



425

475

Woodfield
CORPORATE CENTER

A PLACE TO
thrive

425/475 North Martingale Rd., Schaumburg, IL 60173



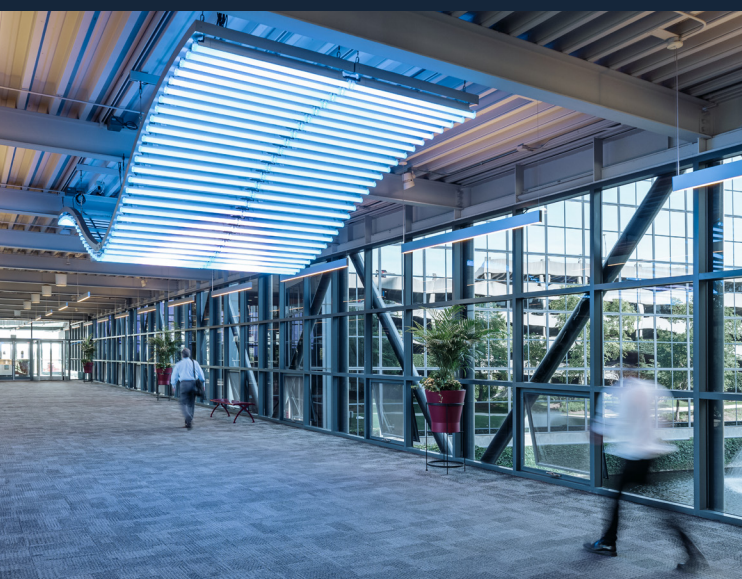
THE WOODFIELD CORPORATE CENTER EXPERIENCE



**425 / 475 Woodfield
Corporate Center is
the Class A office
destination
where tenants**

thrive.

This two-building, 718,962 SF office complex, designed by acclaimed architectural firm Holabird & Root, is situated right at the full interchange of I-290 and Higgins Road, allowing for highly convenient access to O'Hare International Airport, Downtown Chicago, and the neighboring suburbs.

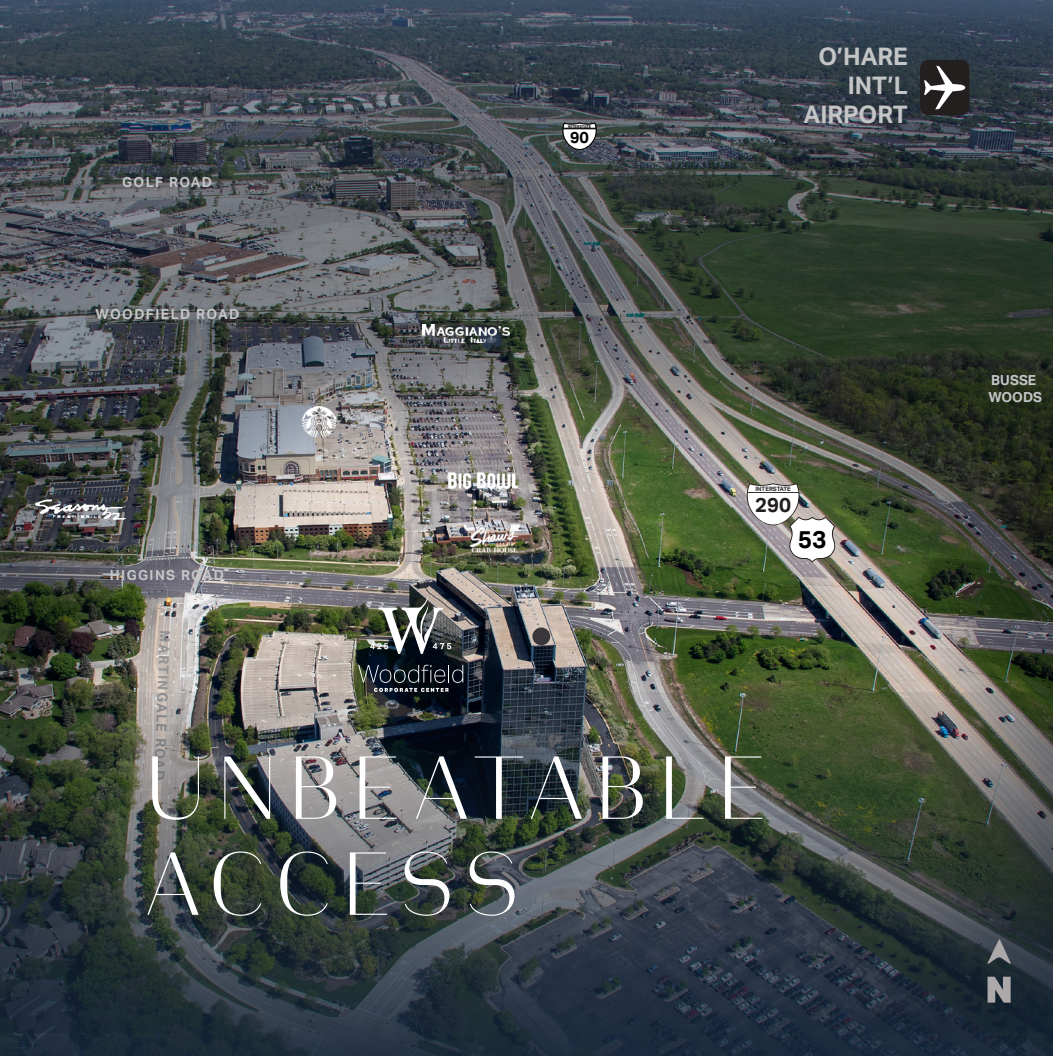


The efficient, rectangular 22,000 SF floor plates include 6' high windows that provide natural light and sweeping views of the 3,500 acre Busse Woods and the Chicago skyline. Recent investment into shared spaces and building amenities make Woodfield Corporate Center a top-of-the-market office experience.



TOP-OF-THE-MARKET AMENITIES

- + **Furnished spec suites** ready for immediate occupancy
- + **Covered parking** for all employees and visitors
- + **Expansive outdoor space** with award-winning landscaping
- + Modernized **fitness center**
- + 24-hour on-site **security**
- + 100 seat **conference center** and 60 seat **training room**
- + **24/7 tenant lounge**
- + **EV charging stations**
- + Adjacent to **400-room Marriott Hotel**
- + Easy access to wide range of **nearby restaurants and hotels**
- + **Amenity improvements** including a new state-of-the-art cafeteria with adjacent outdoor seating, new elevators and improved common areas



O'HARE
INT'L
AIRPORT



**425 / 475 Woodfield
Corporate Center
has the **best**
location in the
northwest suburbs,
sitting directly on
the interchange
of I-290 and
Higgins Road.**

2 minutes to
Woodfield Mall

15 minutes to
O'Hare Int'l
Airport

30 minutes to
Downtown
Chicago

A PLACE TO *Thrive*

CBRE

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