



ONE OVERLOOK POINT

Lincolnshire Corporate Center

SIZE:

Building: 206,626 Sq. Ft.
 Max. Available: 107,223 Sq. Ft.
 Min. Available: 180 Sq. Ft.
 Height: 6 Stories

**Class A Office Space on a Pristine Lake with
 “City Amenities”**

HIGHLIGHTS:

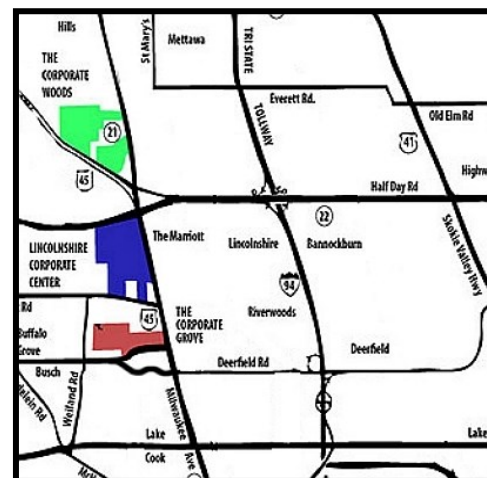
- Spaces available from 180 to 107,223 sq. ft.
- Overlook Point Deli
- Wi-Fi Lounge / Game Room
- Lakeside Patio and Fire Pit
- Fitness Center
- Conference Center
- On-site Access to Multiple Competitive Broadband Providers
- Outdoor Amphitheater and Miles of Walking / Jogging Paths
- Bike Room with Tools and Storage
- Indoor Heated Executive Parking for 50 Cars
- Walk to Public Transit Connections
- Walk to Cheesecake Factory, Lincolnshire Commons Restaurants and Shopping
- Easy Access to Lincolnshire Corporate Center Hotels, Restaurants and Marriott Resort
- Floor Plan Yields Great Natural Light and 16 Corner Offices per Floor
- Dual Power Feed with Automatic Transfer Switch Insures a Consistent Power Supply
- Two Individual HVAC Units per Floor to Accommodate Cost Efficient After Hours Operations
- In-Building Secure Tenant Storage Space Available
- Dedicated Freight Elevator and Loading Docks
- Responsive On-Site Ownership and Management

TERMS:

Base Rent: Negotiable
 Operating & Real Estate
 Tax Expenses: \$9.97 (2024 Est.)
 Escalation: \$.50 /Sq. Ft. /Year
 Parking: 4.0 per 1,000
 Possession: Immediate

Exclusive Leasing and Management Agents

 **VAN VLISSINGEN AND CO.**
 One Overlook Point
 Lincolnshire Corporate Center
 Lincolnshire, Illinois 60069
847.634.2300



Chuck Lamphere, President
cr1@vvco.com

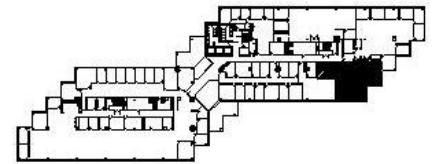
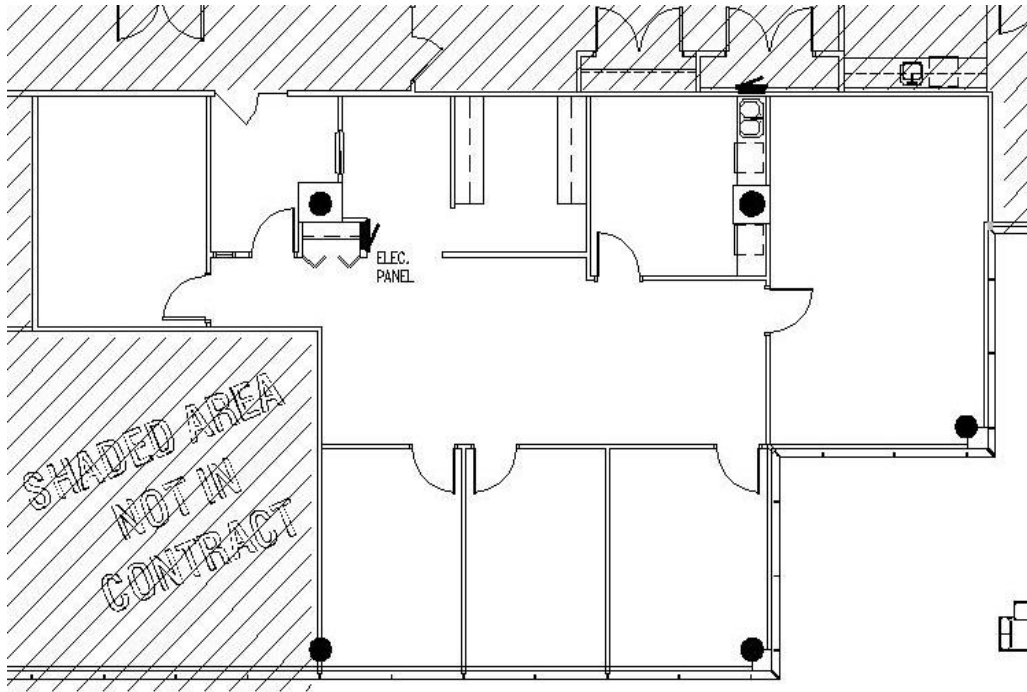
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SUITE 260

2,288 Sq. Ft.

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KEY PLAN

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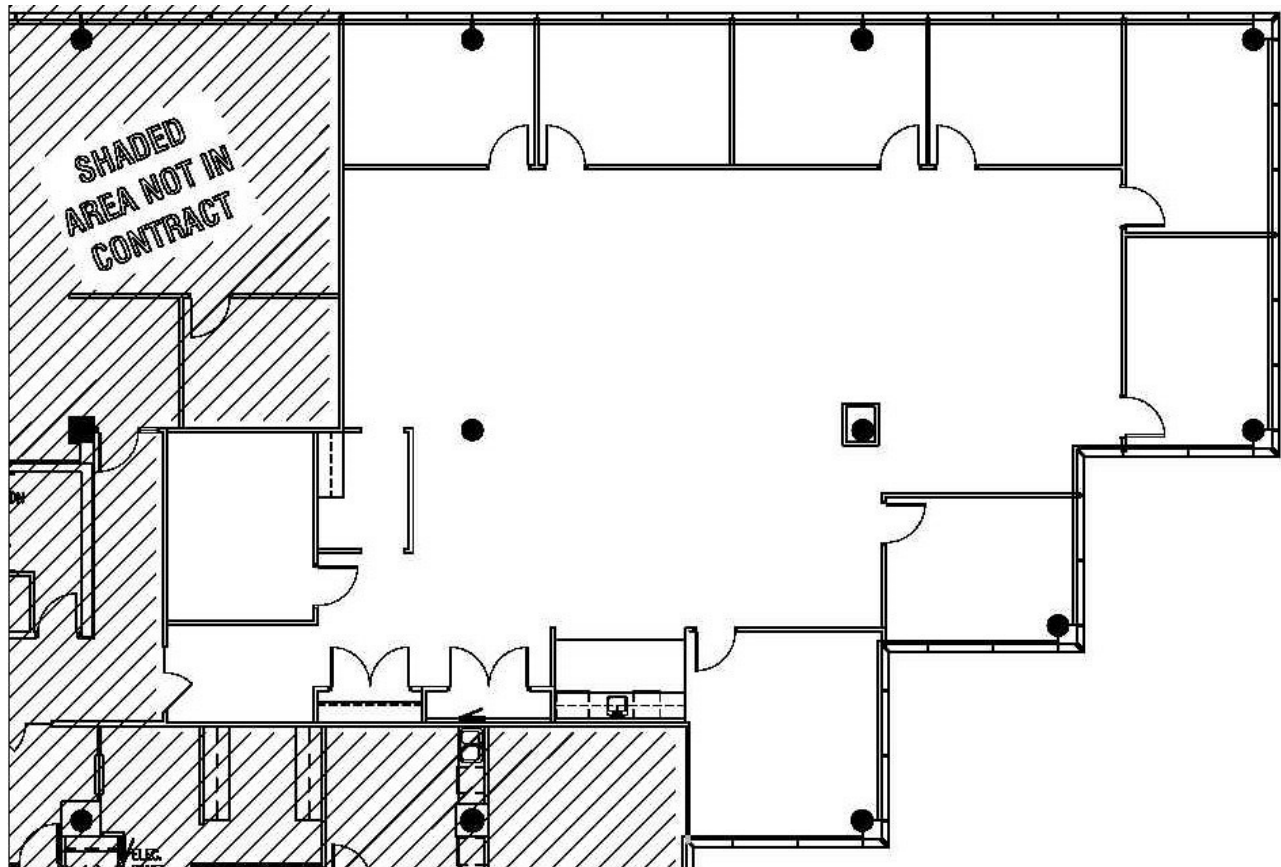
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SUITE 265

4,738 Sq. Ft.

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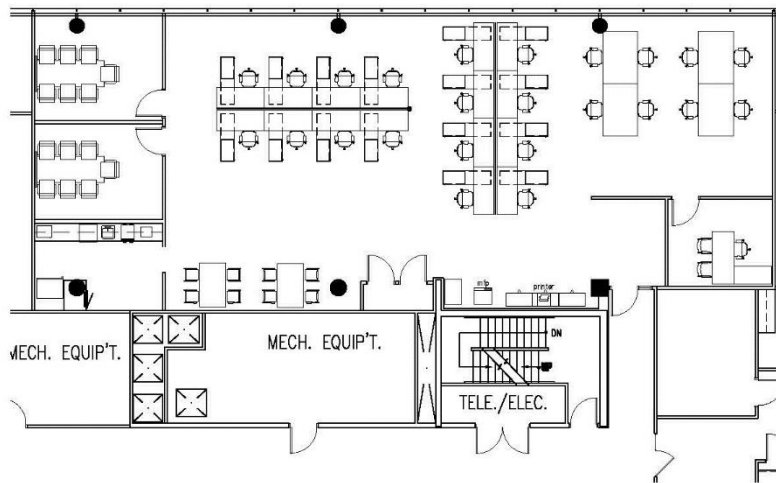
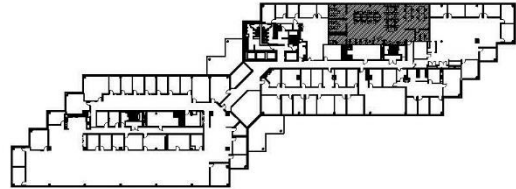
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Suite 270

3,470 Sq. Ft.

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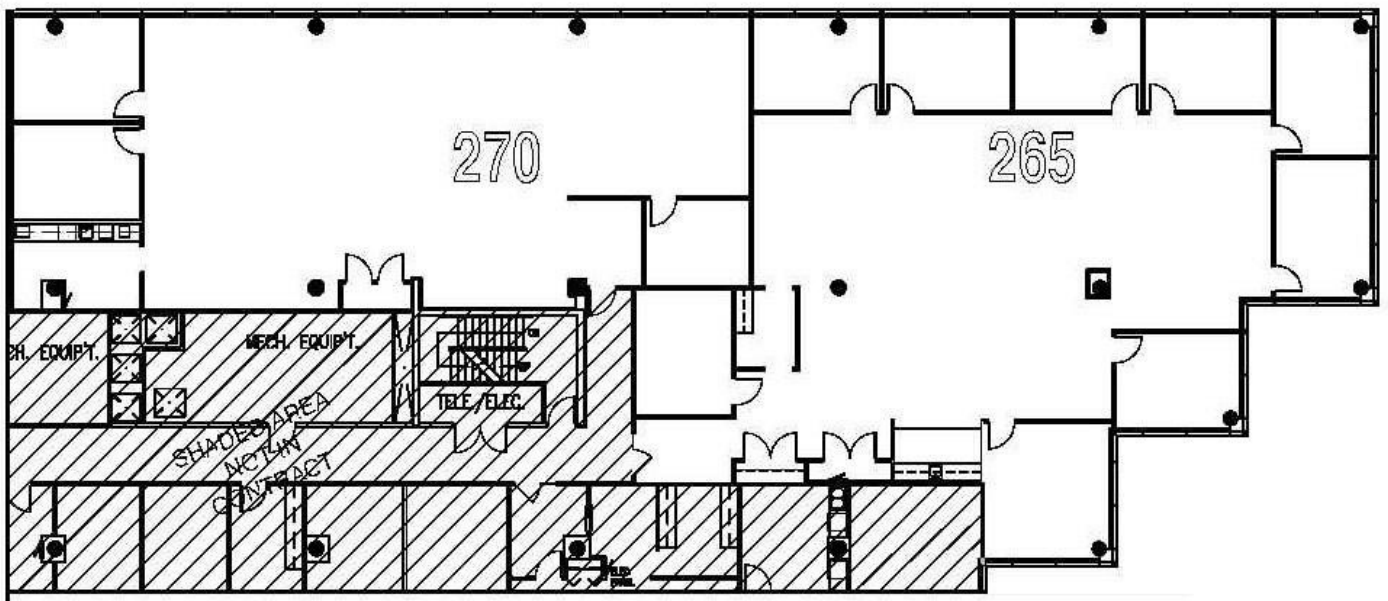
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Lincolnshire, Illinois 60069

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SUITE 265/270
8,208 Sq. Ft.
ONE OVERLOOK POINT
Lincolnshire Corporate Center



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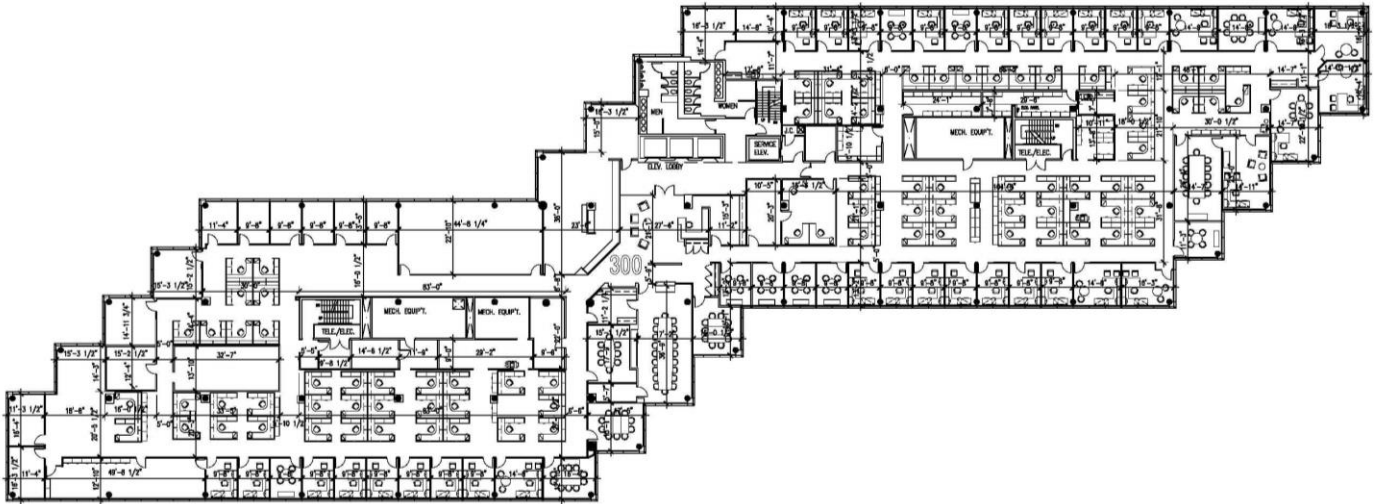
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Suite 300
36,309 Sq. Ft.
ONE OVERLOOK POINT
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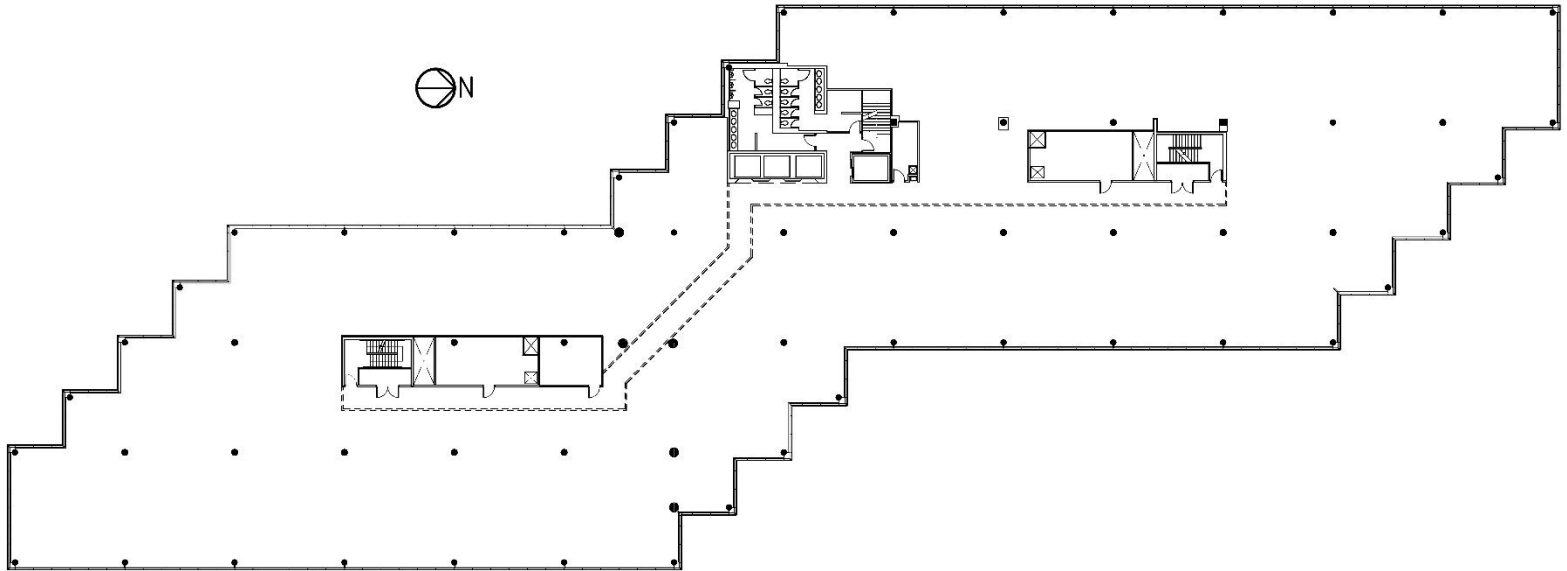
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SUITE 400

37,668 Sq. Ft.

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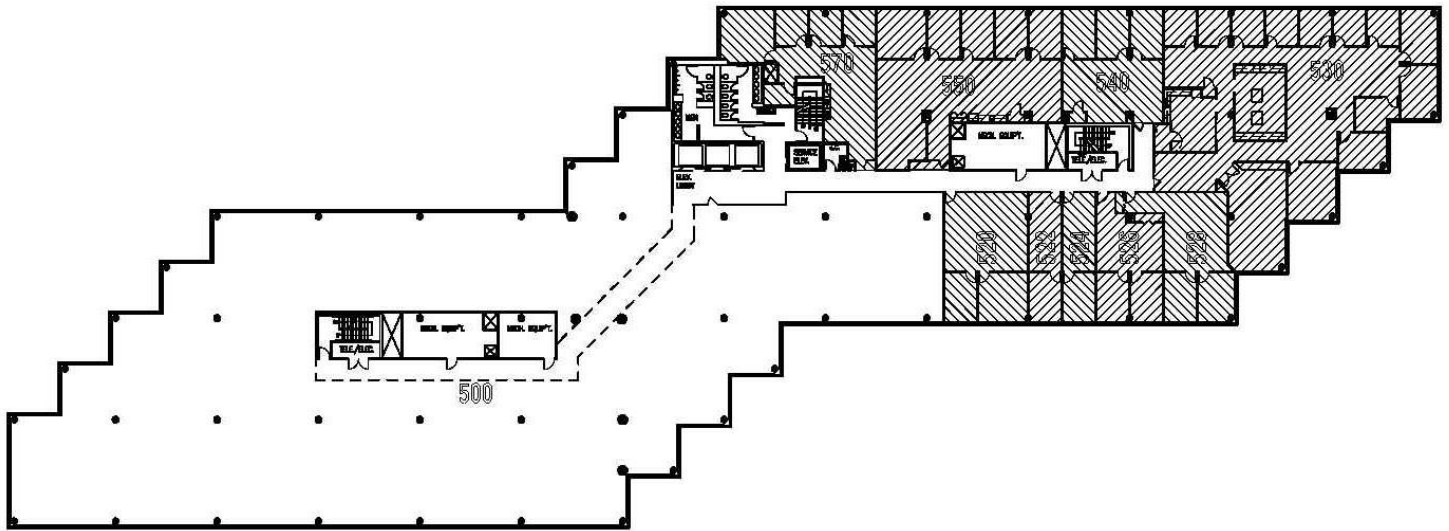
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SUITE 500
22,750 Sq. Ft.
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