

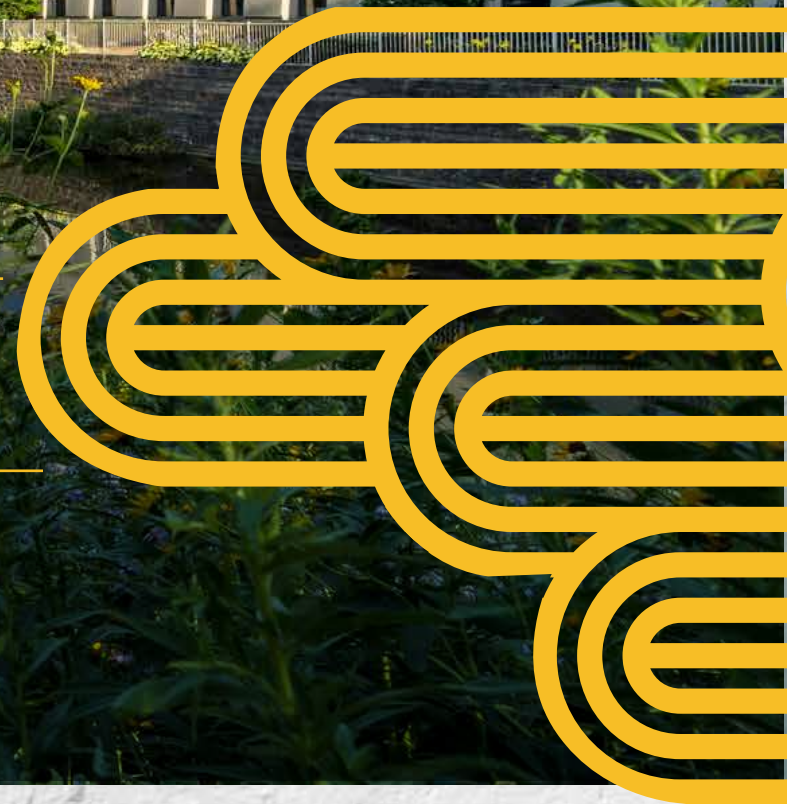


THE
FOUR
HUNDREDS

Everything you need...
and more of what you want

475 HALF DAY ROAD, LINCOLNSHIRE, IL

485 HALF DAY ROAD, BUFFALO GROVE, IL



AMENITIES + PROPERTY HIGHLIGHTS



KEEPING YOUR MODERN-BUSINESS LIFESTYLE ON TRACK

The Four Hundreds offers a beautifully landscaped, corporate-headquarters facility located 30 miles north of downtown Chicago and just five minutes off Interstate 94. Packed with a host of first-class amenities designed to help you stay productive and meet the demands of your modern-business lifestyle, your daily routine will never miss a beat.

-  Ample surface and covered parking available for both cars and bikes
-  Fully furnished spec suites with private offices, comfortable workstations, and a new tenant lounge
-  New conference and training center
-  New fitness center
-  Outdoor patio with fire pit
-  29,000 RSF floorplates
-  Quicker access to O'Hare International Airport than from downtown Chicago
-  24/7, 365 keycard access
-  High-end, wood and marble finishes and dramatic architectural elements
-  Abundant natural light
-  On-site food service including a grab-and-go deli and coffee options
-  70-acres of beautifully landscaped grounds including ponds, jogging paths, volleyball courts and outdoor dining area
-  On-site mailroom with FedEx, UPS and USPS drop boxes
-  Less than a mile from Prairie View Metra station



FIRST-CLASS HOSPITALITY AND SERVICE

The Four Hundreds on-site ownership and property management includes a team of maintenance, janitorial and engineering professionals, all working to make sure every aspect of the building is performing efficiently and to ensure your needs are being met. Having the team on-site allows easy, hassle-free access to communicate anything that could pop up at a moment's notice.



RENOVATIONS



EXCLUSIVE TENANT LOUNGE

Whether you're finding a private spot to take a call, looking to brainstorm with coworkers, or simply enjoying some fresh air with your lunch, the Four Hundreds have you covered. With upgraded, Wi-Fi-enabled lounges, you have unbeatable access to comfortable indoor and outdoor seating, TV and games, a coffee bar and private, quiet areas to get work done.



NEW TRAINING CENTER

The Four Hundreds' renovated conference center offers the perfect space to hold meetings, brief clients, or onboard that promising new hire. With the flexibility to easily adapt the space to fit your needs, catering the room to your presentation is seamless and easy.



UPGRADED FITNESS CENTER

The Four Hundreds' upgraded, on-site fitness center is fully equipped with everything you need to keep your wellness goals on track. With top-of-the line machines, including Peloton bikes, equipment, weights, mats, and more, this fitness space is built for any workout, any time.



HEALTHY LUNCH & SNACKS ON-THE-GO

No time to run out for lunch? No problem! The Four Hundreds' on-site café and deli offers a wide array of healthy options including made-to-order salads, sandwiches and soups. The market also features a generous offering of snacks to quickly satisfy those mid-day cravings, including drinks, fresh fruit, parfaits, cookies, brownies, hummus, chips, veggie dips, crackers, cheese, pretzels, trail mix and more.



STRONG LAKE COUNTY DEMOGRAPHICS

Located just north of downtown Chicago in Lake County, Illinois, the Four Hundreds offers unrivaled access to a booming labor pool and **notably low county property taxes**. Lake County's affluent population has fueled the area's strong economic growth while boosting industries across the region, and is poised to gain even more momentum in the years ahead.

DEMOGRAPHICS OF LAKE COUNTY, ILLINOIS



\$92,511

Median household income in Lake County based on 2019 data. About 40% higher than the national number and 30% higher than the median household income of Illinois



46%

of population has a household income of \$100,000 or more as of 2019



63.8%

Lake County employment rate, which sits above the national average of 59.5% as of December 2021



80%

of Illinois' Life Science jobs are in Lake County



2nd

In the number of Fortune 500 headquarters located outside the Chicago Loop, compared to all counties in Illinois



2nd

In manufacturing jobs and economic output of any county in Illinois

NEIGHBORHOOD AMENITIES

IT'S ALL HERE FOR YOU



DINING

1. REAL URBAN BBQ
2. STARFISH SUSHI
3. SALSA STREET
4. STARBUCKS COFFEE
5. EDDIE MERLOT'S
6. HALF DAY BREWING CO
7. EGG HARBOR
8. STRAWBERRY FIELD
9. CULVER'S
10. BONTA PIZZERIA
11. DUNKIN'
12. MCDONALD'S
13. WENDY'S
14. WALKER BROS.
15. THREE EMBERS
16. MARIGOLD MAISON
17. CHEESECAKE FACTORY
18. FAT ROSIE'S TEQUILA BAR
19. CHIPOTLE
20. NAF NAF GRILL
21. FLEMING'S STEAKHOUSE
22. WILDFIRE
23. BIG BOWL
24. JIMMY JOHN'S
25. THE POACHED EGG
26. MOD PIZZA
27. PANERA BREAD
28. POTBELLY
29. COOPER'S HAWK
30. J ALEXANDER'S



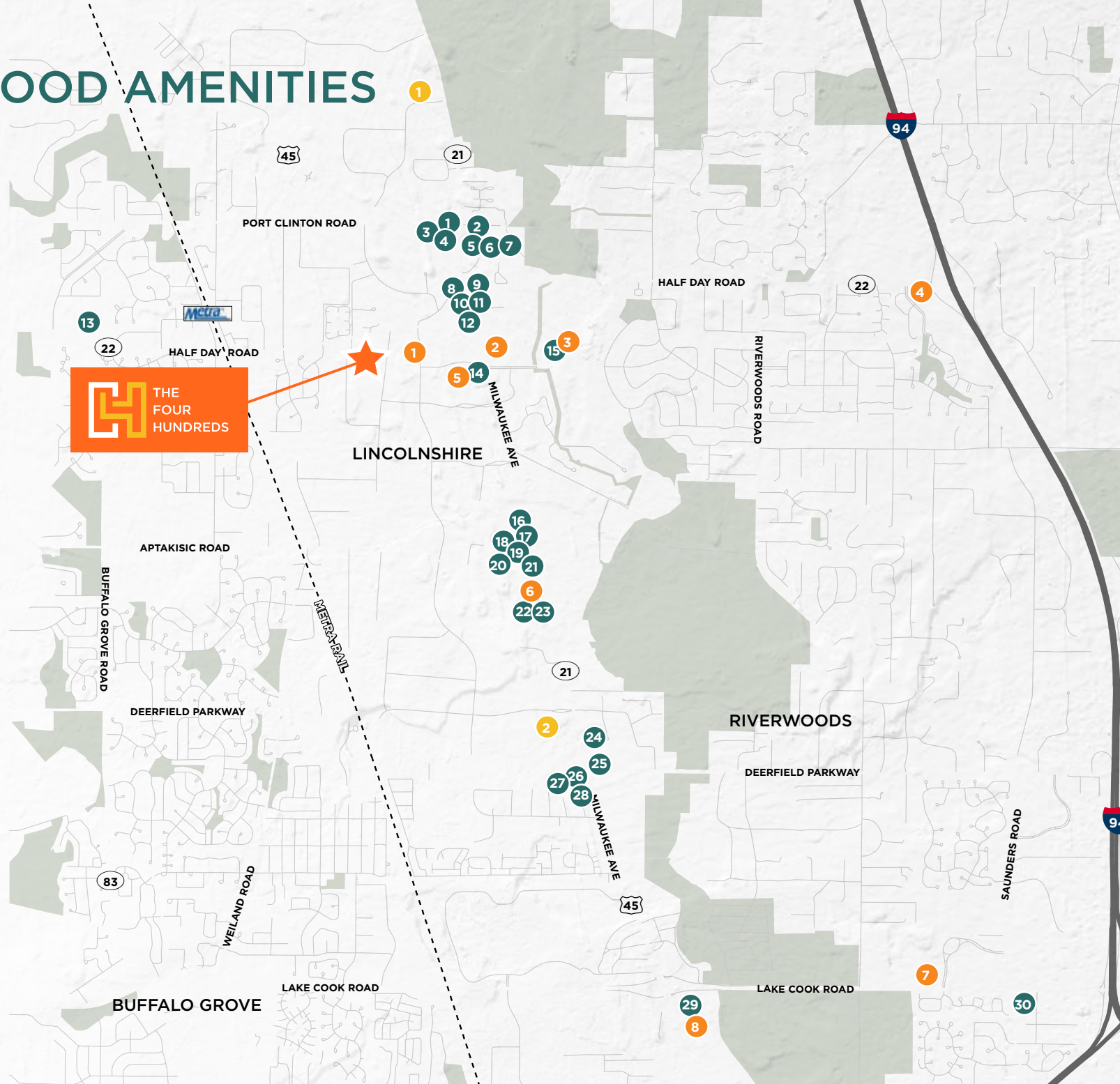
FITNESS

1. LIFETIME
2. SKY FITNESS



HOTELS

1. STAYBRIDGE SUITES
2. MARRIOTT COURTYARD
3. MARRIOTT LINCOLNSHIRE
4. HOMEWOOD SUITES
5. SPRINGHILL SUITES
6. HAMPTON BY HILTON
7. HOLIDAY INN EXPRESS
8. WESTIN NORTH SHORE





FOR LEASING INFORMATION, PLEASE CONTACT:



Chris Cummins
+1 773 458 1352
chris.cummins@am.jll.com

Julie Koelzer
+1 773 632 1049
julie.koelzer@am.jll.com