

24,225 SQ FT  
TROPHY CLASS A  
SUBLEASE

CONSTRUCTION ALLOWANCE AVAILABLE  
FOR FULL FLOOR SUBLEASE  
IN O'HARE'S BEST  
LOCATION

CBRE

9377 W HIGGINS RD | ROSEMONT, IL | FLOOR 4

DETAILS

High-Credit  
Sublessor



SIZE

24,225 SF



AVAILABLE

Immediately



ASKING RENT

\$30.00 Gross



TERM

Through 1/31/2029



Tenant Improvement Allowance  
Available for Build Out



# MOST ACCESSIBLE LOCATION IN METRO CHICAGO



## MINUTES FROM O'HARE

AND 3 MAJOR HIGHWAYS



## BUILDING TRANSIT AMENITIES:

COVERED PARKING, ELECTRIC CAR CHARGING STATIONS, DEDICATED SHUTTLE SERVICE TO THE CTA, FREE UBER RIDES TO METRA & O'HARE

## WALKING DISTANCE

TO THE CTA BLUE LINE



CHICAGO O'HARE  
INT'L AIRPORT

MANNHEIM RD

I-190 W  
4 MIN

I-294 S  
5 MIN

I-90 E  
4 MIN

I-294 N  
6 MIN

RIVER RD

ROSEMONT  
CTA BLUE LINE  
10 MIN WALK

9377 W. HIGGINS RD,  
ROSEMONT, IL

JEE RD

HIGGINS RD

I-90

I-90 E/W  
4 MIN

S CUMBERLAND AVE

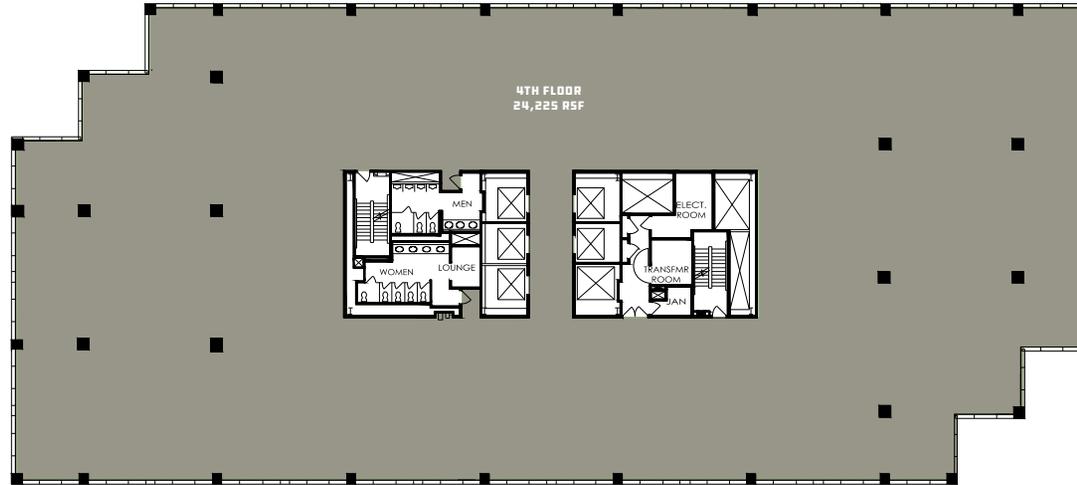
CUMBERLAND

N CUMBERLAND AVE

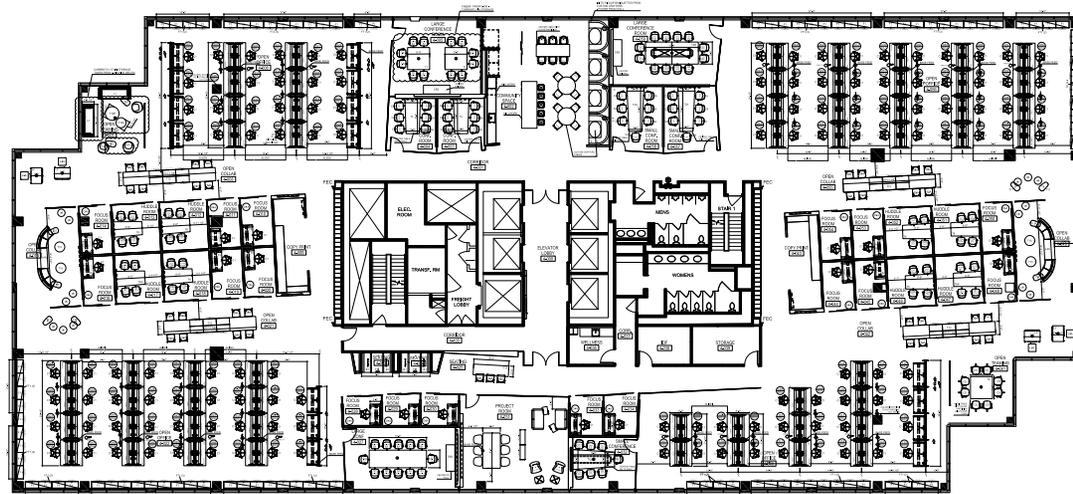
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# FULL-FLOOR SUBLEASE AVAILABLE FOR BUILD-OUT IN NEWLY RENOVATED BUILDING

FLOOR PLAN



RAW SPACE, EXAMPLE TEST FIT





◆ **BUILDING  
AMENITIES** ◆



**AUDITORIUM**



**ON-CAMPUS  
DAYCARE**

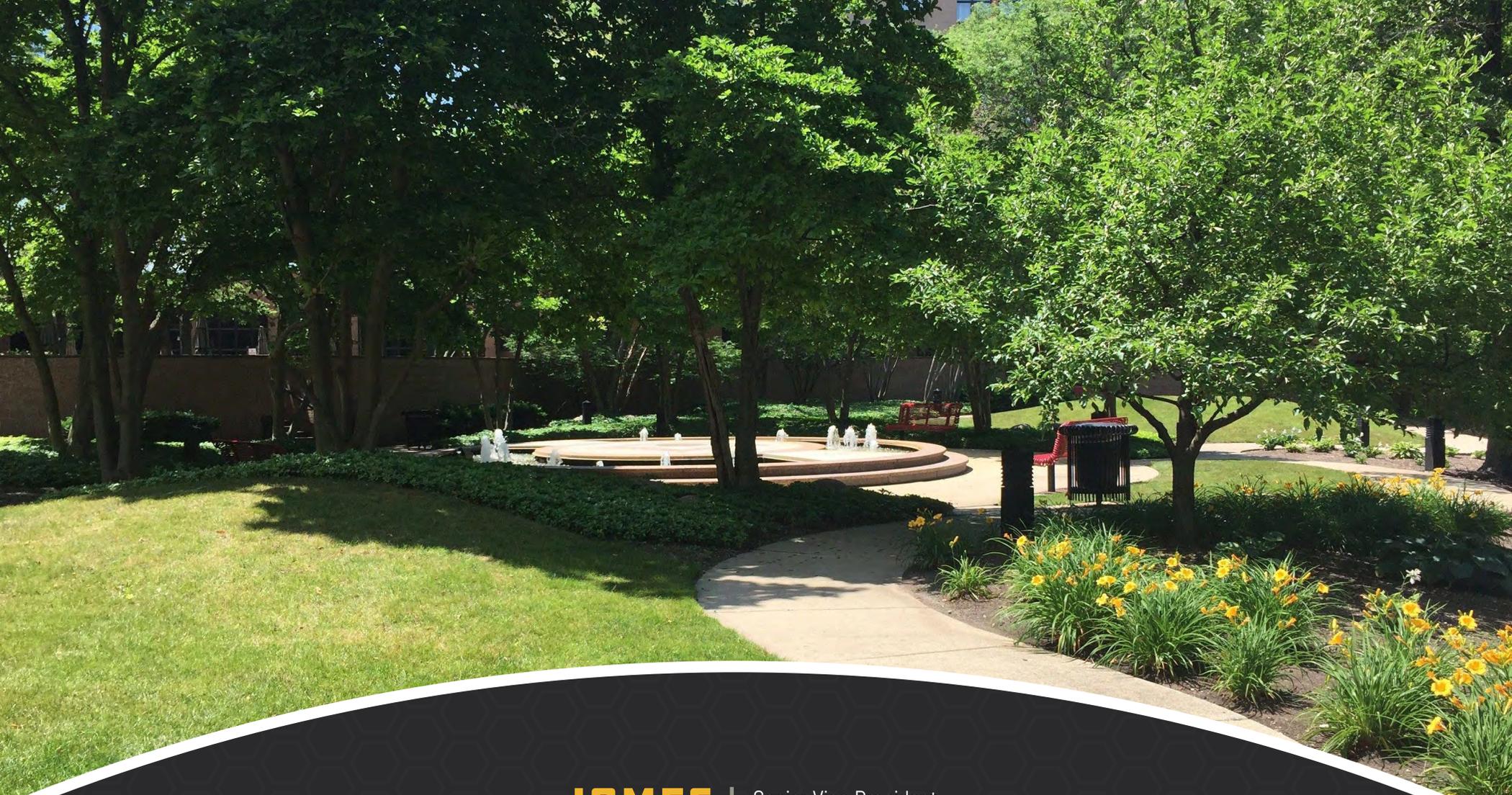


**OUTDOOR  
COURTYARDS**



**ON-CAMPUS  
FOOD OPTIONS**





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