

**One Pierce Place**  
325 West  
Itasca, IL 60143

# HAMILTON PARTNERS

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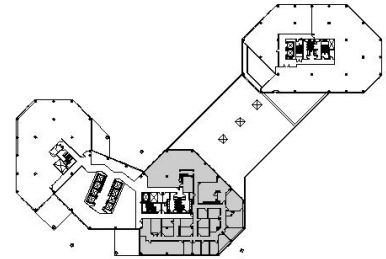
## DETAILS

**Square Feet:** 13,165 S.F.  
**Net Rent:** \$15.50/S.F.  
**OP. Expense:** \$9.03/S.F.  
**Tax:** \$1.71/S.F.  
**Gross Rent:** \$26.24/S.F.

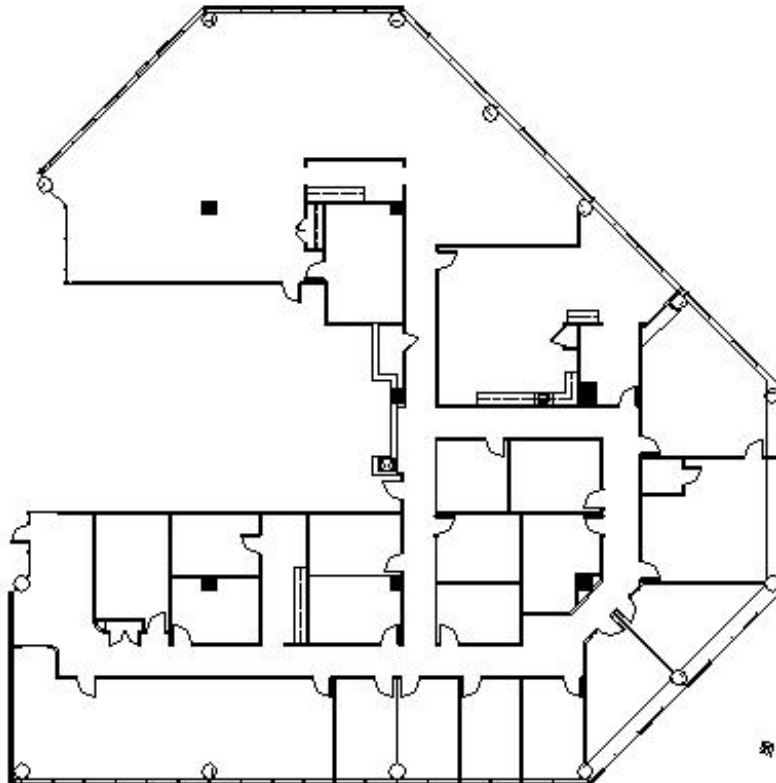
## SUITE FEATURES

- On-site management
- Newly renovated fitness center in building
- 24 hour manned security
- Delicatessen and sundry shop in building
- Energy Star Certified and LEED Gold Certified
- AT&T, Comcast and Verizon service available

## THIRD FLOOR PLAN



## SPACE PLAN



## HAMILTON PARTNERS - Sponsoring Broker

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