

**One Pierce Place**  
Suite 1250 West  
Itasca, IL 60143



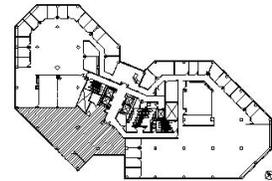
### DETAILS

**Square Feet:** 4,968 S.F.  
**Net Rent:** \$17.00/S.F.  
**OP. Expense:** \$9.24/S.F.  
**Tax:** \$1.60/S.F.  
**Gross Rent:** \$27.84/S.F.

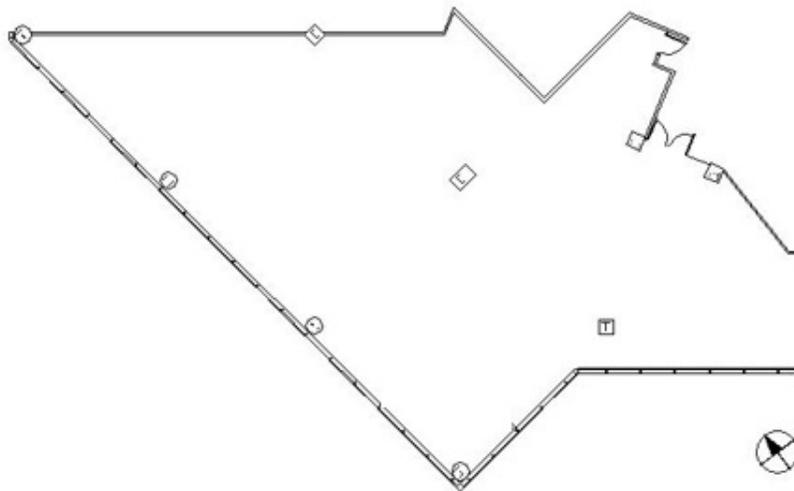
### SUITE FEATURES

- Operating and Tax stops are 2018 estimates
- On-site management
- Newly renovated fitness center in building
- 24 hour manned security
- Delicatessen and sundry shop in building
- Energy Star Certified and LEED Gold Certified
- AT&T, Comcast and Verizon service available

### TWELFTH FLOOR PLAN



### SPACE PLAN



### HAMILTON PARTNERS - Sponsoring Broker

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