



# THE STEELYARD

AT LINCOLN YARDS

A Sterling Bay Development




INTRODUCING

# LINCOLN YARDS

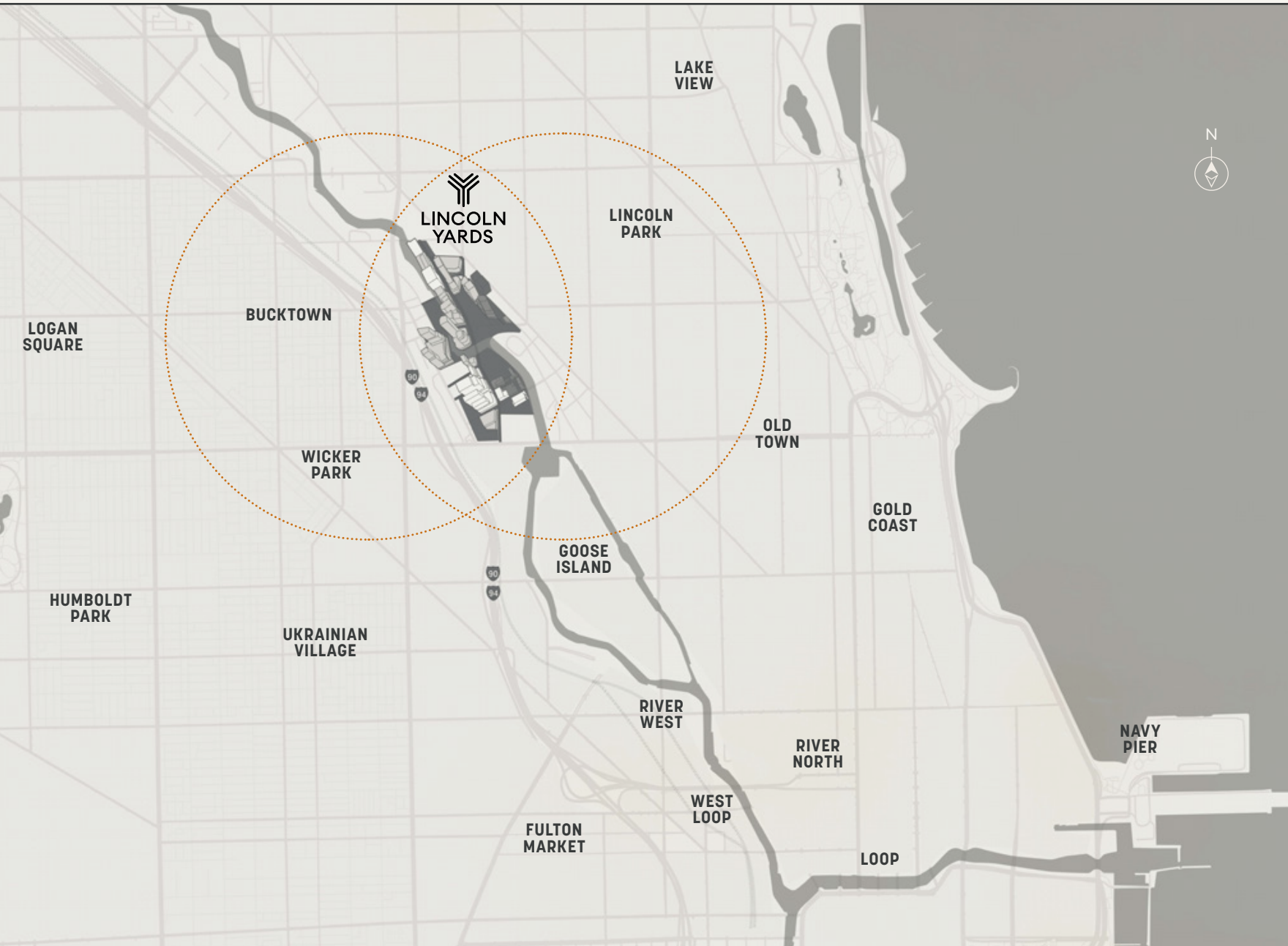
Lincoln Yards is a new 53-acre mixed-use community being developed on former industrial land along the North Branch of the Chicago River. This site is uniquely located between some of the City's most iconic neighborhoods: Bucktown, Wicker Park and Lincoln Park.

For companies looking to make an impact, Lincoln Yards presents a unique opportunity to amplify your brand across the development.



 LINCOLN YARDS | OVERVIEW OF THE STEELYARD





## LINCOLN YARDS

# BY THE NUMBERS

**53+ACRES**  
of prime real estate

**21ACRES**  
of public open space

**14.5MSF**  
mixed-use development

**565KSF**  
retail and entertainment  
space

**10MSF**  
built-to-suit office and lab

**2.9MILES**  
of extended 606

**UP TO 6,000**  
new residential units

**1MILE**  
of river frontage

**\$185K+**  
average household income  
within 1 mile














THE STEELYARD

LINCOLN YARDS

# TRANSPORTATION

30 MINS TO MIDWAY AIRPORT  
20 MINS TO O'HARE AIRPORT  
20 MINS TO NORTH SHORE  
17 MINS SAVED TO RIVER NORTH  
13 MINS SAVED TO OGILVIE  
8 MINS TO THE LOOP



-  3 WATER TAXIS STOPS
-  3 NEW BRIDGES
-  SHUTTLES TO CTA STATIONS & WESTERN METRA STATION
-  606 EXTENDED INTO THE SITE
-  WALKING DISTANCE TO 3 CTA TRAIN STATIONS
-  3 CTA BUS LINES: 9, 72, 73
-  MULTIPLE DIVVY BIKE-SHARE STATIONS
-  ADJACENT TO 90 94 KENNEDY EXPRESSWAY
-  ADJACENT TO RENOVATED CLYBOURN METRA STATION
  -  3 MIN SHUTTLE RIDE
  -  14 MIN WALK
- 13 SURROUNDING TRANSIT SYSTEMS
- ELSTON REALIGNMENT





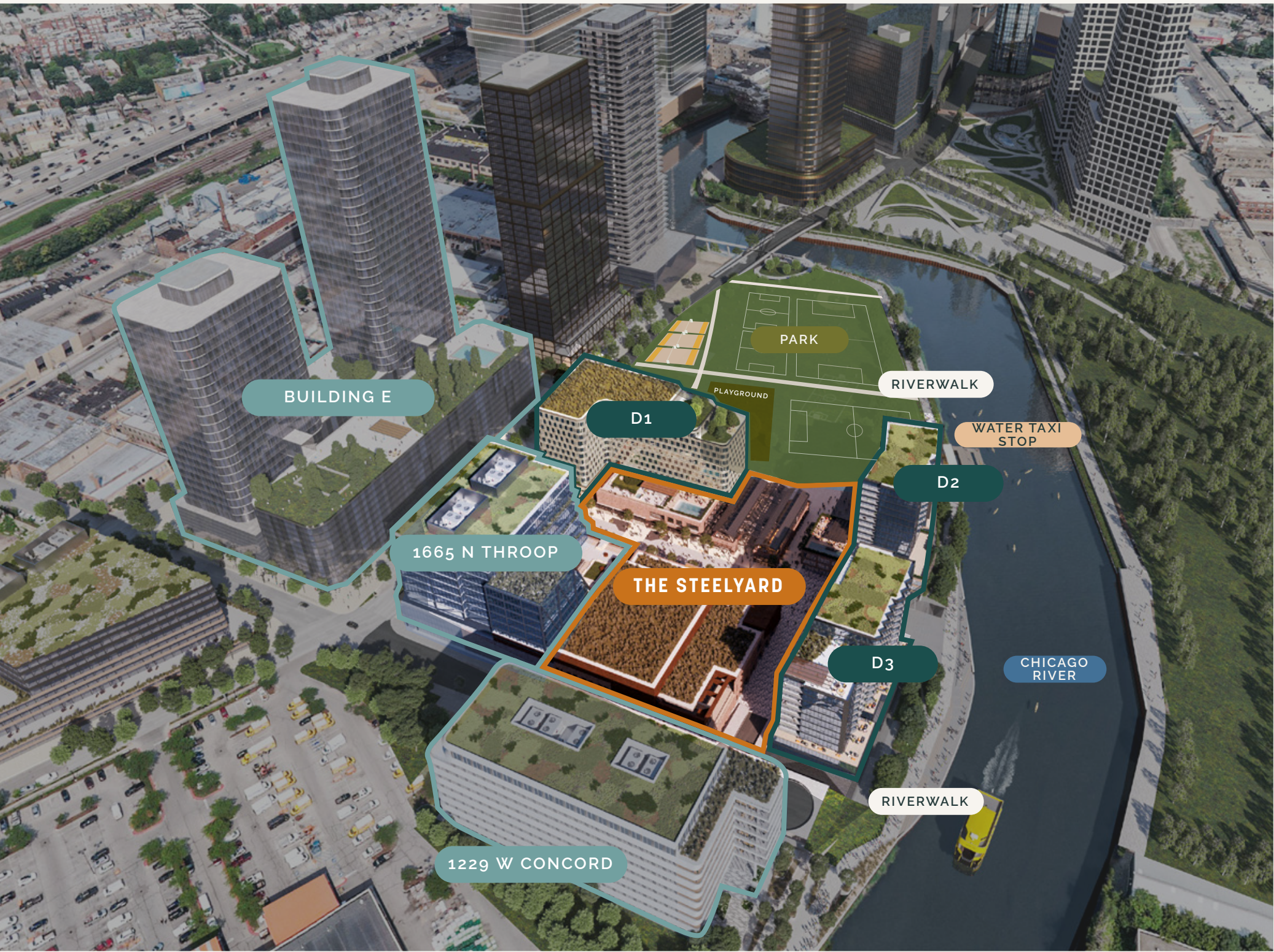
A  
**ONCE IN A  
LIFETIME**  
DEVELOPMENT



INTRODUCING  
THE STEELYARD







THE STEELYARD

OVERVIEW

1M<sup>SF</sup>  
of office, residential  
and retail

650+  
residential units

2  
live music venues

1  
water taxi stop

CULTURAL  
hub

- Residential
- Commercial
- Retail

345,000 SF  
620,000 SF  
171,000 SF



1665 NORTH THROOP

# THE STEELYARD'S FIRST & ONLY COMMERCIAL OFFICE OPPORTUNITY

500,000<sub>SF</sub>  
office/retail development

24,400<sub>SF</sub>  
lounge, fitness, conference, and  
terrace amenities

14  
stories

37K<sub>SF</sub>  
typical floorplate

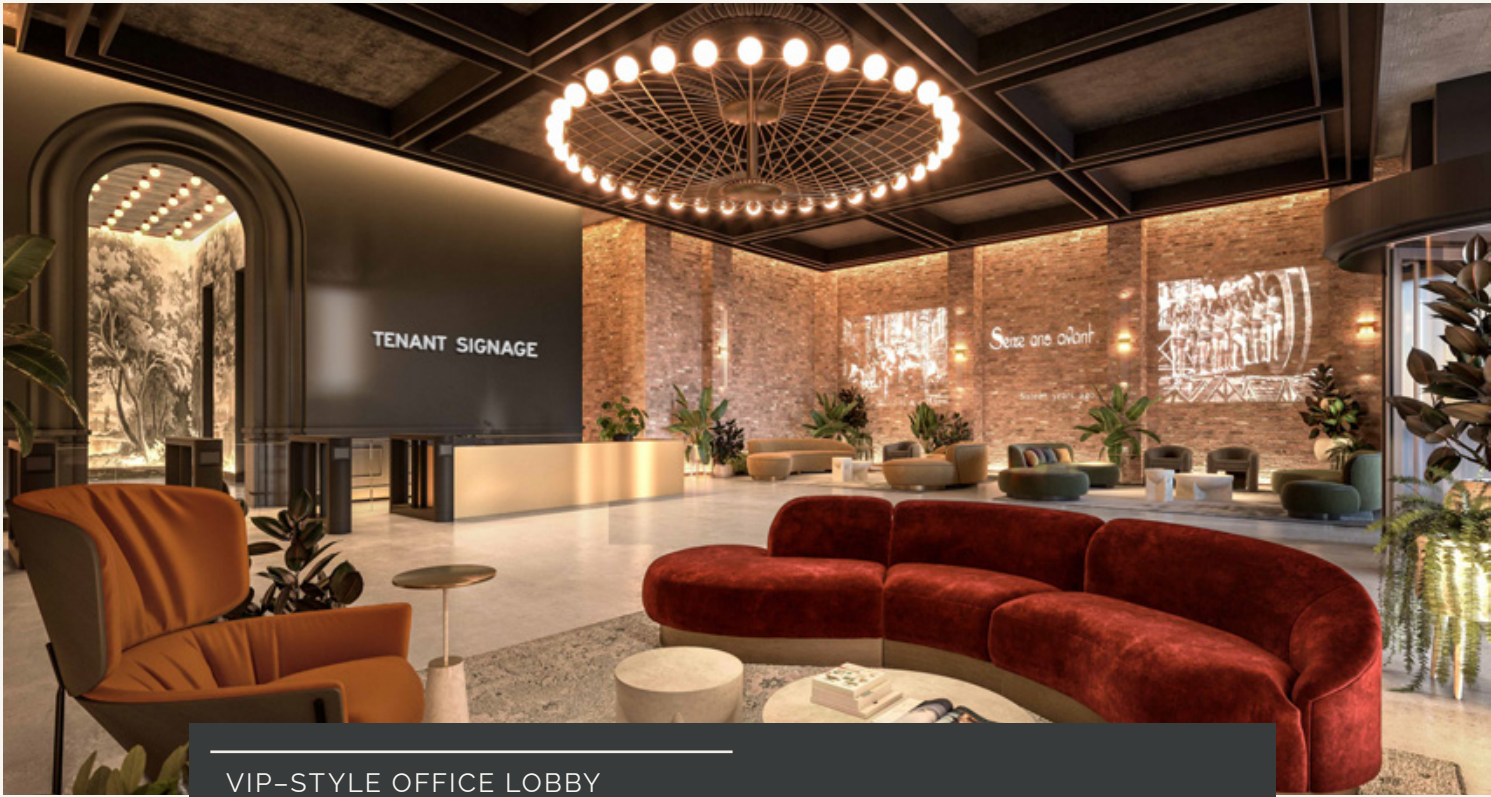
14'-0"  
slab height

90  
parking spaces

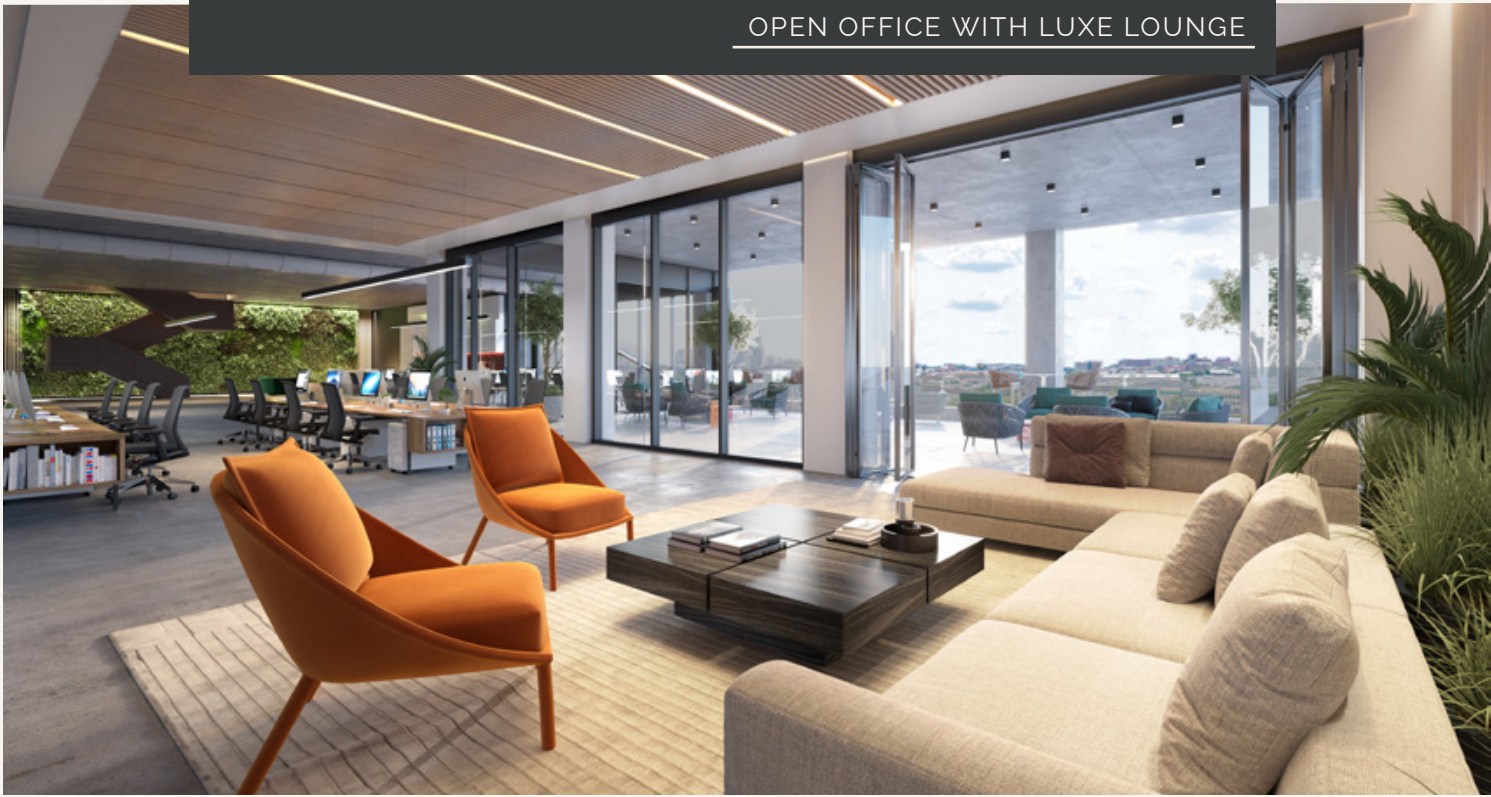
OUTDOOR SPACE  
on every floor







VIP-STYLE OFFICE LOBBY



OPEN OFFICE WITH LUXE LOUNGE

1665 NORTH THROOP

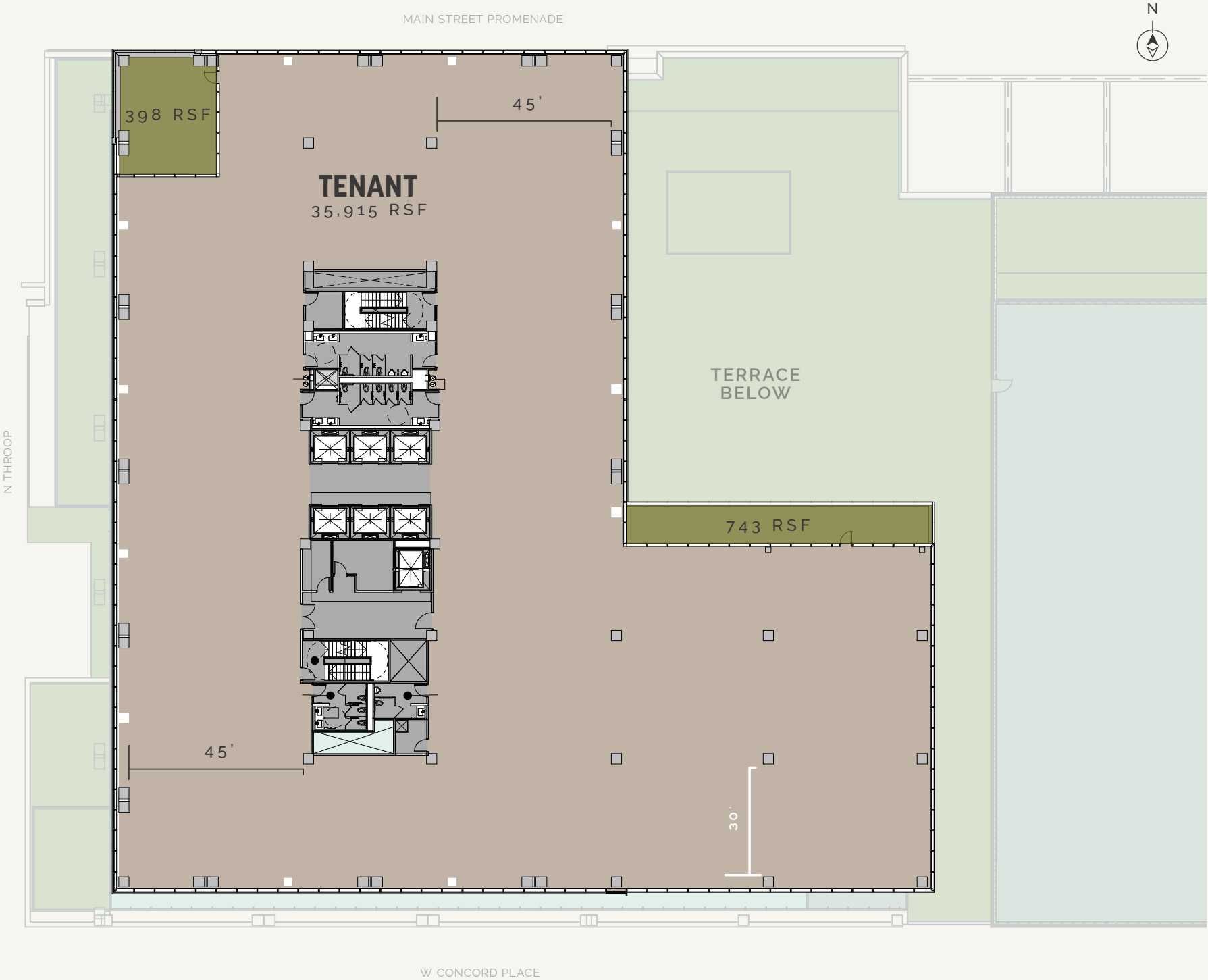
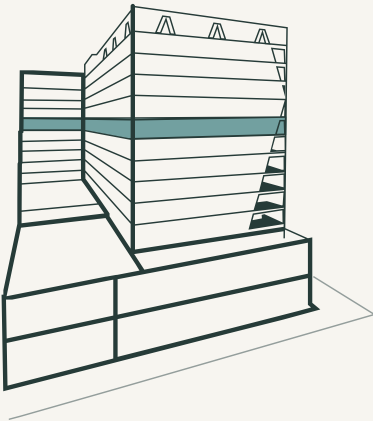
NORTHWEST VIEW OF THE OUTDOOR TERRACES





1665 NORTH THROOP

# SINGLE TENANT FLOORPLAN FLOOR 10





1665 NORTH THROOP

# YOUR ALL ACCESS PASS TO LINCOLN YARDS

## PERKS

### PERKS

- + Priority VIP event access
- + Sponsorship opportunities
- + Meet and greets with artists
- + Priority tickets and sales
- + Physical and digital branding opportunities
- + Exclusive reservation access





A DIVERSE MIX OF CURATED  
LOCAL DINING OPTIONS,  
BOUTIQUE SHOPS, INDEPENDENT  
RETAILERS, AND ICONIC BRANDS



VIEW OF MARKET HALL IN  
THE STEELYARD



THE STEELYARD PROMENADE |

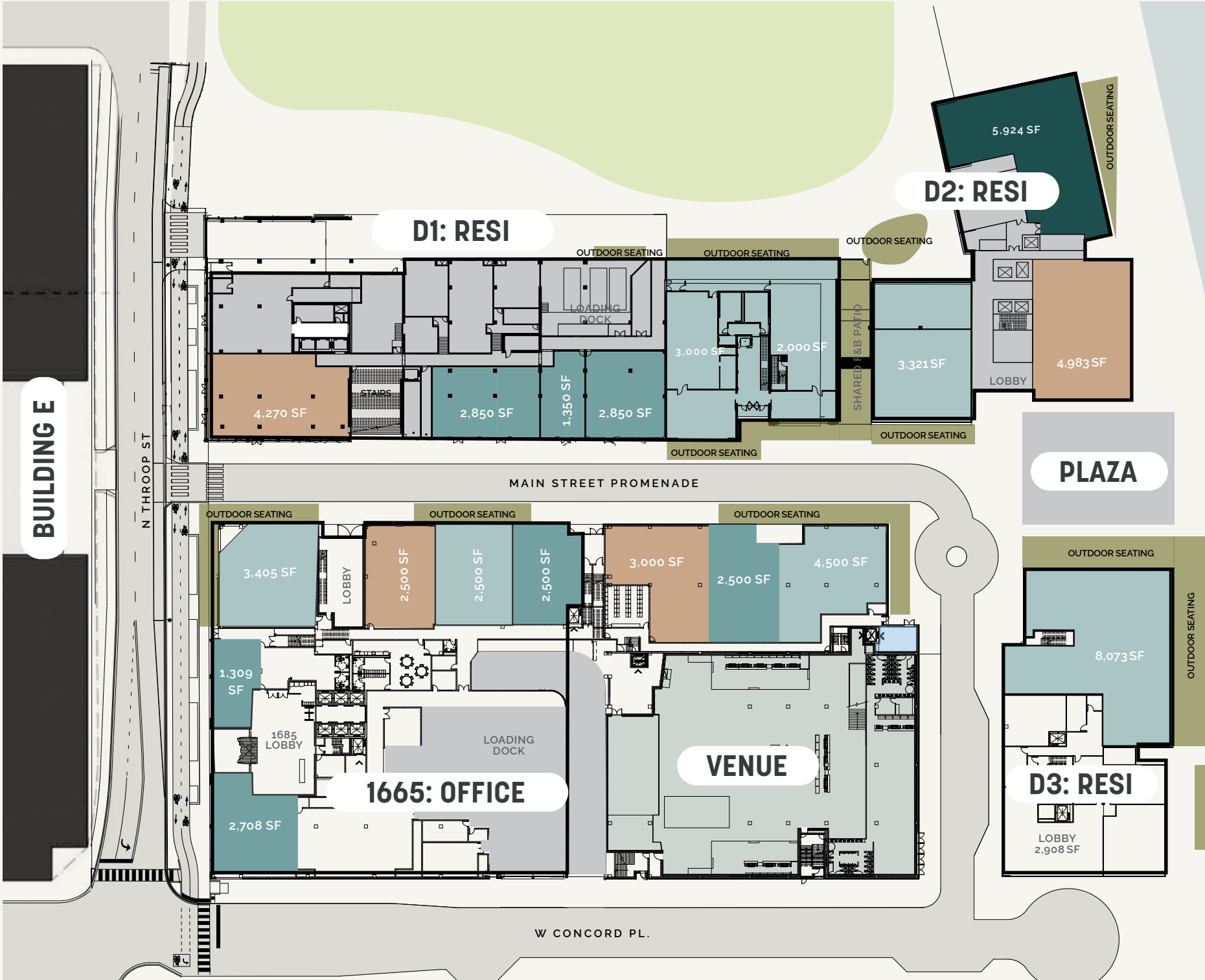




THE STEELYARD

GROUND FLOOR  
RETAIL

- VENUES
- FOOD & BEVERAGE
- SOFT GOODS RETAIL  
ATHLEISURE, STREETWEAR, OUTDOOR WEAR, COSMETICS
- EXPERIENTIAL/FLEX RETAIL
- FITNESS  
BOUTIQUE & LARGE FORMAT
- HEALTH & BEAUTY SERVICES  
BOUTIQUE & LARGE FORMAT
- BREWERY
- TERRACES

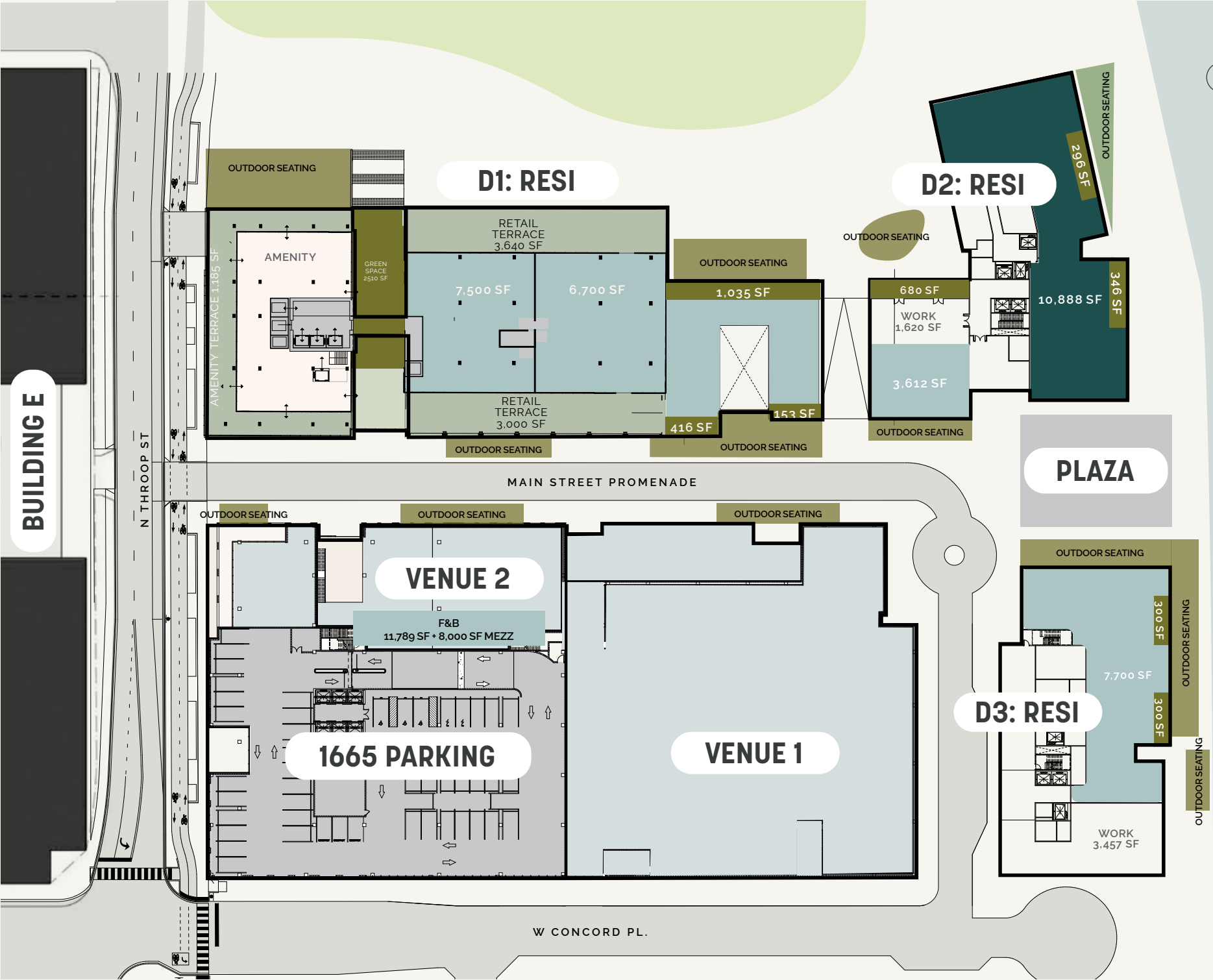




THE STEELYARD

SECOND FLOOR  
RETAIL

- VENUES
- FOOD & BEVERAGE
- SOFT GOODS RETAIL  
ATHLEISURE, STREETWEAR, OUTDOOR WEAR, COSMETICS
- EXPERIENTIAL/FLEX RETAIL
- FITNESS  
BOUTIQUE & LARGE FORMAT
- HEALTH & BEAUTY SERVICES  
BOUTIQUE & LARGE FORMAT
- BREWERY
- TERRACES







FOR LEASING INQUIRIES, PLEASE CONTACT

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FOR ALL OTHER LEASING INQUIRIES, PLEASE CONTACT  
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