

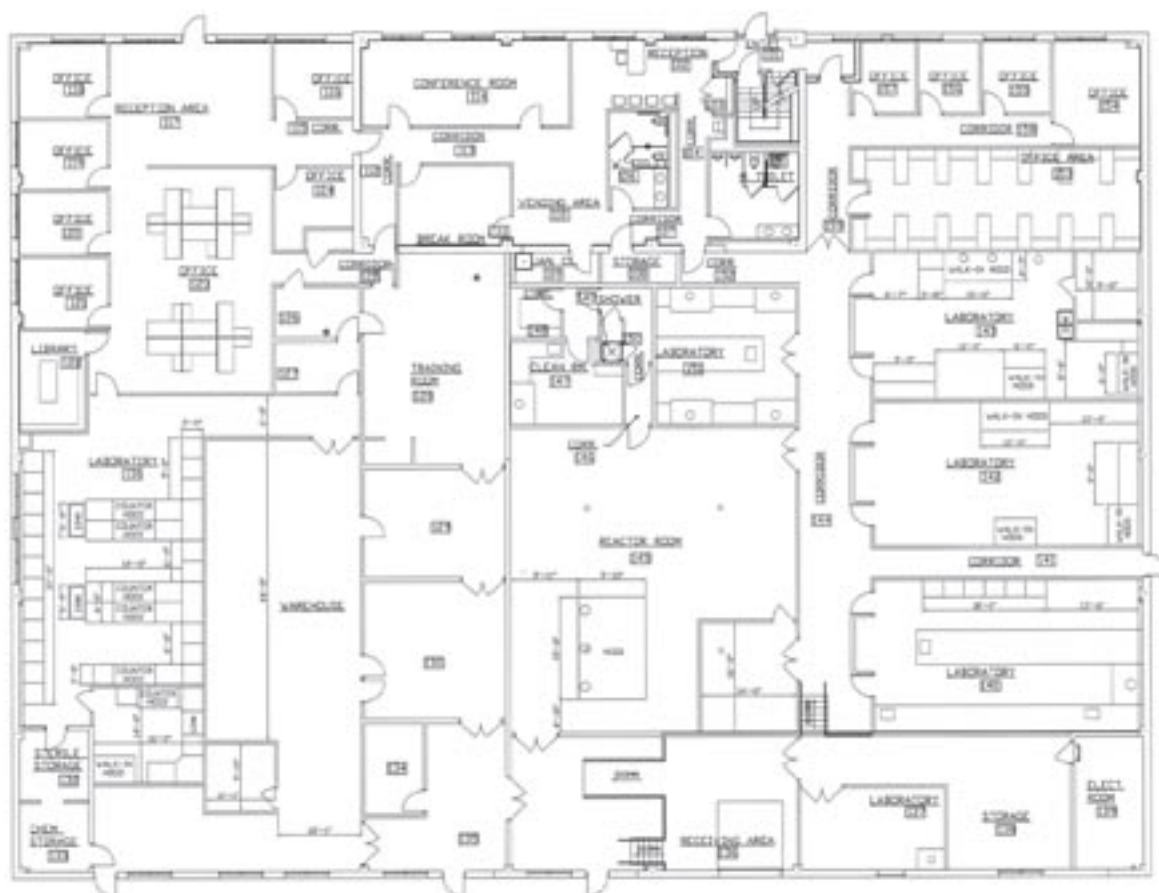


CHICAGO TECHNOLOGY PARK

Enterprise Center I

20,000 square-foot laboratory, cGMP manufacturing and office facility at 2225 W. Harrison

Successful life sciences businesses start here.



Lease Terms:

The rental terms for Enterprise Center I are NNN and negotiable based on length of term and whether for single or multiple tenant occupancy. Terms for tenant improvements are negotiable and secure parking is available for a monthly charge per space.

Enterprise Center I in the Chicago Technology Park is an excellent option for life sciences companies who want a turnkey laboratory and cGMP facility. In its current configuration it offers nearly 20,000 square feet of combined laboratory, cGMP manufacturing, and office space for a single tenant, though the building can easily be re-converted into a multi-tenant facility.

The facility has recently undergone major renovations on the interior and exterior. There are six separate wet laboratory areas within Enterprise Center I, each with fume hoods in place. A cGMP reactor room and a clean room are located within the building's interior. Current administrative and office space includes nine private offices with windows, three interior private offices, and 26 workstations. There is a ground-level and a truck-height shipping and receiving area at the rear of the building, and a large warehouse area with easy access to the loading docks.

If conversion into a multi-tenant facility is required, separately metered utility lines, common restrooms, a shared conference room, a common reception area, and split access to loading facilities are already built in.

The Chicago Technology Park is a dynamic community of more than 30 growth-stage companies and several publicly-traded companies, located on Chicago's Near West Side. Companies in the CTP benefit from on campus rates for a variety of services through the University of Illinois at Chicago. This ideal location is only minutes from the Chicago Loop and within walking distance of the Tri-Taylor Historic District and Chicago's Little Italy restaurant row on Taylor Street. Located within the 560-acre Illinois Medical District and adjacent to the University of Illinois at Chicago, Rush University, and the University of Illinois Medical School, the Nation's largest medical school, you'll find the ingredients to help your company prosper.

For more information,
contact
312.633.3434



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