

# 1001 FULTON

PRIME FULTON MARKET RETAIL  
OPPORTUNITY

SWC FULTON & MORGAN

ADJACENT TO

GOOGLE MIDWEST HEADQUARTERS  
ACE HOTEL, AVIARY, ROISTER, NEXT  
AND THE MORGAN CTA STOP

IMMEDIATE OCCUPANCY

**A·R·C**  
REAL ESTATE





## GROUND FLOOR / LOWER LEVEL RETAIL / RESTAURANT READY SPACE

1001 W. FULTON MARKET, CHICAGO, IL - WEST LOOP / FULTON MARKET DISTRICT

- New 5-story mixed-use building in the heart of Fulton Market District
- Ground Floor (2,402 sf), Lower Level (2,735 sf) + significant patio seating opportunity on Fulton & Morgan Street
- Steps from Morgan Street Green/Pink line CTA train AND ADJACENT TO Google, SRAM, Ace Hotel, Herman Miller, Swift & Sons, Roister Next and The Aviary
- 5.5 Million SF of office space north of Fulton Market with over 2.8 Million SF of office space between Fulton and Lake Street alone
- Existing black iron | underground plumbing | 1,000 amp electric | HVAC | Lacantina bi-folding windows + in unit elevator servicing lower level + first floor





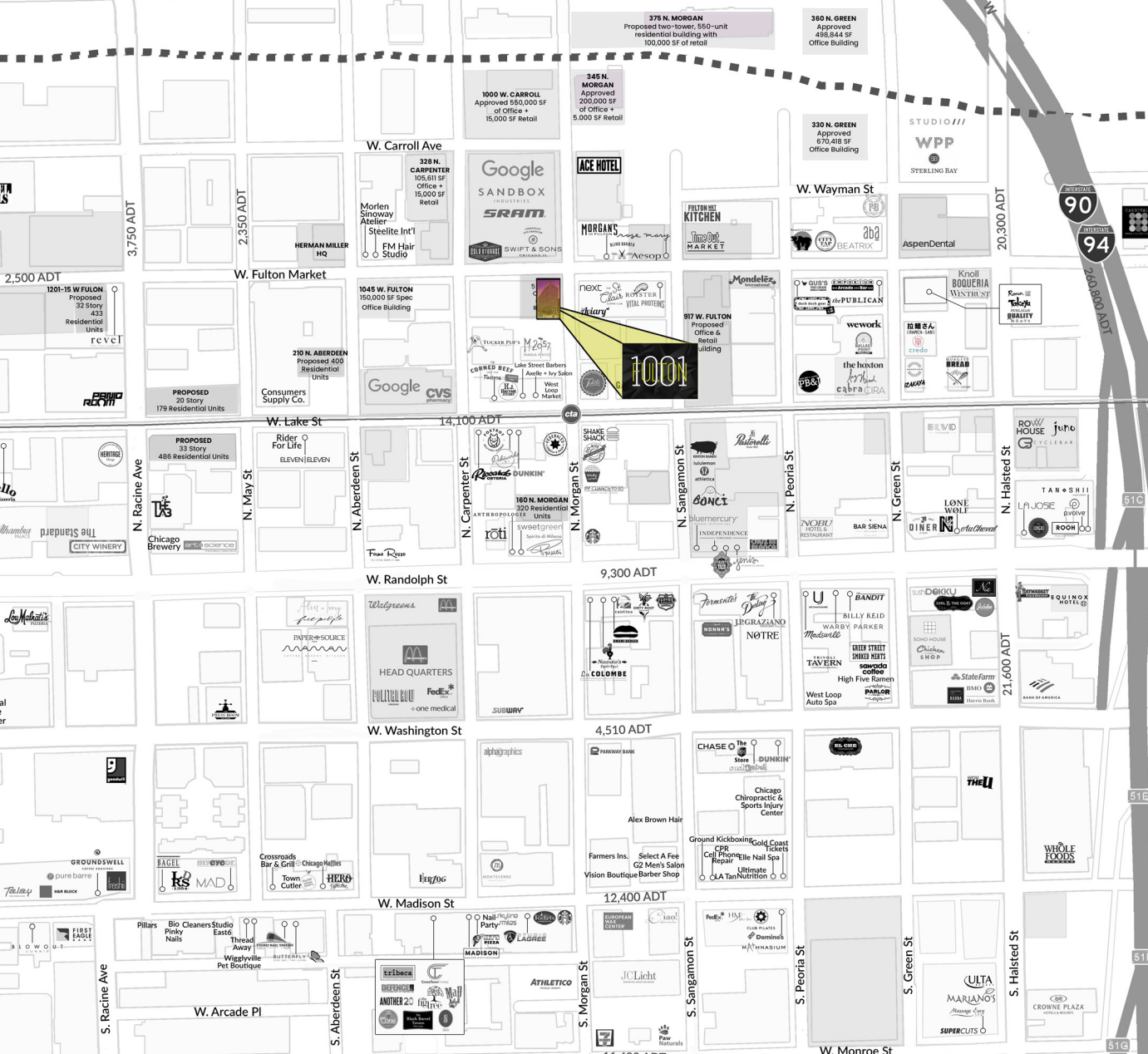
# FULTON MARKET DISTRICT HIGHLIGHTS

## OFFICE TENANTS

• Google	1,300,000 SF
• McDonald's HQ	600,000 SF
• WeWork	294,000 SF
• WPP	253,000 SF
• SRAM	75,000 SF
• Glassdoor	65,000 SF
• CH Robinson	51,800 SF
• Aspen Dental	50,986 SF
• Dyson	40,896 SF
• Ernst & Young	40,000 SF
• Industrious	40,000 SF
• Spaces	39,723 SF
• Skender Construction	30,000 SF
• Knoll	24,000 SF
• Leopardo Construction	24,000 SF
• Climate Corp.	21,118 SF
• Twitter	16,000 SF
• Coca Cola	7,400 SF

## HOTELS

- Montage Hotel / 200 Rooms / 0.1 Miles
- ACE Hotel / 159 Rooms / 0.1 Miles
- Dream Hotel / 187 Rooms / 0.2 Miles
- Hoxton Hotel / 175 Rooms / 0.2 Miles
- 920 W. Lake / 200 Rooms / 0.2 Miles
- 310 Peoria / 28 Rooms / 0.2 Miles
- 800 W. Lake / 200 Rooms / 0.3 Miles
- Nobu Hotel / 83 Rooms / 0.4 Miles
- Hyatt House / 200 Rooms / 0.4 Miles
- Publishing House / 119 Rooms / 0.4 Miles
- Standard Hotel / 290 Rooms / 0.5 Miles



**OFFICE SPACE**  
**5.5 Million SF**  
 North of Fulton Market  
**2.8 Million SF**  
 in between Fulton & Lake St



**NEW RESIDENTIAL UNITS IN 2018**  
**4,902**



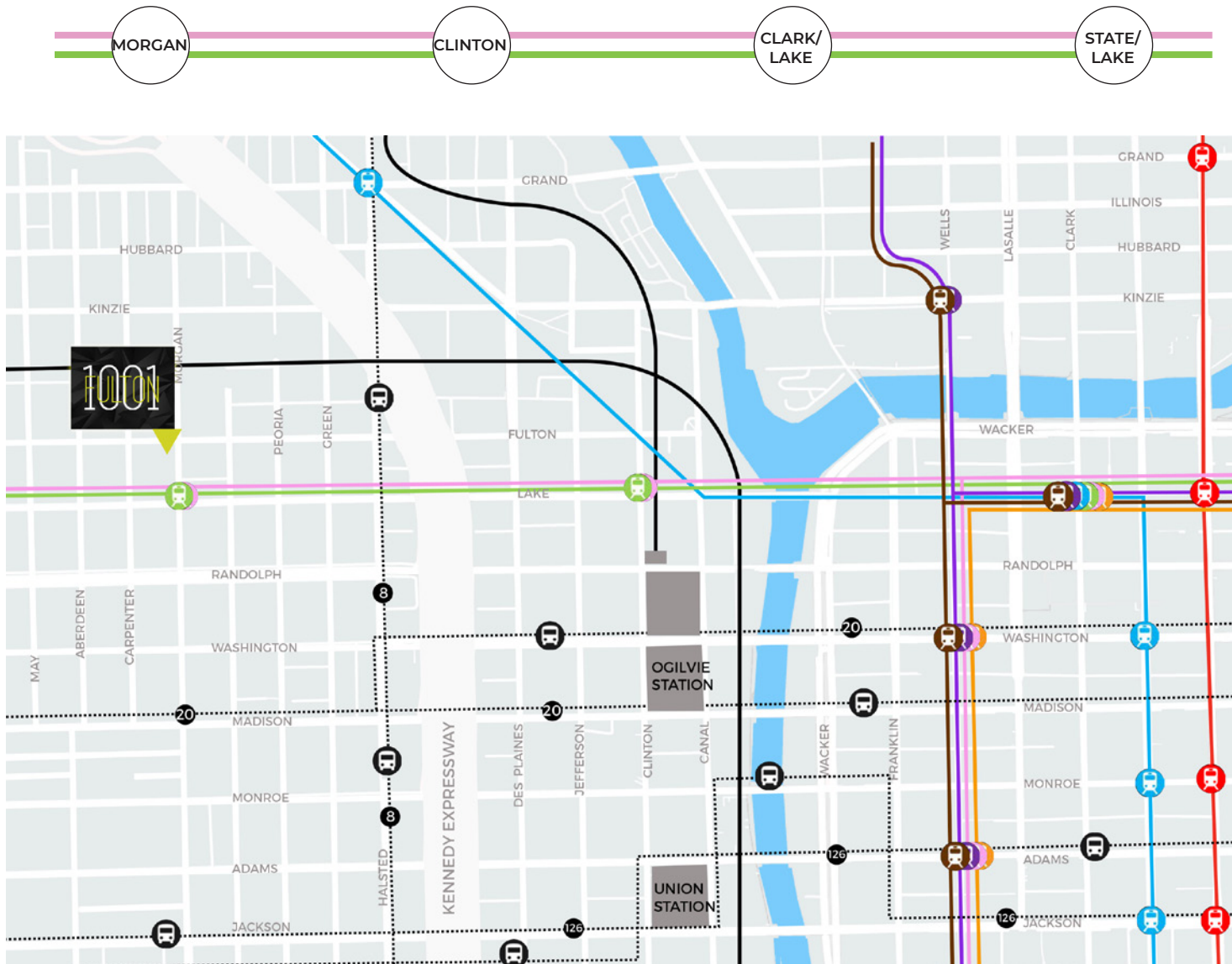
**AVERAGE HOUSEHOLD INCOME**  
**\$158,193**  
 within ½ Mile



**ANNUAL RIDERSHIP**  
**800,000+**  
 At Lake & Morgan  
 "L" Stop

# FULTON MARKET / WEST LOOP TRANSPORTATION MAP

1001 W. FULTON MARKET, CHICAGO, IL - WEST LOOP / FULTON MARKET DISTRICT



## EAT / DRINK

### Restaurants / Bars

- Swift & Sons
- Duck Duck Goat
- Next & The Aviary
- TimeOut Market
- ABA
- The Publican

## WORK

### Office Developments

- Google
- Mondelez International
- McDonalds HQ's
- WPP
- Vital Proteins
- Aspen Dental

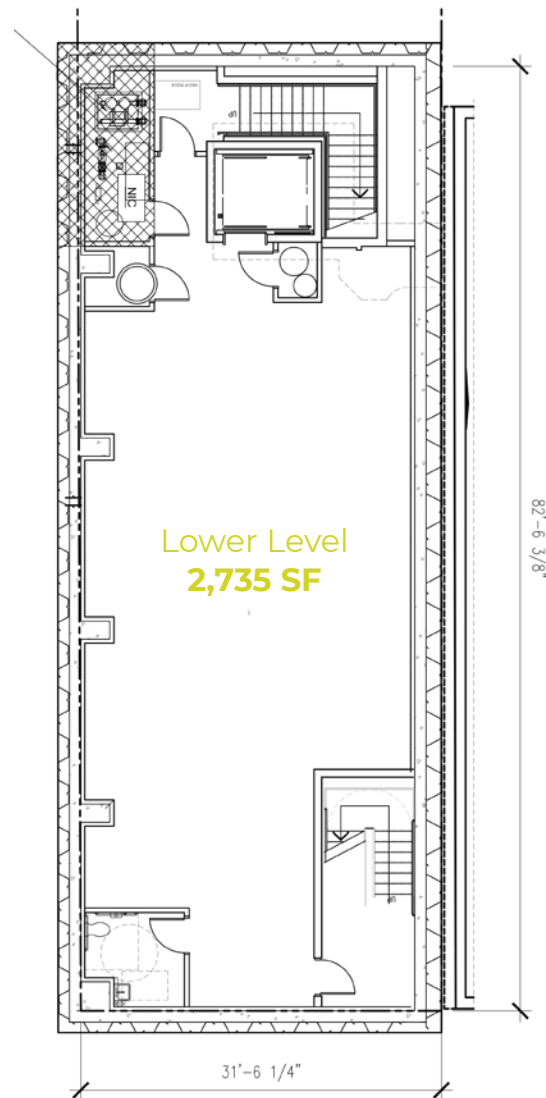
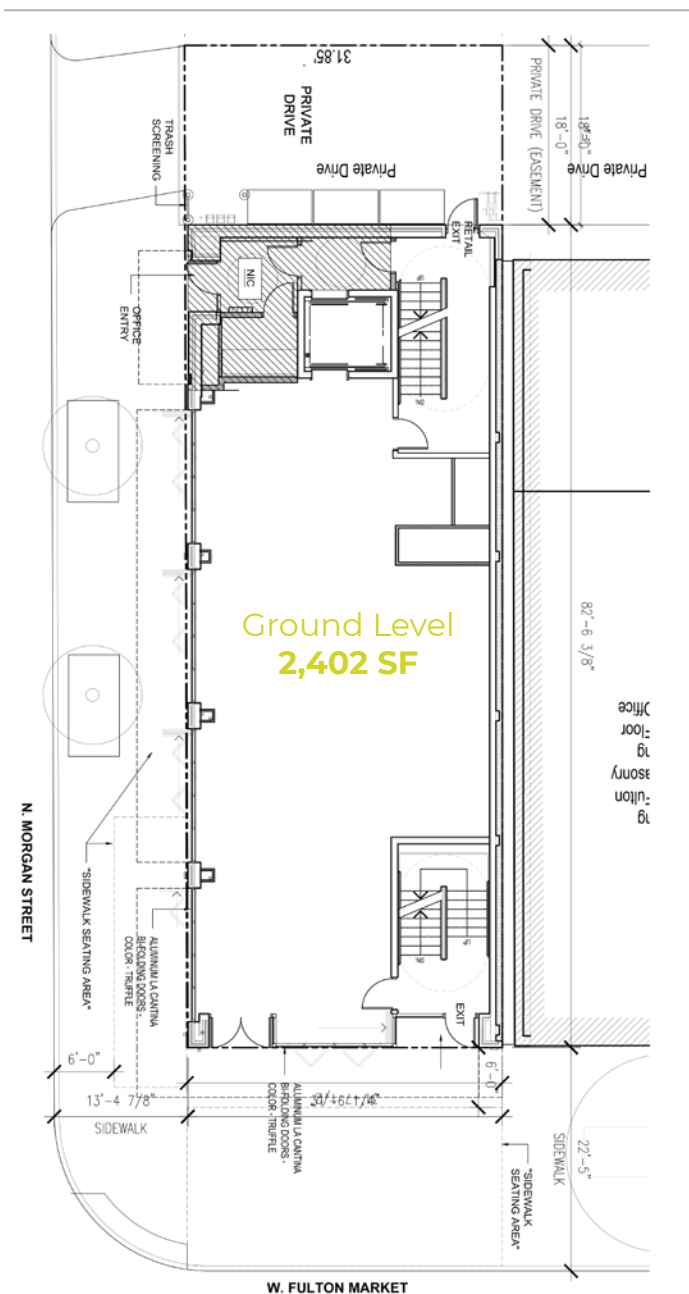
## COMMUTE

### Commuter Friendly

- Less than 1 block from the new Morgan CTA
- Green/Pink Station
- Less than 1 mile from Ogilvie & Union Stations
- Bike-friendly with over 5 Divy stations within a 4 block radius
- Walking distance to Downtown, CTA Bus Routes, & restaurants/entertainment

# GROUND FLOOR and LOWER LEVEL FLOOR PLANS

1001 W. FULTON MARKET, CHICAGO, IL - WEST LOOP / FULTON MARKET DISTRICT





## AERIAL VIEW

1001 W. FULTON MARKET, CHICAGO, IL - WEST LOOP / FULTON MARKET DISTRICT





# LACANTINA BIFOLDING DOORS/WINDOWS'

1001 W. FULTON MARKET, CHICAGO, IL - WEST LOOP / FULTON MARKET DISTRICT







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