

Category: Broker Transaction - Downtown Office

Hyatt at 150 N. Riverside
150 N. Riverside
Chicago, IL 60606

Property Description

This Class A+ trophy, 52-story office tower is a 1.2 million r.s.f. ground-up development designed by Goettsch Partners, Inc. Riverside Investment & Development Company contracted Clark Construction for the project. Anticipated completion 4Q 2016. Some challenges included: sound implications being located along 'L' line; 2/3's of site comprised of active rail lines requiring considerations for venting train fumes; city regulations for building along river wall; design modifications to adhere to open green space initiatives; and, transportation and parking requirements. The completed tower will consist of a 1.5 acre park for the adjacent condo, and add to the Chicago skyline.

Landlord Seller Broker (s)

Christy Domin, Mike Kaz, Drew Nieman
CBRE

Tenant Buyer Broker (s)

Dave Matthews, Steve Stratton
JLL

Total Transaction Value: \$157,565,102.88

Total Project Square Footage: 236,990 r.s.f.