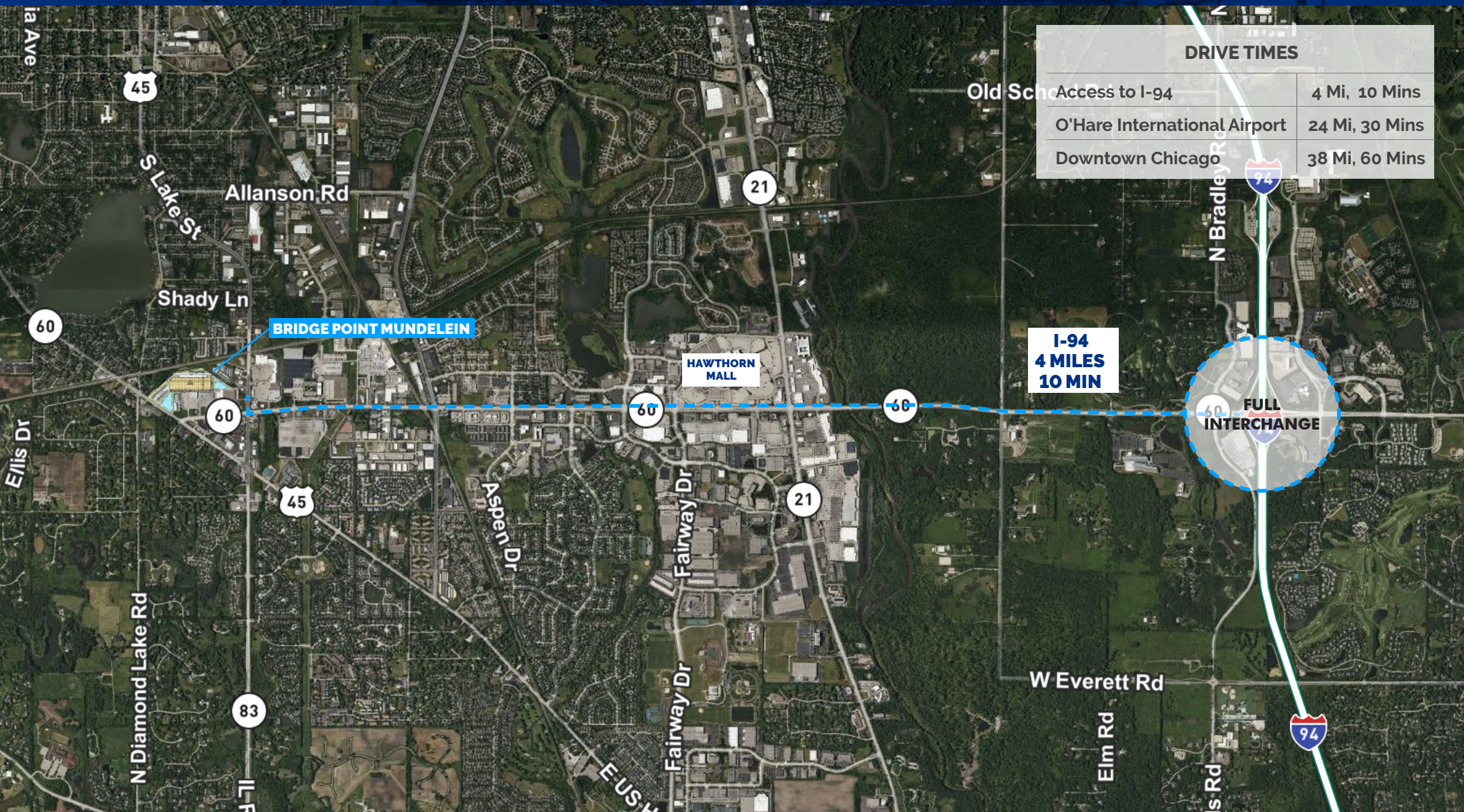
290 Townline Road | Mundelein, IL

© 2021 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.

CBRE

ACCESS MAP

BRIDGE



WHIT R. HEITMAN

Senior Vice President
whit.heitman@cbre.com
+1 847 624 4947

SAM BADGER, SIOR

Senior Vice President
sam.badger@cbre.com
+1 847 310 2099

JARED PAFF

Vice President
jared.paff@cbre.com
+1 847 274 1444

CBRE

51 MILLION+ SF WORLDWIDE

BRIDGE is a vertically integrated real estate operating company and investment manager focused on the **ACQUISITION** and **DEVELOPMENT** of **CLASS A INDUSTRIAL PROPERTIES** in supply-constrained **CORE** markets in the U.S. and the U.K.

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.



AWARDS	
New Good Neighbor, NJ Business & Industry Association	2021
Industrial Project of the Year, SFBJ	2020, 2018
Industrial Speculative Development of the Year, NAIOP Chicago	2020, 2019, 2018, 2017
Deal of the Year, NAIOP New Jersey	2020, 2018
Most Significant Industrial Transaction of the Year, IREJ	2019
Developer of the Year, NAIOP South Florida	2019, 2018, 2016
Developer of the Year, NAIOP Chicago	2019, 2015
Community Appearance Award, City of Fort Lauderdale	2019, 2018
Developer of the Year, Chicago Commercial Real Estate Awards	2018, 2015, 2011
Project of the Year, NAIOP South Florida	2017
Industrial Redevelopment of the Year, NAIOP Chicago	2015, 2014

HEADQUARTERS

9525 W. Bryn Mawr Ave., Rosemont, IL 60018 | 312 683 7230

www.bridgeindustrial.com