



O'HARE PLAZA

8765 W. HIGGINS

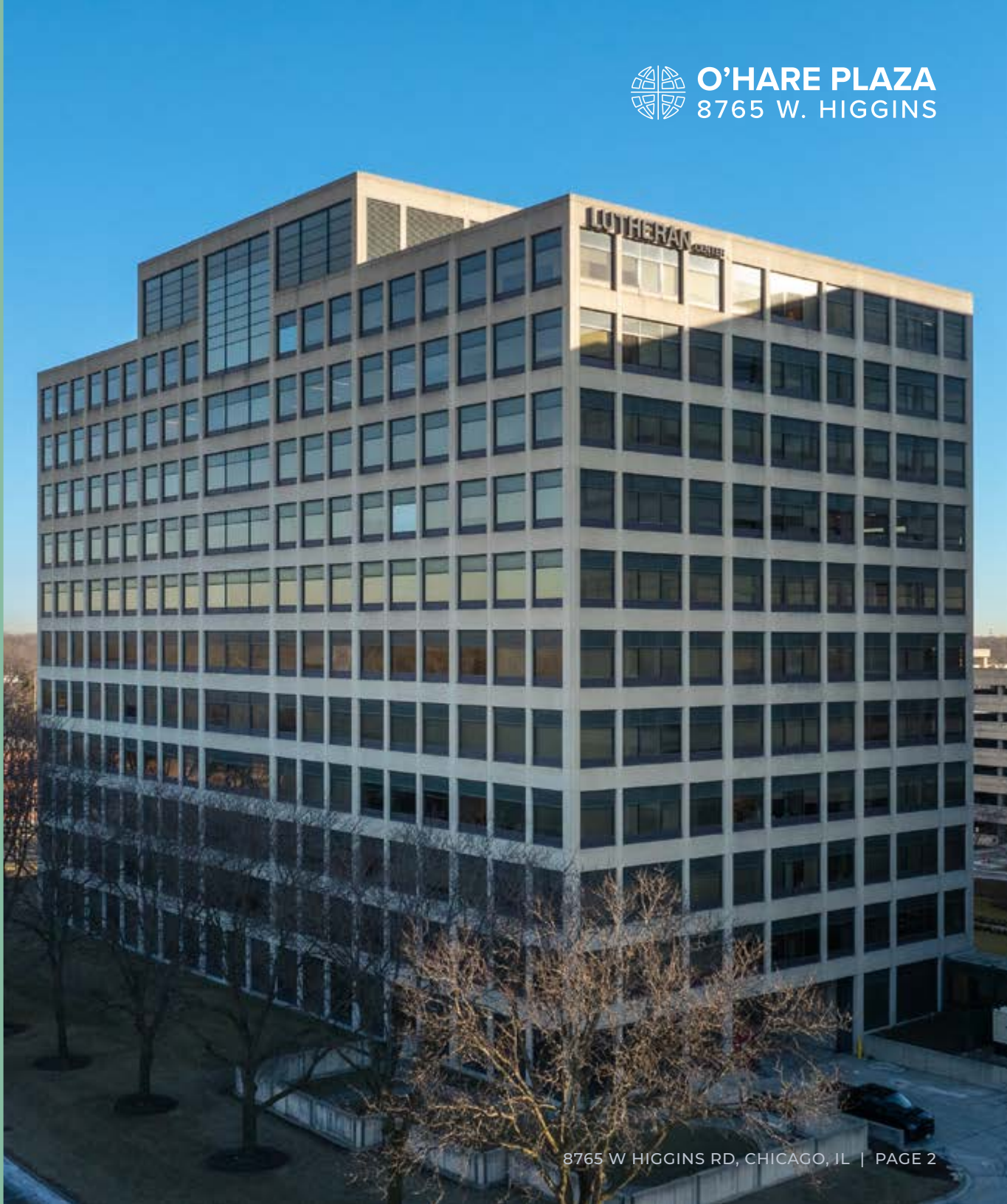
+ CLASS A OFFICE SPACE FOR
TAX-EXEMPT BUSINESSES



OVERVIEW

8765 W. Higgins is owned by and serves as headquarters for the Evangelical Lutheran Church in America, and offers a unique opportunity for tax-exempt organizations in search of a property with superb amenities and an ideal location. As part of the O'Hare Plaza complex, the building offers a full range of features, which appeal to employees eager to access a tenant lounge, cozy café, sundry store and fitness center. Standing alongside the Kennedy Expressway, 8765 W. Higgins is just a few minutes to O'Hare Airport and provides convenient access to Downtown Chicago. The CTA Blue Line train station (Cumberland) is a short-walk across the parking lot and covered parking are a few more perks that increase the ease of commute.

The surrounding area embodies both business and entertainment requirements. Nearby benefits include a slew of entertainment and retail options, from the AMC DINE-IN Theatre Rosemont 12 to the Fashion Outlets of Chicago. Restaurants surround 8765 W. Higgins, from Gibson's Steakhouse to Giordano's Pizza, and the area is a hub of business activity thanks to the Donald E. Stephens Convention Center and several hotels. 8765 W. Higgins would be a boon for tax-exempt businesses seeking work-life balance.



TERRIFIC BUILDING AMENITIES



The modern tenant lounge inside the building has a bar and a large outdoor patio.



6th floor break room for all tenants.

The new café offers tenants ample seating and food service, and it's great for one-on-one meetings.

TERRIFIC BUILDING AMENITIES



The outdoor greenspace is pleasant for tenant employees and visitors alike.



Multiple conference rooms are available with seating capacity for over 100 people.



Tenants can also take advantage of the fitness center, which sports a wide range of equipment.

ENTERTAINMENT & EATERIES

- 1 Fashion Outlets of Chicago
- 2 Parkway Bank Entertainment Park
- 3 Rivers Casino
- 4 Bar Louie
- 5 Gibson's Steakhouse
- 6 Giordano's Pizza, Small Cheval, Stan's Donuts
- 7 Mariano's Grocery Store



POINTS OF INTEREST

- 1 Renaissance Chicago O'Hare Suites
- 2 Marriott Chicago O'Hare
- 3 O'Hare Airport
- 4 CTA Blue Line Cumberland Stop
- 5 Donald E. Stephens Convention Center



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8765 W. Higgins is in the epicenter of the Chicago metropolitan area, with easy access to the Chicago Central Business District and Chicago's suburban business areas. Connected to valuable business locales isn't the only benefit of the property, 8765 W. Higgins is also surrounded by professional convention centers, hotels, restaurants, and vibrant entertainment and retail destinations.



O'HARE INTERNATIONAL AIRPORT

5 minute drive



DOWNTOWN CHICAGO

20 minute drive

3

2

1

3

6

5

5

2

1

4

7

4



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**FOR LEASING
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