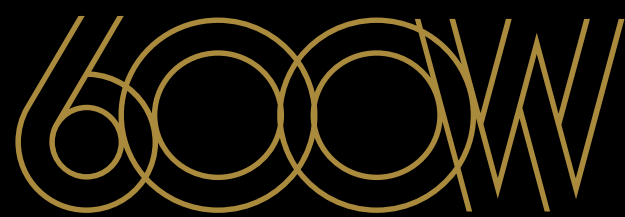


NO TRADE-OFFS.



JUST TRADE-UPS.



ENTER

HISTORY
AMENITIES
WELLNESS
NEIGHBORHOOD
TRANSPORTATION
SPECIFICATIONS
CONTACT



TRADE UP TO *A STRONG HISTORY.*



Our reverence for history is as strong as our respect for the future. At 600 West Chicago, we pay homage to the landmark achievements of Montgomery Ward, former tenant and iconic American retail brand. We've revitalized the building's original grandeur while also infusing it with an updated infrastructure to support the growing needs of a 24-hour workplace.

AMENITIES

TRADE UP TO *ENDLESS* *OPPORTUNITIES.*

There's no such thing as too much of a good thing. With incredible evolving amenities and space to grow within the building, 600 W Chicago can accommodate all your needs today, and anticipate what you'll need in the future.

- Updated common areas
- Activated Riverwalk area
- Reconfigured outdoor plaza level and entry experience + valet parking
- Energized retail experience, with quick-service food stations, market and bar
- New conference facility and full-service fitness center delivering 2022
- Tenant lounge and meeting rooms
- Rooftop deck with city and river views

BIÂN

amazon go



allyu



TRADE UP TO *EXCLUSIVITY.*



SBX is an exclusive concierge program for executive team partners. Member benefits include access to reservations and exclusive offers to the city's most sought-after restaurants, retailers and hotels.

sbx

Program Partners Include



BOKA

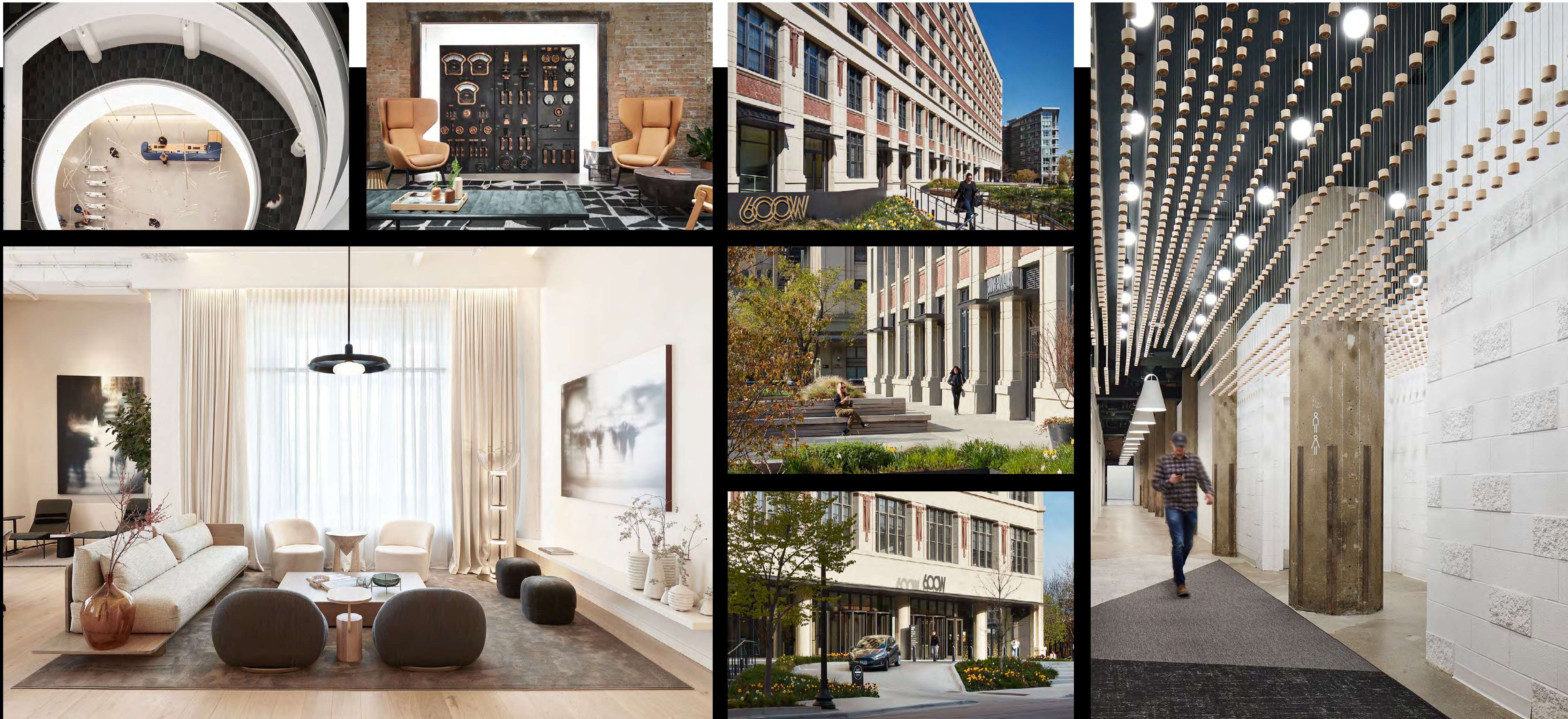


4C

etta

BIÂN







TRADE UP TO *PEACE OF MIND.*

← Sterling Bay has always been a leader in implementing health and safety technology in our buildings—and 600 W Chicago is no exception. In addition to access to ample light, fresh air, multiple outdoor spaces like the Riverwalk, rooftop deck and plaza, 600 W Chicago also boasts:

- Touchless technology and Eden Health platform
- 2021 WELL Health-Safety Rating
- RESET Air and LEED Gold certifications

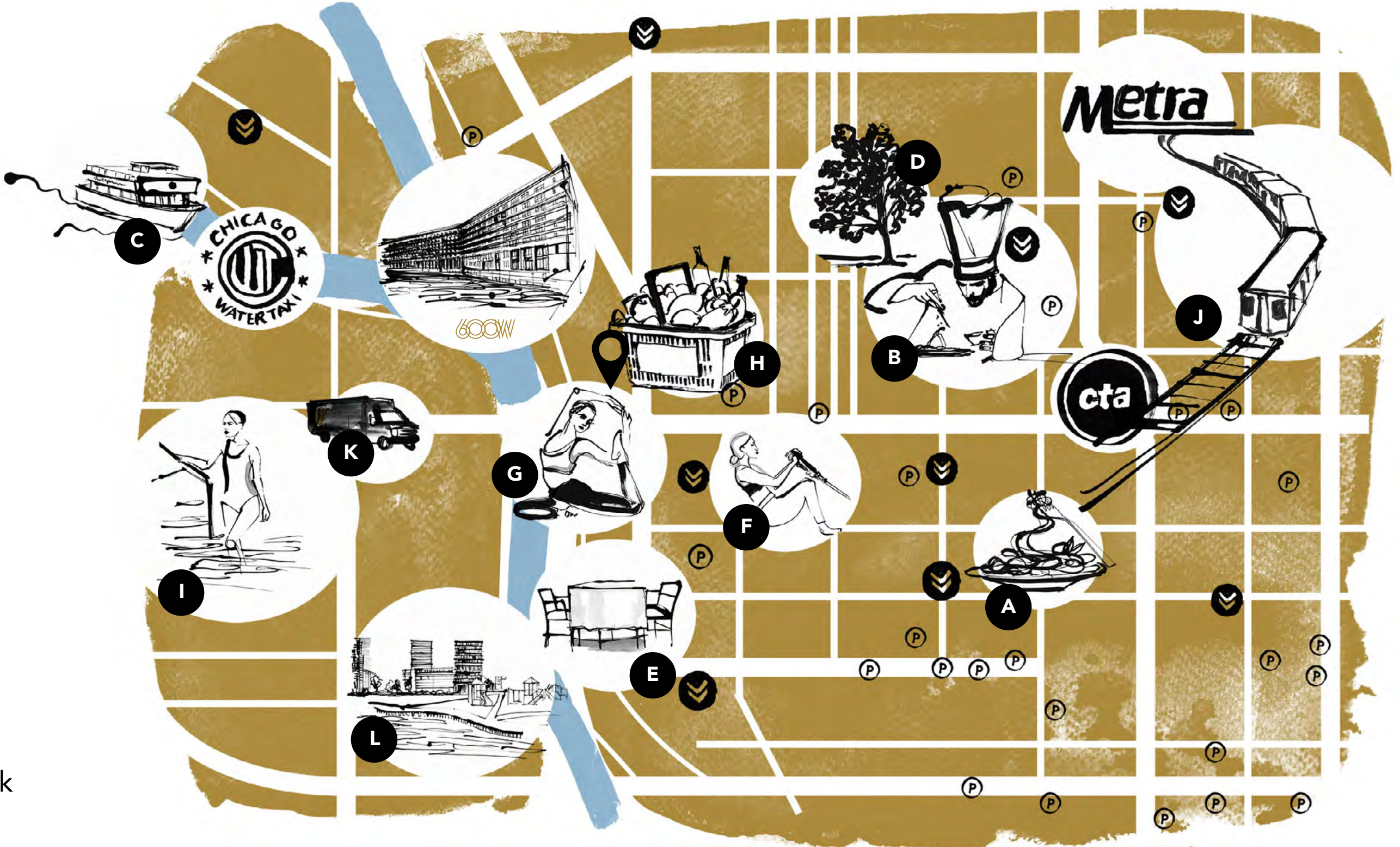


TRADE UP TO *CHICAGO.*

It doesn't get more Chicago than this. Located right on the river, this is where work and life merge into a uniquely Chicago experience. Close to neighborhoods like Fulton Market, Central Business District, Lincoln Park and River North. Close to downtown. And most importantly, close to an amazing talent pool. The only thing you won't find here? Compromises.

600 W Chicago Points of Interest

- | | | |
|-------------------------|--------------------|-----------------------------------|
| A Club Lago | F solidcore | K Shuttle to Union Station |
| B Le Cordon Bleu | G BIÂN | L Ward A Montgomery Park |
| C Water Taxi | H Amazon Go | ↘ Divvy Bike Station |
| D Duros Park | I Aire | P Parking |
| E Erie Cafe | J CTA | |



VIEW ON GOOGLE MAPS →

TRADE UP TO *THE EXPRESS LANE.*

← Getting to 600 W Chicago is just as enjoyable as setting up shop here. Located in River North, it's easily accessible by multiple transportation options, including:

- Regular shuttle service to Ogilvie and Union Stations
- Lunch/midday shuttle service to Fulton Market
- CTA Brown and Purple 'L' Station at Chicago and Franklin (5 min walk)
- CTA #66 Bus (#37 and #8 in close proximity)
- Vehicle drop-off area, with door staff welcoming you
- Onsite Divvy bike station and secure bike room
- Chicago Water Taxi stops for north and south routes
- Walkable to all prime city business locations



SPECIFICATIONS

OVERVIEW
STACKING PLAN
SPEC PLAN
P5



NO TRADE-OFFS. *JUST TRADE-UPS.*

Spacious floor plates. Top-tier amenities. Surrounded by some of the hottest spots in the city. And did we mention that it's easy to get to by car, train or water taxi? It's time to upgrade your office experience.



- Redundant power, data and multiple risers
- Private roof deck, private terrace opportunities and Riverwalk space available
- New fitness center, conferencing facility, lobby and tenant amenities
- LEED and WELL Health-Safety Rating
- WiredScore certified
- Valet service
- Join premier businesses like Echo, Jump Trading, Tempus and TD Ameritrade

ECHO))



'TEMPUS



1908

BUILD DATE

2020

REINVIGORATION DATE

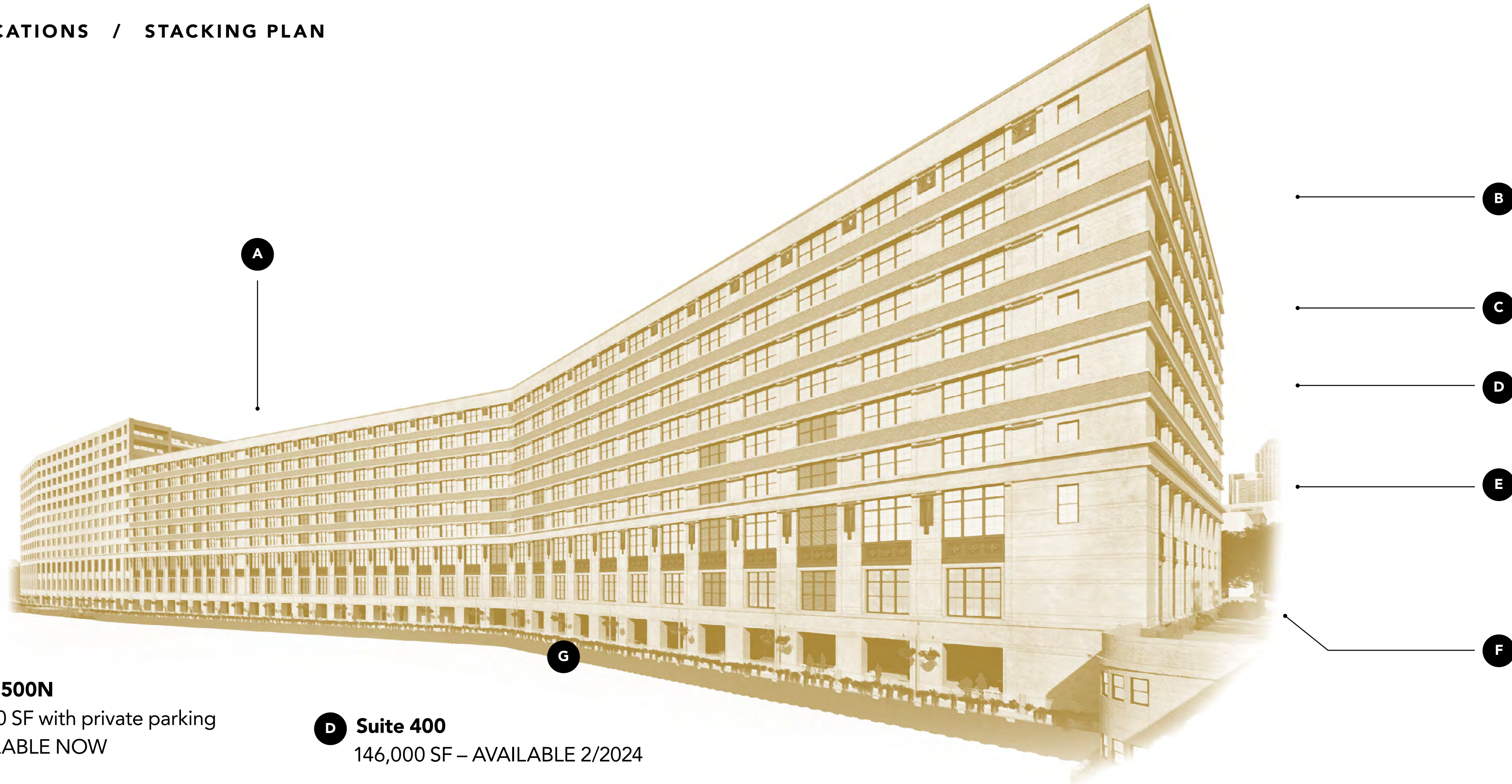
1.6M

TOTAL SF

800

AMPS PER FLOOR





- A Suite 500N**
73,000 SF with private parking
AVAILABLE NOW

B Suite 725
95,000 SF – AVAILABLE 10/2023

C Suite 300
230,000 SF – AVAILABLE 2/2024
- D Suite 400**
146,000 SF – AVAILABLE 2/2024

E Suite 280
8,500 SF – AVAILABLE 3/2023

F Suite 125
16,000 SF spec suite – AVAILABLE NOW
- G** Brand new, state-of-the-art fitness & conferencing facilities:
25,000 SF – AVAILABLE LATE 2022

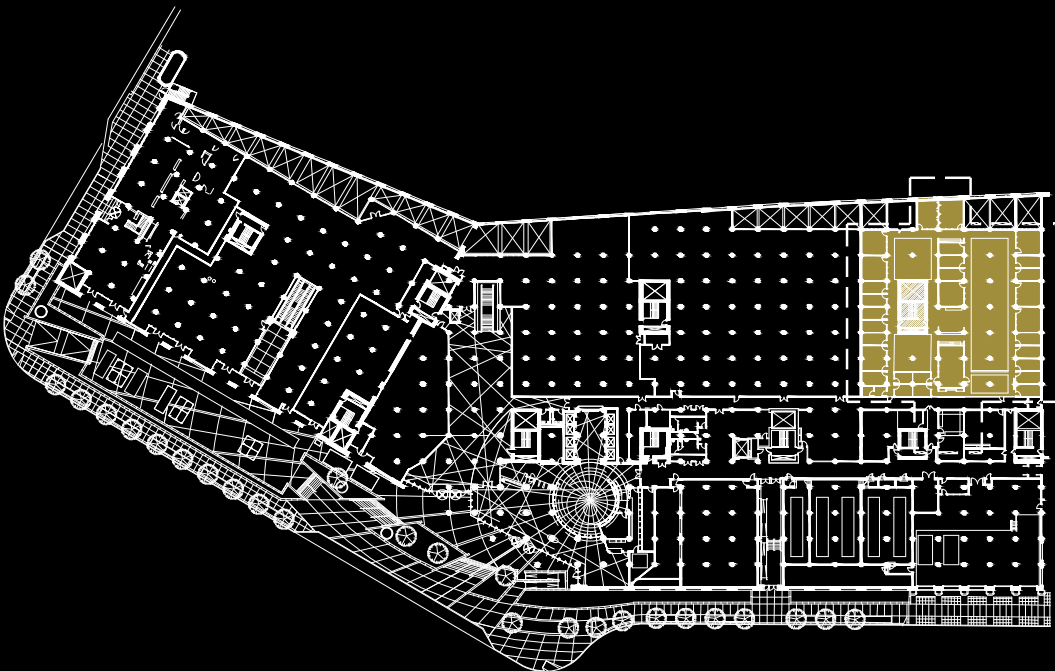
SUITE 125

15,951 RSF

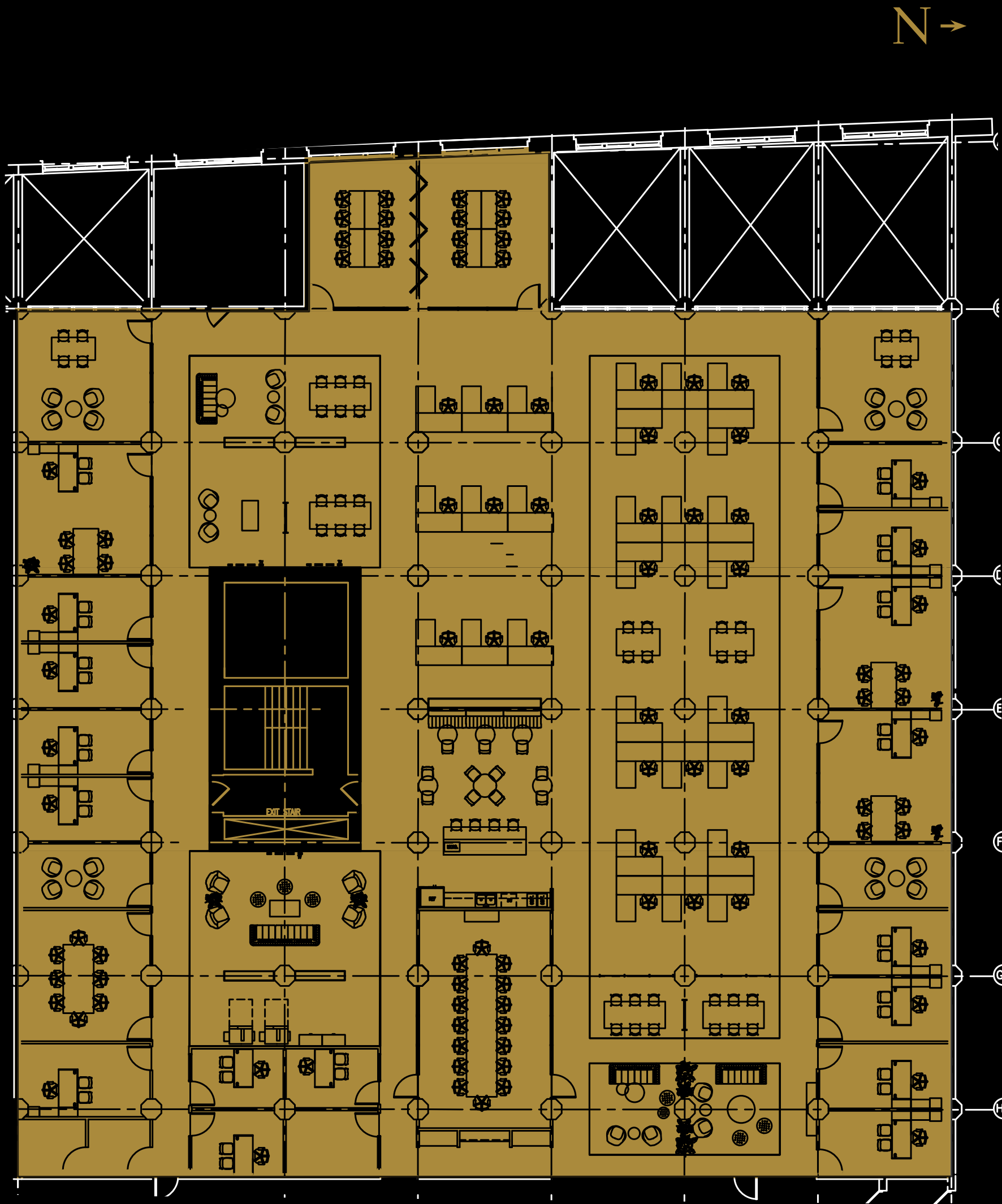
Highlights

- Fully furnished
- 5 executive offices
- 14 offices
- 1 large conference room
- 3 medium conference rooms
- Designed by BOX Studios
- Glass entry with branding
- 2 huddle rooms
- 30 workstations
- Multiple collaboration spaces throughout

Floor Context



LARRABEE STREET



SUITE 500N

107,000 SF

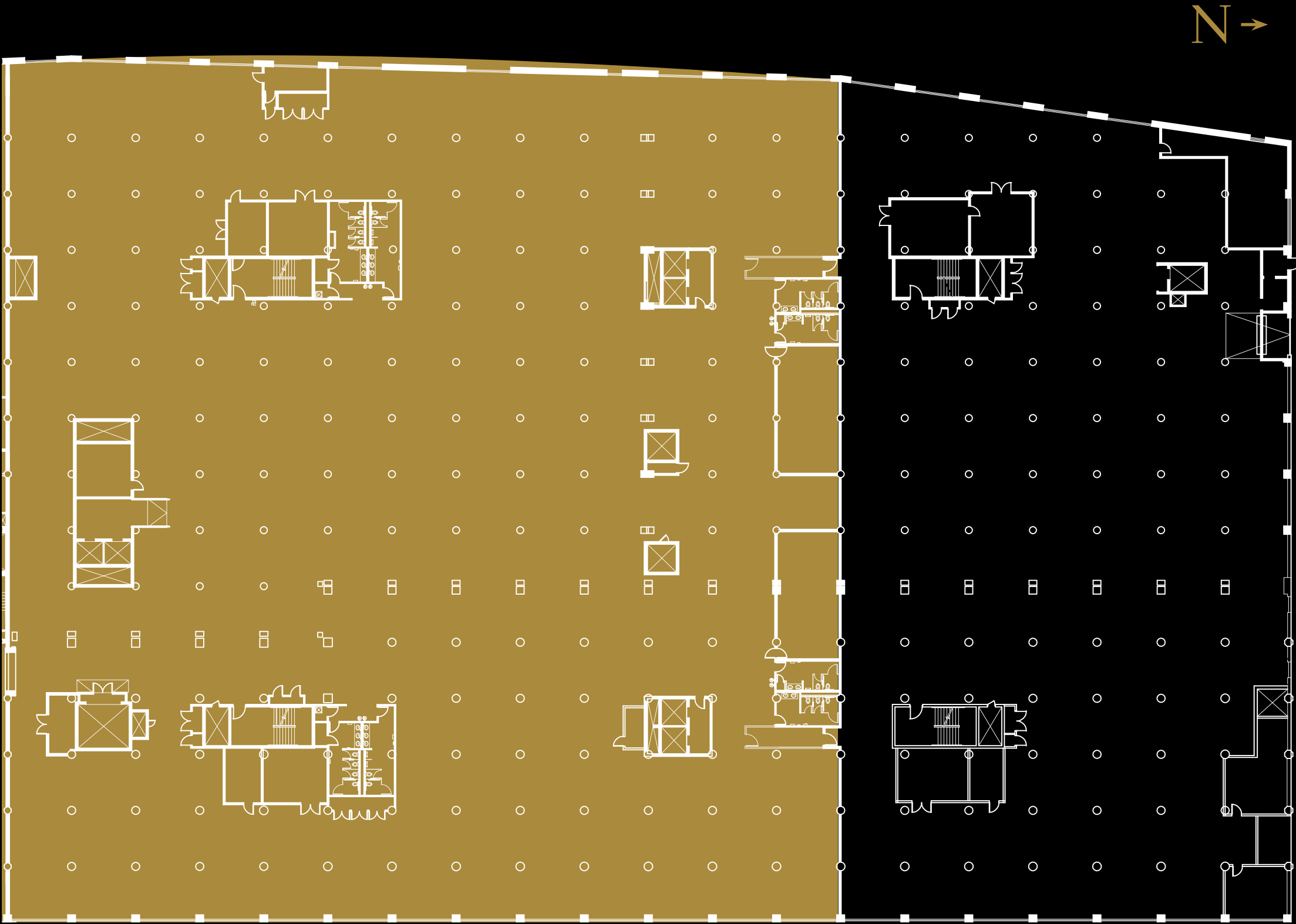
Highlights

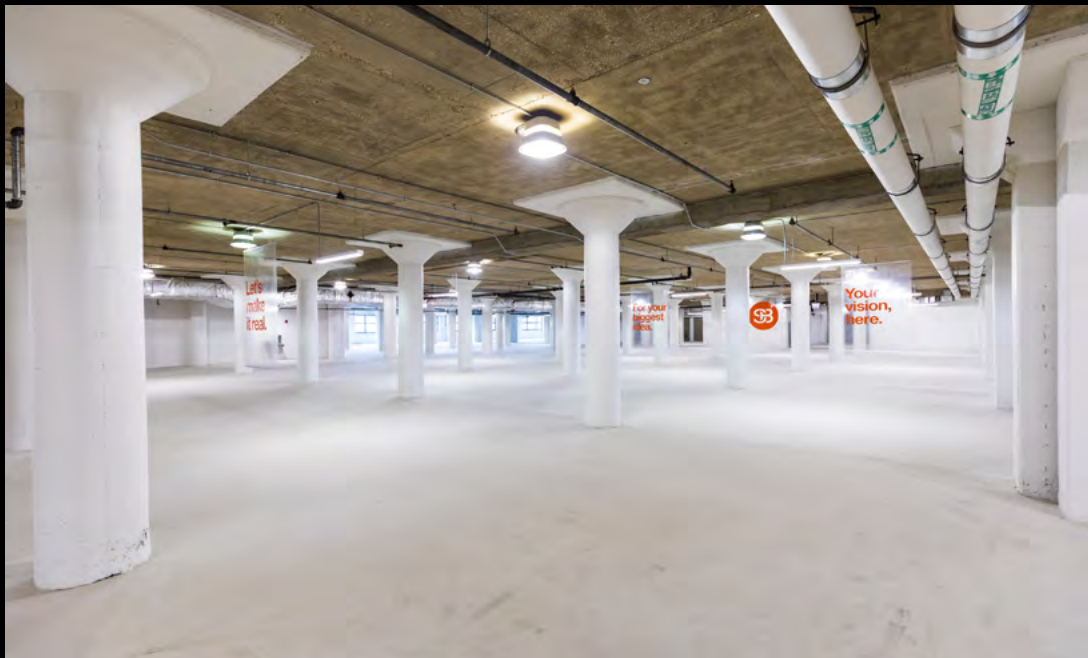
- 72,397 SF blank canvas, building-within-a-building opportunity
- First-floor access
- Ramp designed for freight—12' wide, lowest height 8'2"
- Freight opens into the space directly from loading dock

Floor Context



LARRABEE STREET





TRADE UP WITH STERLING BAY *TODAY.*



For leasing inquiries, please contact us:

Leasing

Austin Lusson
alusson@sterlingbay.com
312.202.3481

Daniella Hemsley
dhemsley@sterlingbay.com
312.202.3895

Dave Gloor
dgloor@sterlingbay.com
312.466.4139

Russ Cora
rcora@sterlingbay.com
312.202.3442

Retail Leasing

Jessica Brown
jbrown@sterlingbay.com
312.202.3483

600WCHICAGO.COM →