

BRIDGE POINT MCCOOK BRIDGE

9301 W. 55th Street | McCook, IL



NEW INFILL DEVELOPMENT

I-55/CITY OF CHICAGO/COOK COUNTY SUBMARKET

HIGHLIGHTS

- Modern Class A specifications including 40' clear ceiling heights and 60' speed bays
- Ideal for last mile, data center and manufacturing/distribution
- Unprecedented highway access at the intersection of I-294 and I-55 with close proximity to City of Chicago and O'Hare International Airport
- Each building is equipped with significant trailer stalls, plus an additional lot with 137 trailer stalls

AVAILABLE SPACE

1,182,079 SF

CLEAR HEIGHT

36'-40'

LAND SIZE

87.2 Acres

DELIVERY DATE

Q4 2023

MATTHEW STAUBER, SIOR

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DAVID BERCU, SIOR

Principal
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Colliers

BUILDING 1

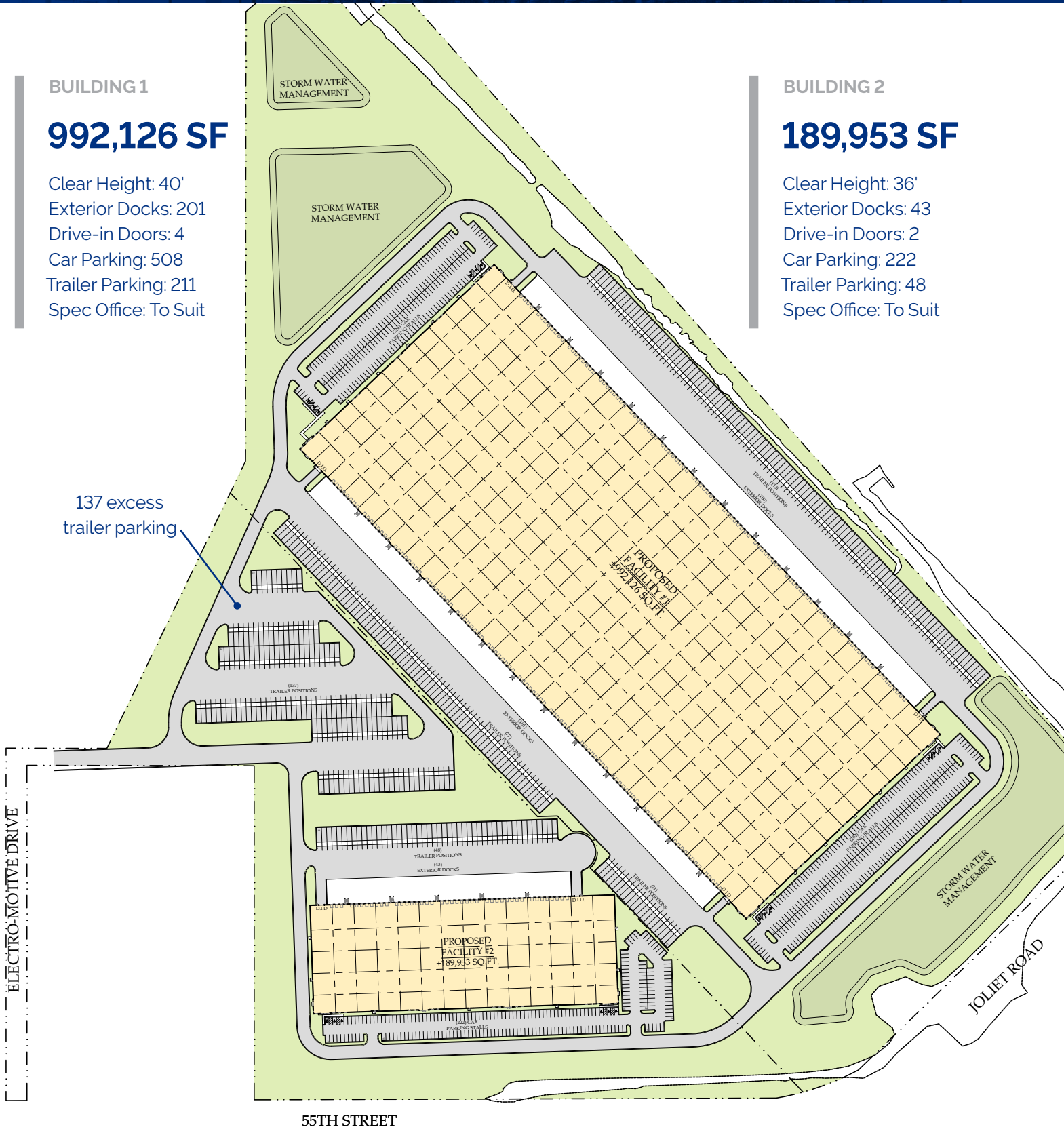
992,126 SF

Clear Height: 40'
Exterior Docks: 201
Drive-in Doors: 4
Car Parking: 508
Trailer Parking: 211
Spec Office: To Suit

BUILDING 2

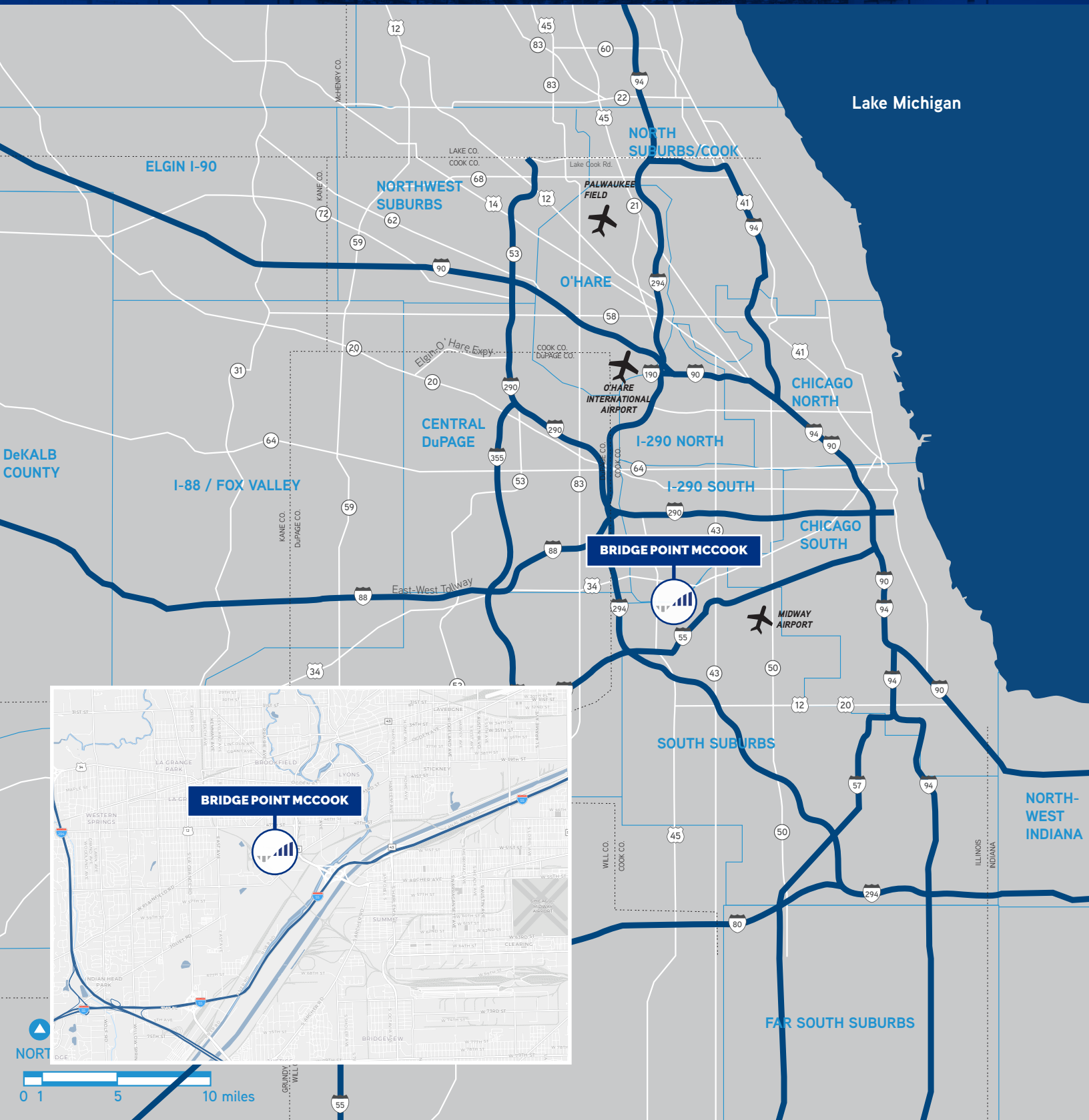
189,953 SF

Clear Height: 36'
Exterior Docks: 43
Drive-in Doors: 2
Car Parking: 222
Trailer Parking: 48
Spec Office: To Suit



LOCATION

BRIDGE



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TO INTERSTATE I-55

2.1 miles / 5 minutes

TO INTERSTATE I-294

5.1 miles / 15 minutes

TO O'HARE AIRPORT

19 miles / 30 minutes

TO CHICAGO CBD

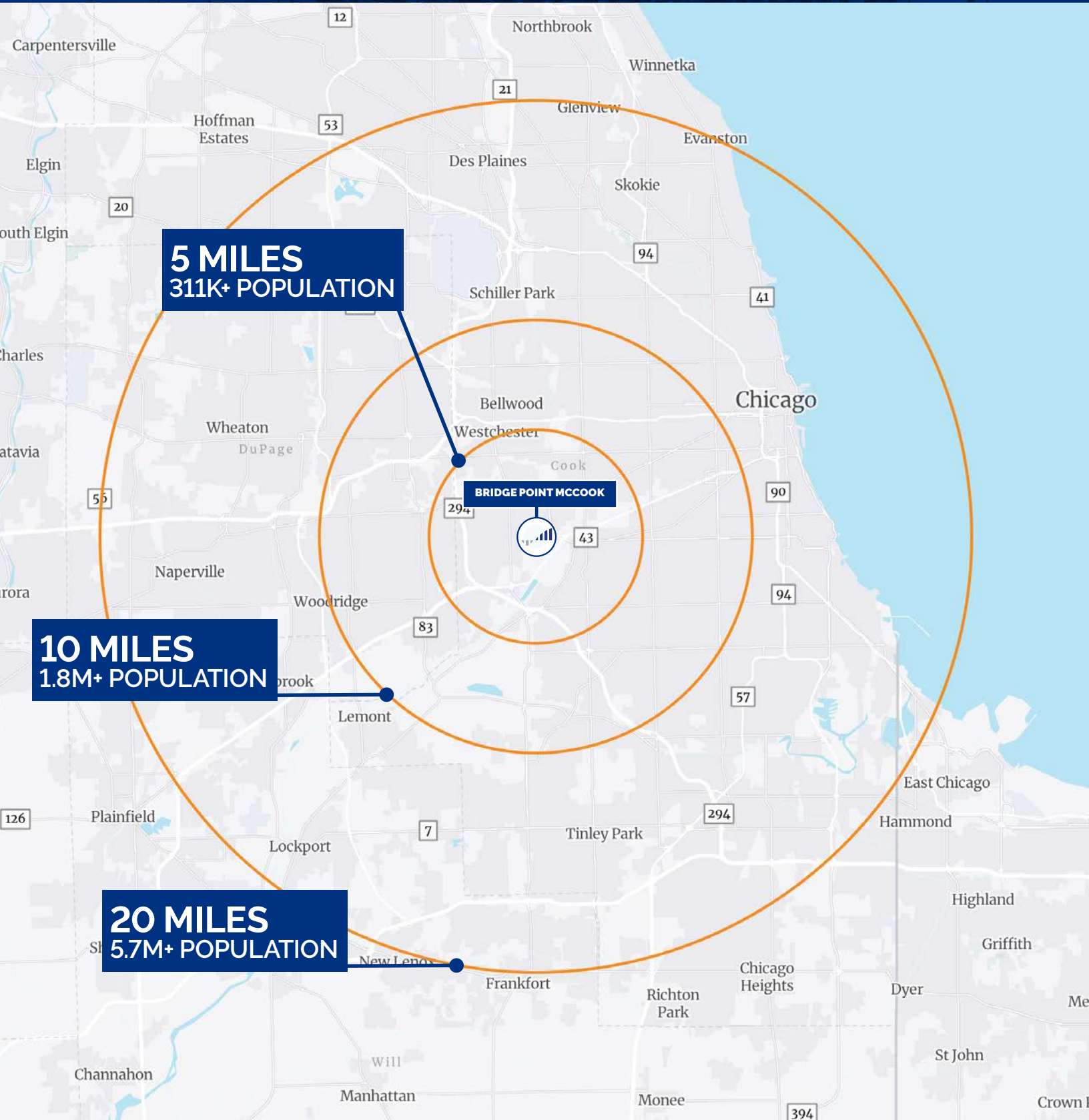
9 miles / 21 minutes



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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

NAIOP
COMMERCIAL REAL ESTATE
DEVELOPMENT ASSOCIATION



HEADQUARTERS

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