

STONE REAL ESTATE

THE WRIGLEY BUILDING



**4,723
&
4,946**
Square feet
available



36K
Daytime population in
2-block radius



25

Bus routes servicing the
Mag Mile and Red Line



\$157K
Household income in a
two block radius

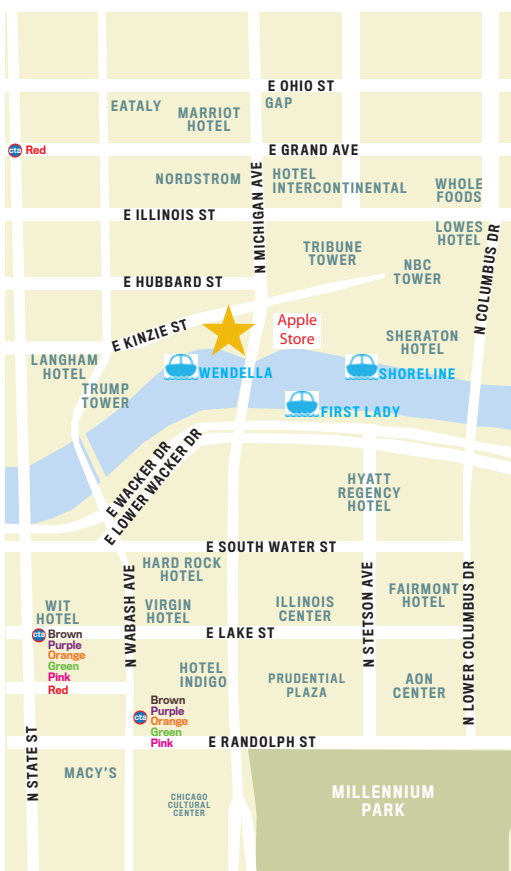


54K
Daily pedestrian traffic in
front of the building



39K
Vehicles per day on
Michigan Avenue

Timeless Architecture for the Avenue | Retail Epicenter of the Future



PROPERTY DESCRIPTION

A Graham, Anderson, Probst & White designed dual tower building located on the north bank of the Chicago River, across from Apple and Tribune Tower. Considered the icon of Chicago's architectural tradition, the Wrigley Building represents the landmark recognized by all.

AVAILABLE SPACES

NORTH TOWER: 4,946 sf with corner visibility on the north face of the building with direct access from the Avenue.

SOUTH TOWER: 4,723 sf with dramatic visibility onto the Chicago River. Direct access from the Avenue and the Plaza between the two towers.

TOURIST TRAFFIC

Millennium Park: 4.5M annual visitors
Riverboat Tours: an estimated 1MM+ visitors riding Wendella Boat, First Lady Architecture Tour and Shoreline Sightseeing

PEDESTRIAN TRAFFIC

Second only to Water Tower Place on the entire Avenue, the opening of the Apple store and the future redevelopment of Tribune Tower will drive more traffic to The Wrigley Building.

AREA RETAILERS

Apple, Dylan's Candy Bar, Nordstrom, MAC Cosmetics, Sephora, Ulta Cosmetics, Kiehl's, Camper, Under Armour & Eataly.

OFFICE POPULATION

The building has access to the approximate 12MM sf of office space in the Illinois Center, Aon and Prudential Plaza as well as the 13MM sf of office space in the North Michigan Avenue submarket.

EXCLUSIVE AGENTS

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OWNED BY

BDT Capital

MANAGED BY

Zeller Realty
Group

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REAL ESTATE | YEARS

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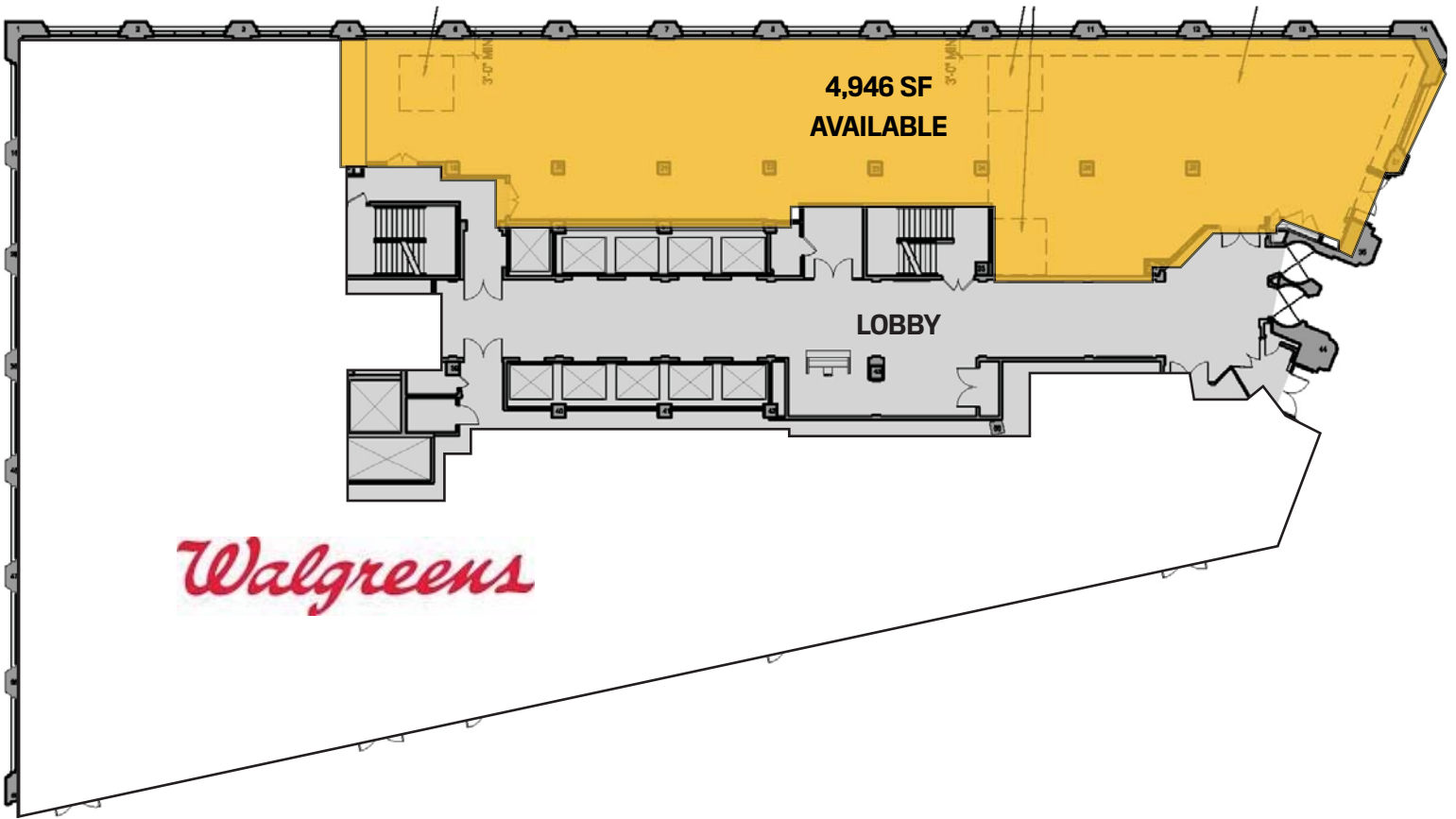
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NORTH TOWER



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SOUTH TOWER



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MICHIGAN AVENUE

Retail Map Second Half 2017

Ohio Street



Marriott
CHICAGO DOWNTOWN
MAGNIFICENT MILE

FOREVER 21
SWAROVSKI
CAMPER
TRUE RELIGION
BRAND JEANS®
MAC

NORDSTROM

THE SHOPS AT NORTH BRIDGE
-MICHIGAN AVENUE-

Kiehl's
SINCE 1851

BOSS
HUGO BOSS

Bank of America

NORDSTROM

GAP

UGG (FUTURE)

Allen Edmonds

citibank

PANDORA

LABRIOLA
RESTAURANT PIZZERIA

Starbucks
Domino's

Grand Avenue

STARBUCKS COFFEE

MICHAEL JORDAN'S
STEAK HOUSE

ENOLO
WINE CAFE

**INTERCONTINENTAL
CHICAGO**

Illinois Street

corner bakery

STARBUCKS COFFEE

charles SCHWAB

ULTA

DYLAN'S CANDY BAR

argo tea

WGN Radio 720

HOWELLS & HOOD

**TT
TRIBUNE TOWER**

Wrigley Building

Walgreens

Peets Coffee & Tea

GHIRARDELLI
CHOCOLATE

**TRUMP
HOTEL
CHICAGO**

401 NMA

Apple Store

Fidelity INVESTMENTS

CHICAGO RIVER

Wacker Drive

**London House
Hotel**

Nakamol

Chicago Sports & Novelty

RED ROBIN

ATI

Naf Naf Grill
FALAFEL • SHAWARMA • SKEWERS

BYEMBYE
CHICAGO

I Love Chicago

Chipotle

Fannie May's

CHICAGO ARCHITECTURE FOUNDATION

BLACKHAWKS STORE

Chicago's Collectibles

STARBUCKS COFFEE

ARTS & ARTISANS
American Fine Crafts, Wearables, Art & Jewelry

AccuVISION

AAA Travel

PNC

Water Street

**Hard Rock
HOTEL**

MILA
MICHIGAN • LAKE
Apartment Building

LIBERTY TRAVEL
CONNECTING PEOPLE AND PLACES

STARBUCKS COFFEE

SWEETWATER
AVERN AND DRILL

LENSCRAFTERS

CVS pharmacy

**Illinois Center
12M SF OFFICE**

Prudential Center

Aon Center

Lake Street

Virgin HOTELS

citi

noodles company

Chicago Sports & Novelty

7 ELEVEN

Pauline's Books & Media

Hotel (Future)

swæetgreen

CHASE

nutella cafe

Nando's

DAVIDsTEA

Lids Locker Room

Doral Residential Tower

Garrett
SINCE 1949
Chicago's Tradition

PROTEIN BAR

Randolph Street

chicago cultural center

MP
MILLENNIUM PARK