

FOR LEASE

Illinois Masonic Medical Office Center

3000 NORTH HALSTED STREET - CHICAGO



Building Overview

142,955 RSF

8 Stories

FLOOR PLATES
17,720 RSF

Built in 2000

ELEVATORS
4 Passenger + 2 Freight

PARKING RATIO
3.5/1,000
(valet available)

Building Features



Spaces ranging from 1,003 to 5,242 square feet



Located on the SE Corner of Advocate Illinois Masonic Campus



Strategically located in the heart of Lakeview



Covered drop off with valet parking



Wellington CTA on Campus (Purple & Brown line)



Three blocks from Belmont CTA (Red, Purple & Brown lines)



CTA bus stop on site (8 Halsted)



360 degree unencumbered views floors 4-8



Onsite management and engineer



Anchored by Illinois Masonic Medical Center



Institutionally owned by Healthcare Realty (NYSE: HR)

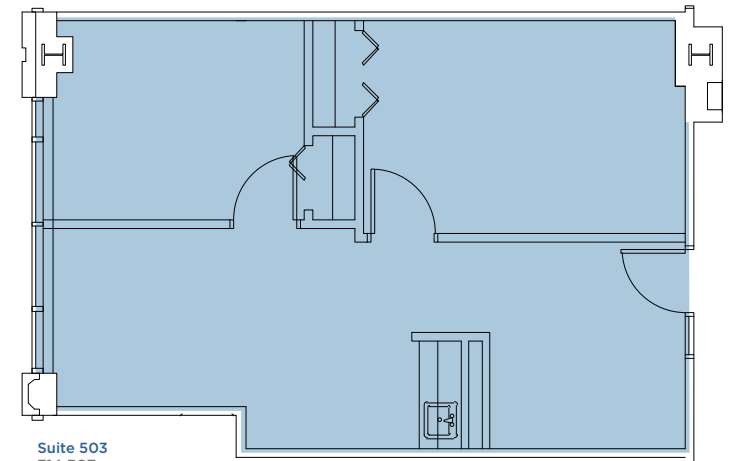
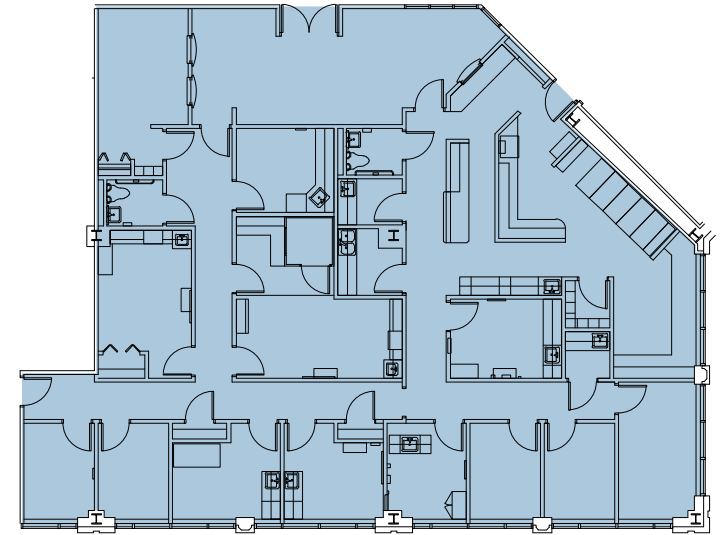
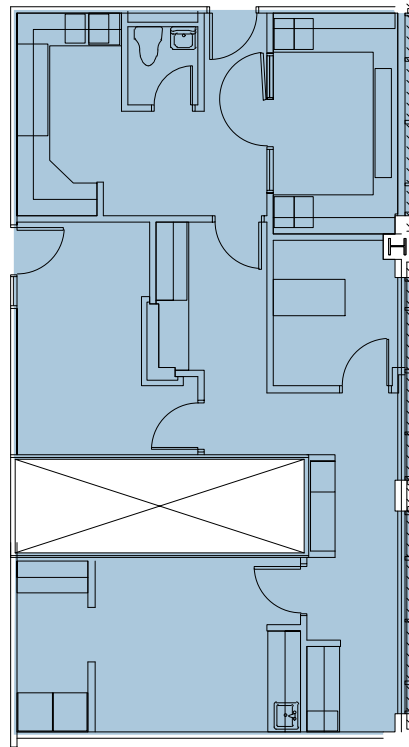
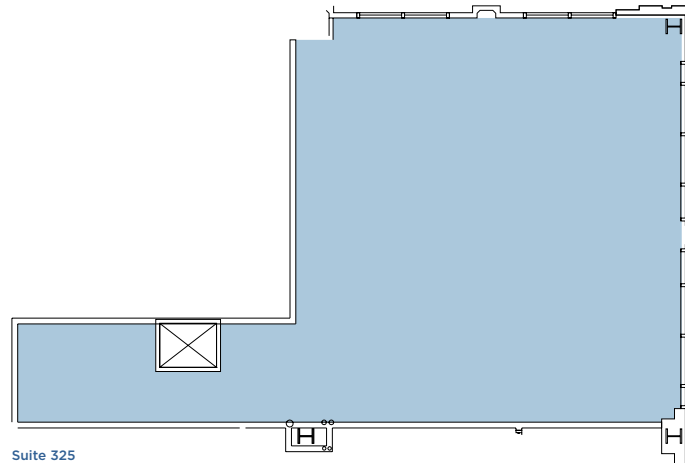


Leasing Opportunities

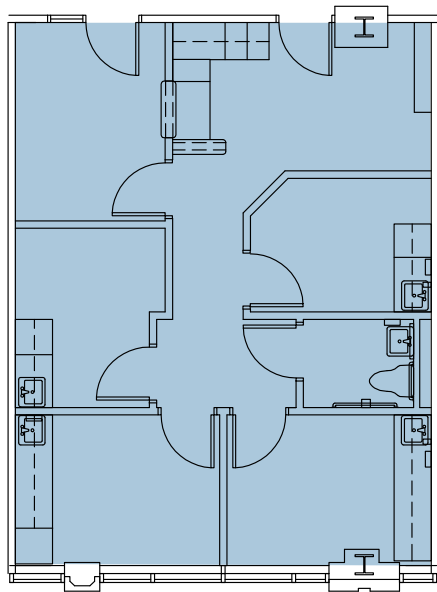
Spaces ranging from 1,003 to 5,242 square feet

Predominantly existing conditions with exam rooms and plumbing in place

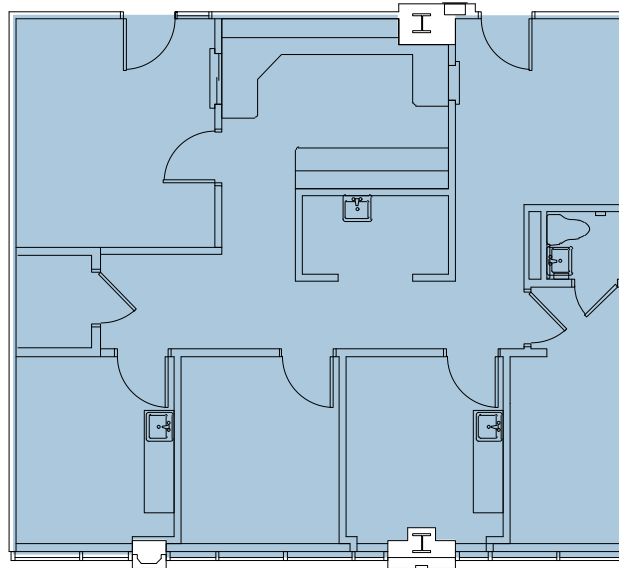
Spaces ideal for all specialties



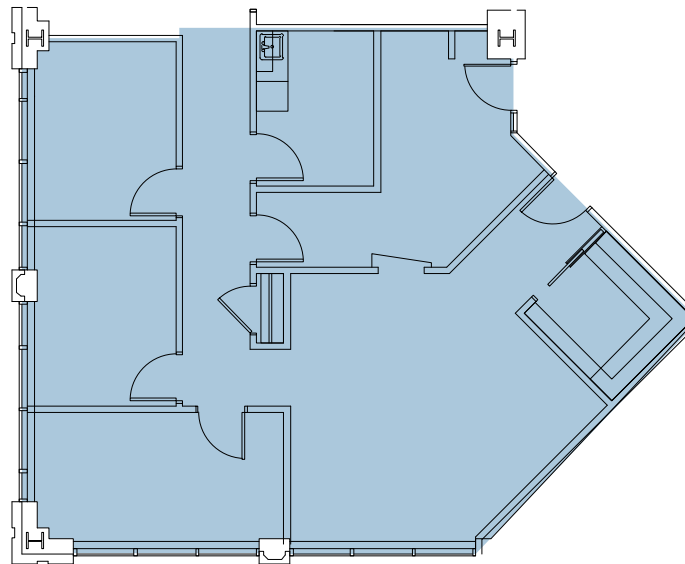
Floor Plans



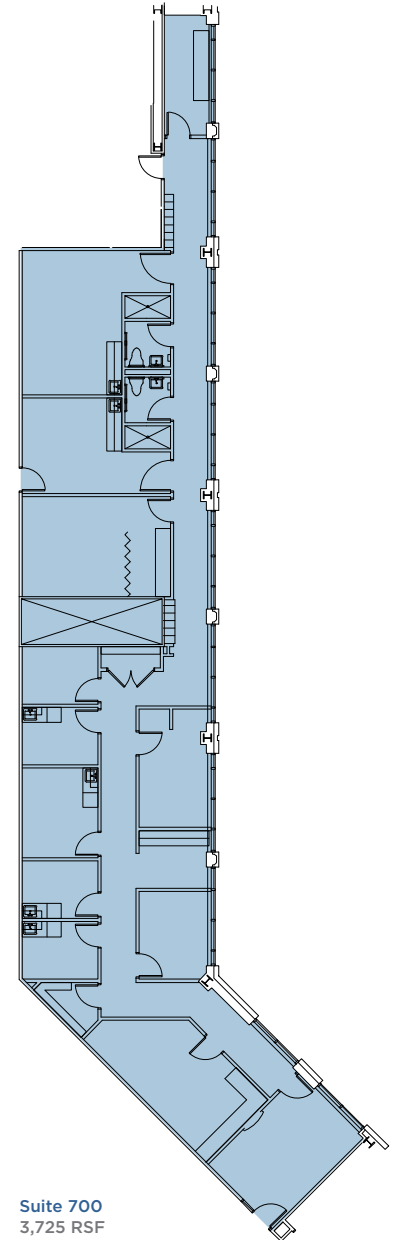
Suite 603
889 RSF



Suite 605
1,400 RSF

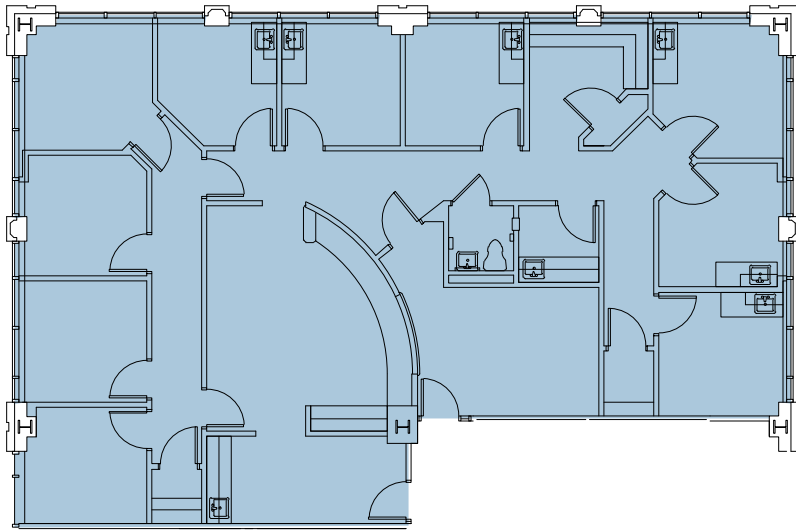


Suite 701
1,430 RSF

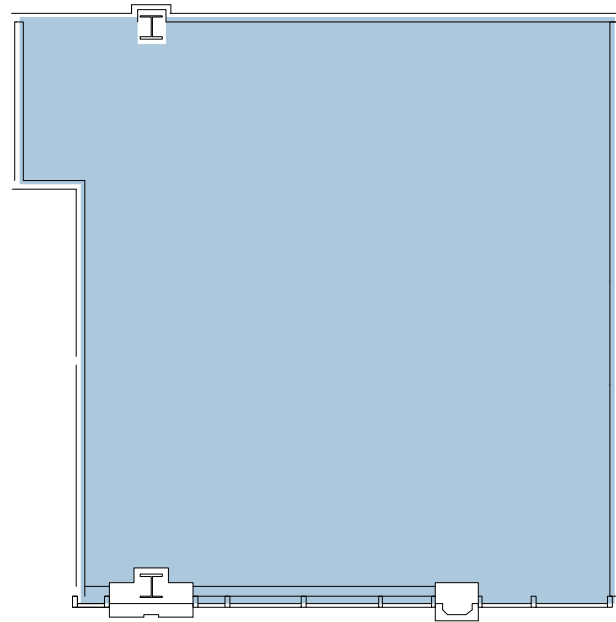


Suite 700
3,725 RSF

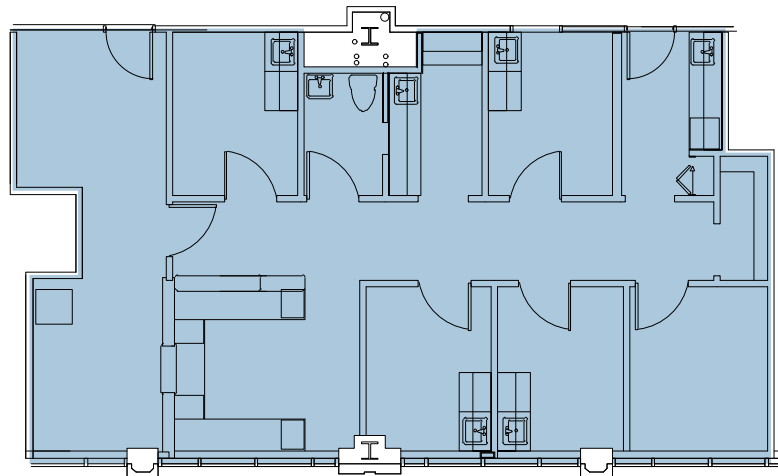
Floor Plans



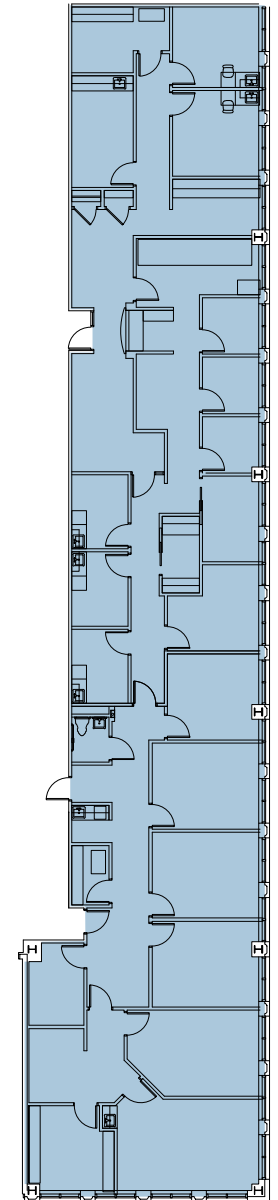
Suite 711
2,830 RSF



Suite 722
1,003 RSF



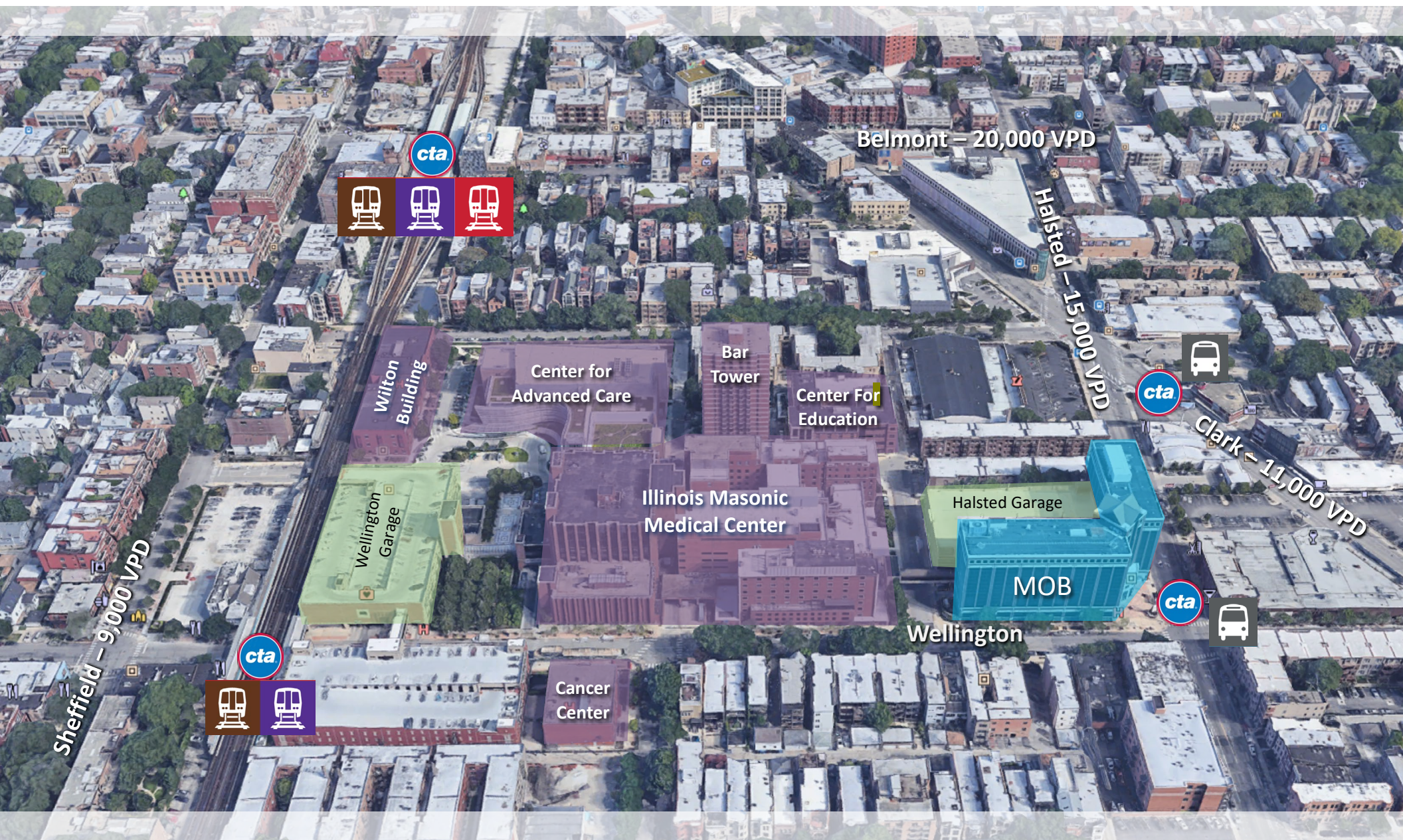
Suite 723
1,448 RSF



Suite 803
5,019 RSF

Floor Plans

Illinois Masonic Campus Map



Demographic Info – 5 miles



2020 POPULATION
1,005,113



AVG HOUSEHOLD INCOME
\$110,962



BACHELOR DEGREE OR HIGHER
54%



MEDIAN AGE
35.6



CONSUMER SPENDING
\$11.8 Billion



HEALTHCARE SPENDING
\$583 Million

