



Stand With the Legends





Reimagined Landmark Lobby

Rise.

Redefine.

Reign.

The Inland Steel Building stands tall amid Chicago's celebrated skyline: a commanding architectural legend centered in the Loop. Our offices are boutique with a roar and fuse classic allure with modern grandeur.

Establish yourself at the Inland Steel Building and join an illustrious community, whether brainstorming in fresh spec suites with sweeping city views, energizing at the gym, or immersing yourself in cultural icons like Millennium Park and the Art Institute. Come stand with the legends and write tomorrow's history amongst today's titans.



A Modern Classic

The Inland Steel Building's shimmering stainless steel facade is an ode to its namesake; the building has maintained its landmark status as a symbol of the city's resilient spirit and architectural prowess since 1958.

19-Story Office Building

Timeless by Design

238,000 SF

Post-Modern Office Space

Brand New Spec Suites

With Elevated Finishes
Coming Early 2024

Floor-to-Ceiling Windows

Brimming With Sunlight

Unobstructed Views

360 Degrees

13,424 SF

Column-Free, Efficient Floor Plates

Private Valet Parking

With 72 Spaces

Bike Storage

On-site

LEED Gold Certified

Seize A Rare Opportunity

Claim your space in the iconic Inland Steel Building with availability ranging from spec suites to full or partial floors.

Suite 1400

6,949 RSF

Suite 1300

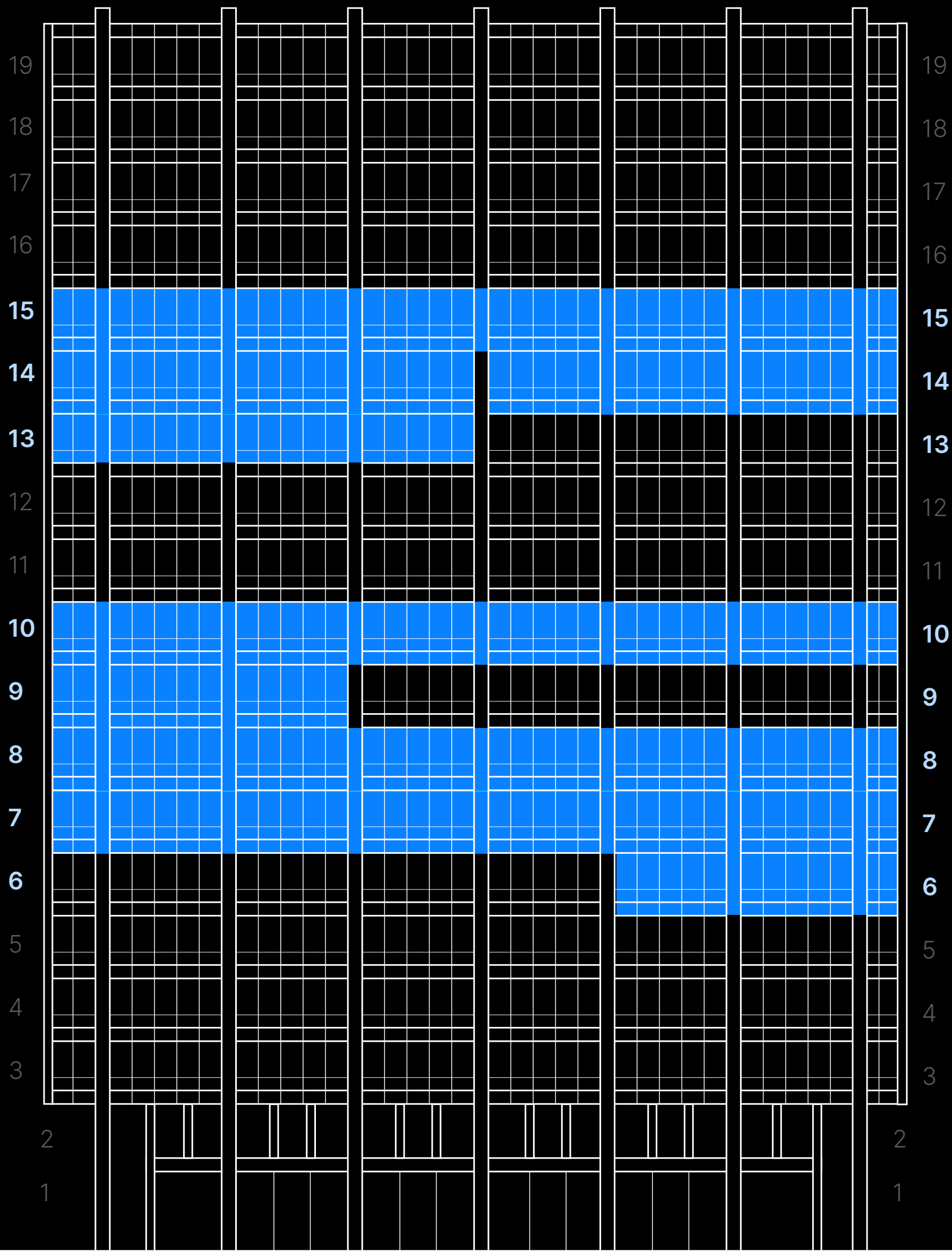
7,556 RSF

Suite 900

3,725 RSF

Suite 700

13,424 RSF (full floor)



Suite 1500

13,424 RSF (full floor)

Suite 1450

6,475 RSF

Suite 1000

13,424 RSF (full floor)

Suite 800

13,424 RSF (full floor)

4,209 RSF (spec A)

9,215 RSF (spec B)

Suite 600

3,832 RSF

OFFERING

A Boutique Masterpiece

With the added luxury of smaller floor plates and efficiently built-out spec suites, the Inland Steel Building creates intimate workspaces where each day is yours.



4,200 – 9,200 SF

Brand New Spec Suites

Column-Free

Floor Plates

Floor-to-Ceiling Windows

Private Valet Parking

With 72 Spaces





8th Floor Spec Suite



NEIGHBORHOOD

The Heart of the Loop

Positioned for power in the heart of Chicago's iconic Loop, the Inland Steel Building stands with intent, anchoring the crossroads of the city's business community and unmatched cultural dynamism. With supreme walkability and bikeability, you navigate the city on your terms.

NEIGHBORHOOD

100 Walk Score

81 Bike Score

Millennium
Metra Station

9 min. walk / 4 min. bike

Monroe
L Station

Immediately adjacent

Millennium Park

9 min. walk / 4 min. bike

Lake Shore Drive

5 min. drive

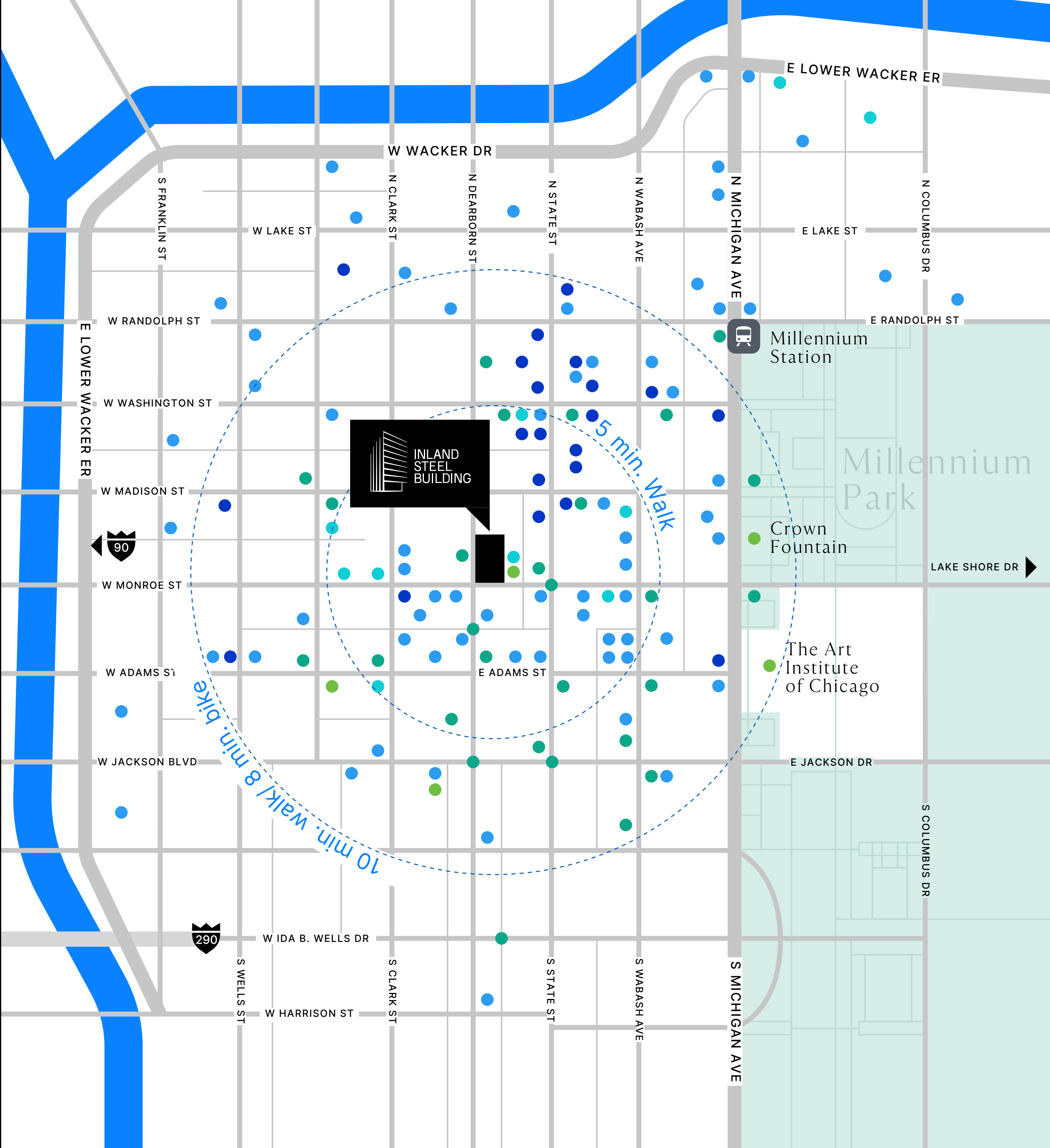
The Art Institute

8 min. walk / 4 min. bike

I-90

5 min. drive

- Dining
- Hospitality
- Retail
- Transit
- Points of Interest



A Landmark Renaissance

The building's improvements echo the spirit of ambition and success. As a symbol of resilience and innovation where tomorrow's ideas take shape, we introduce facilities laden with state-of-the-art amenities designed for the future.



Reimagined Lobby

Updated Security, New Turnstiles, Elegant Seating & Inspiring Landscaping

Fully Upgraded Fitness Center

With Yoga Studio to Elevate Your Wellness Regimen

New Conference Center

With Working Areas On the 2nd Floor

Newly Envisioned Tenant Lounge

On the 2nd Floor



Reimagined Landmark Lobby

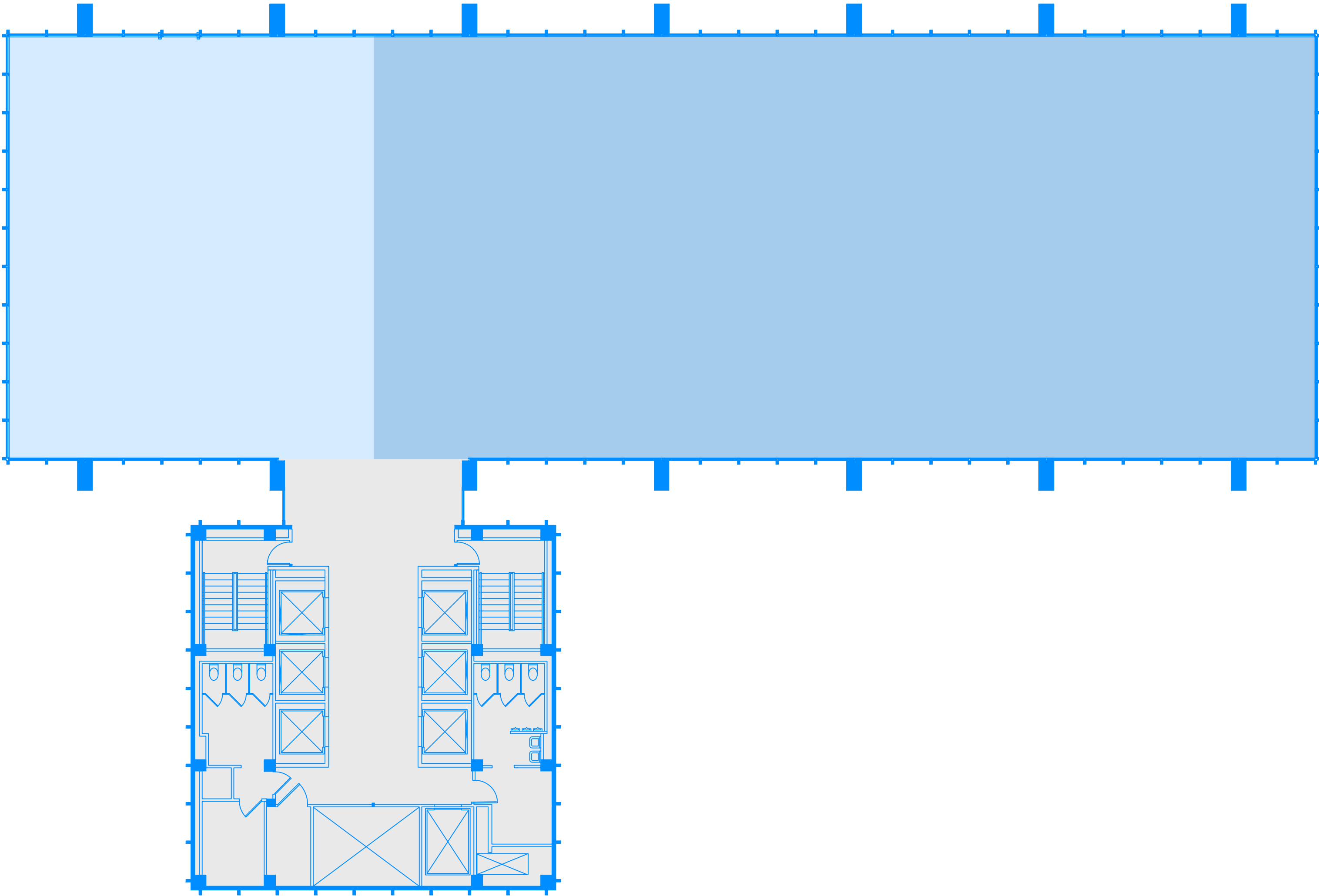


Upgraded Multi-Tenant Corridor

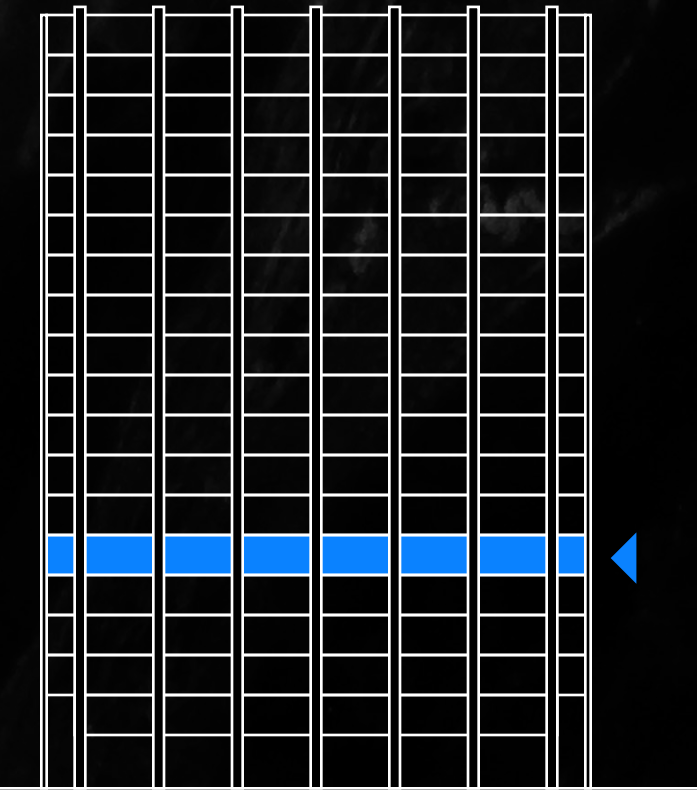
FLOOR PLANS

Floor 6

Suite 600 | 3,832 RSF



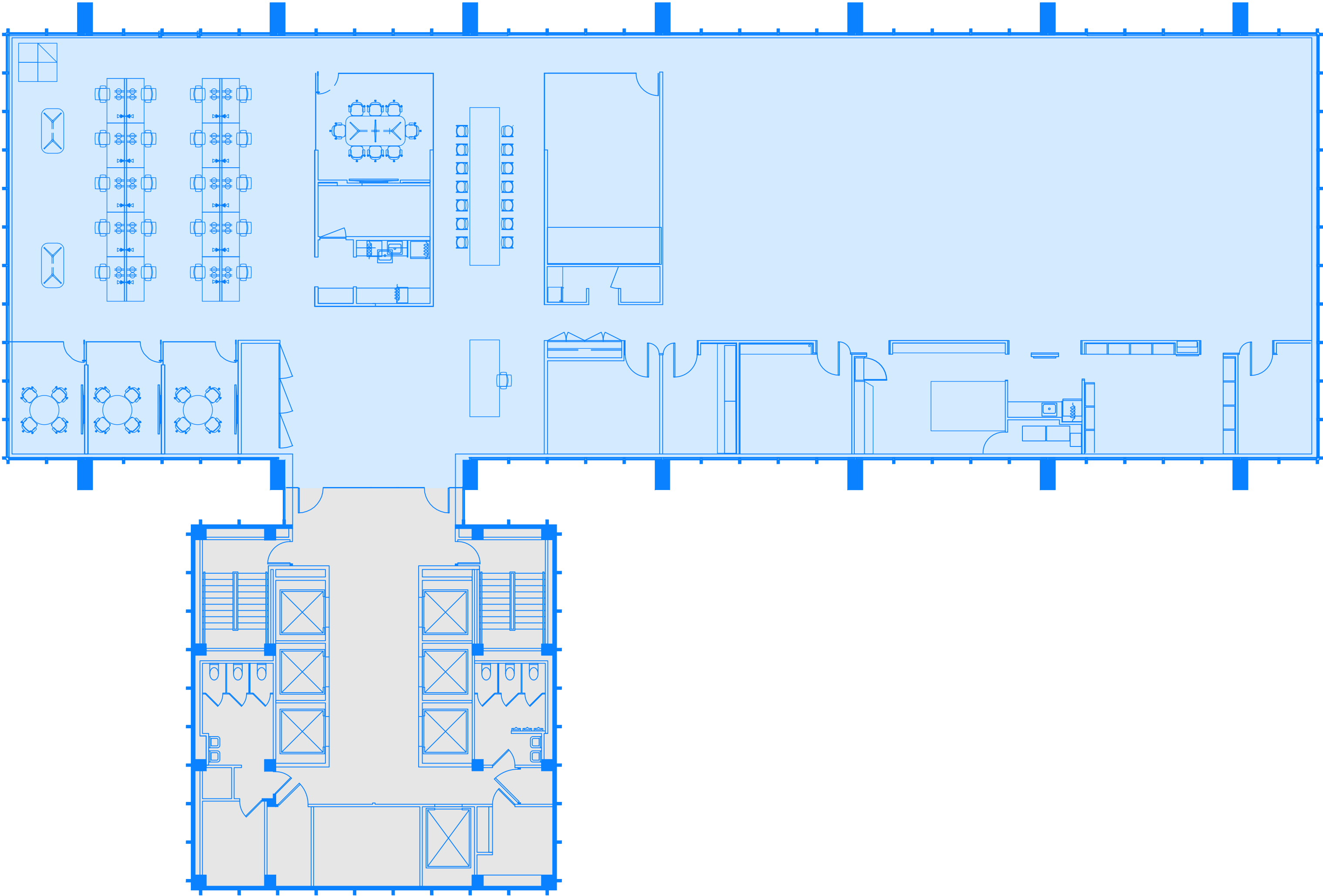
● Available ● Leased ● Building Core



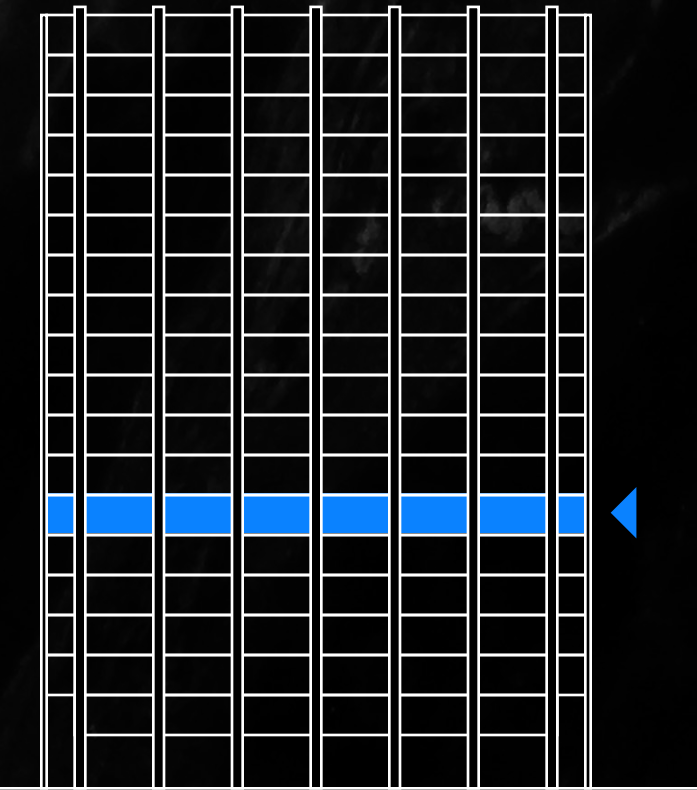
◀ Back to stacking plan

Floor 7

Suite 700 | 13,424 RSF (full floor)



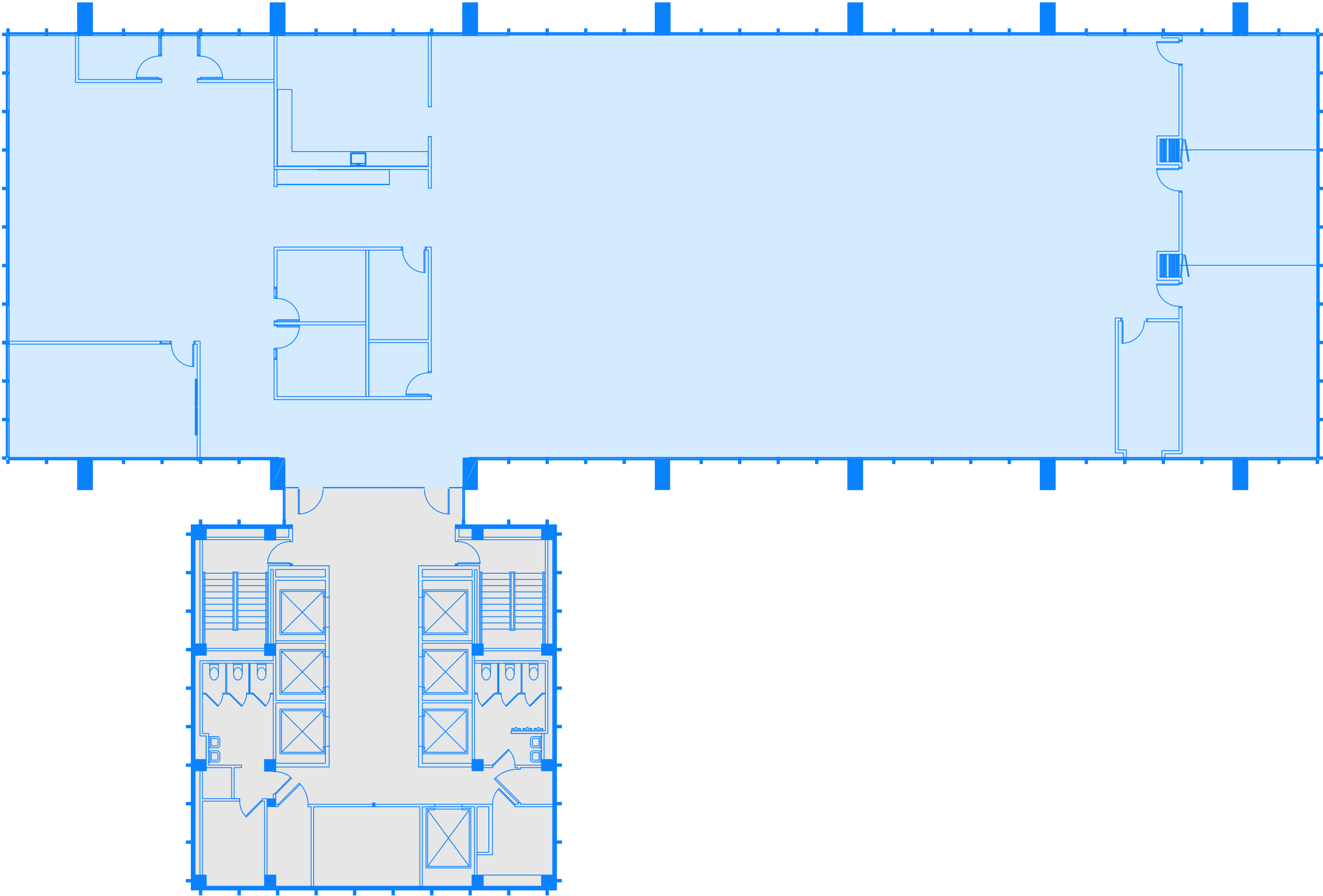
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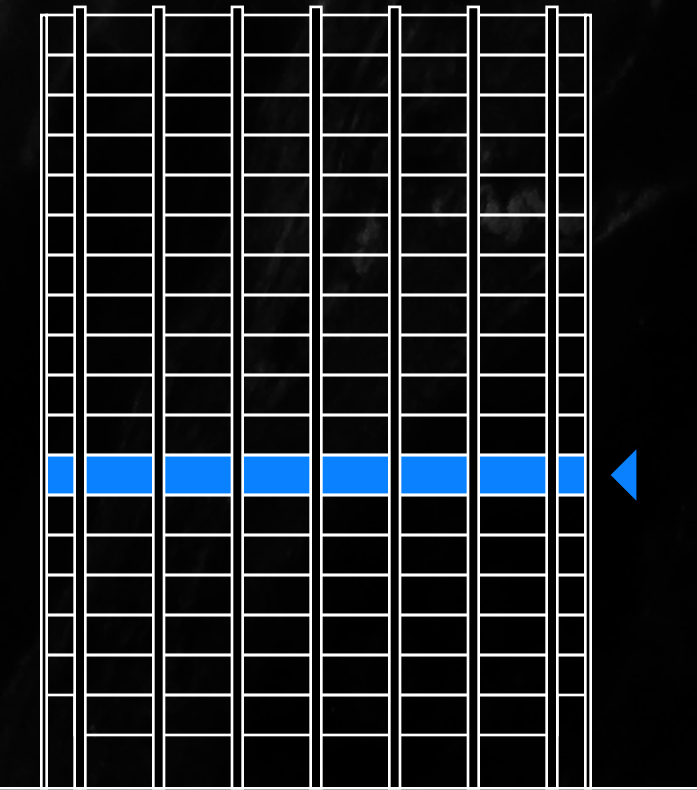
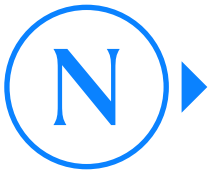
◀ Back to stacking plan

Floor 8

Suite 800 | 13,424 RSF (full floor)



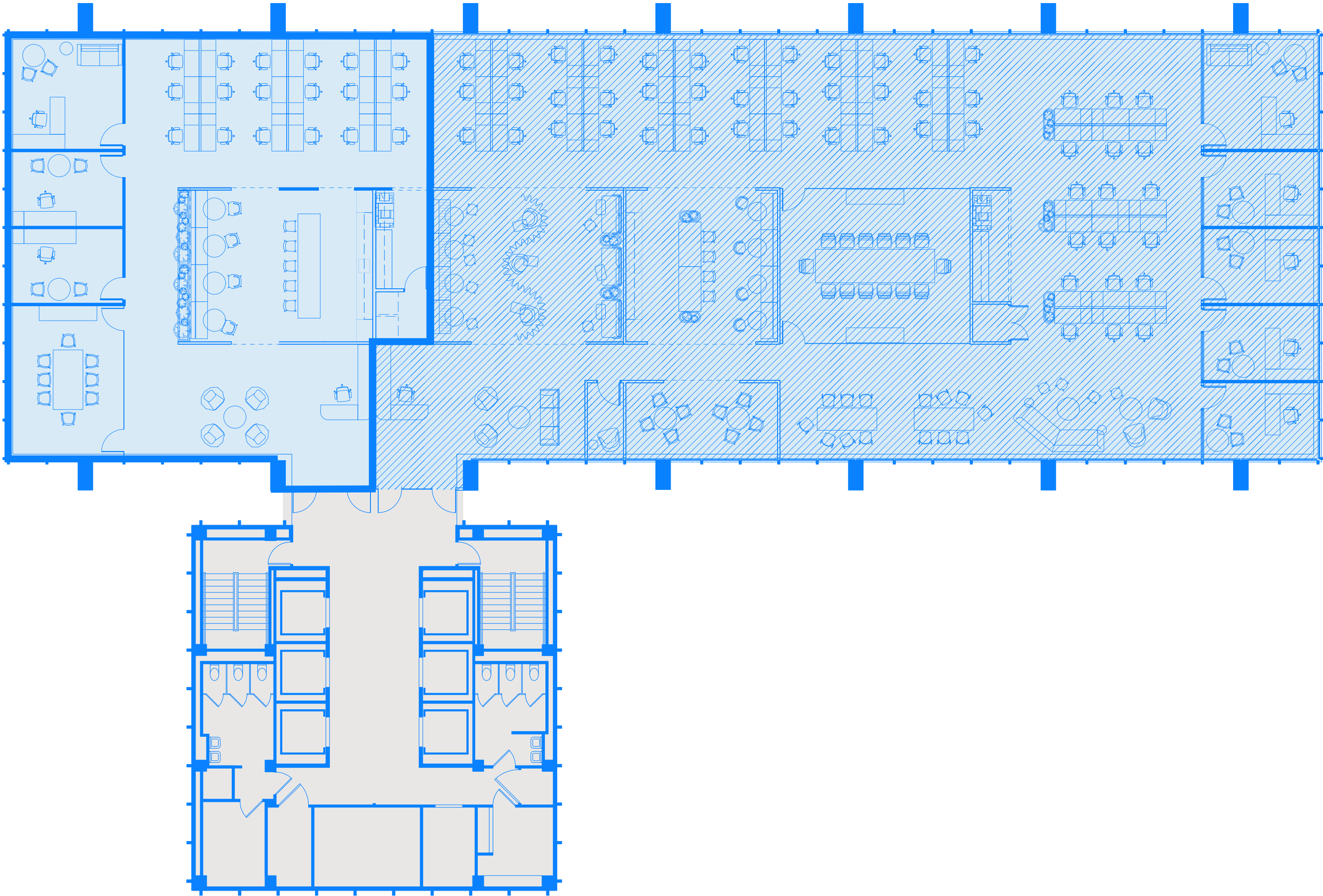
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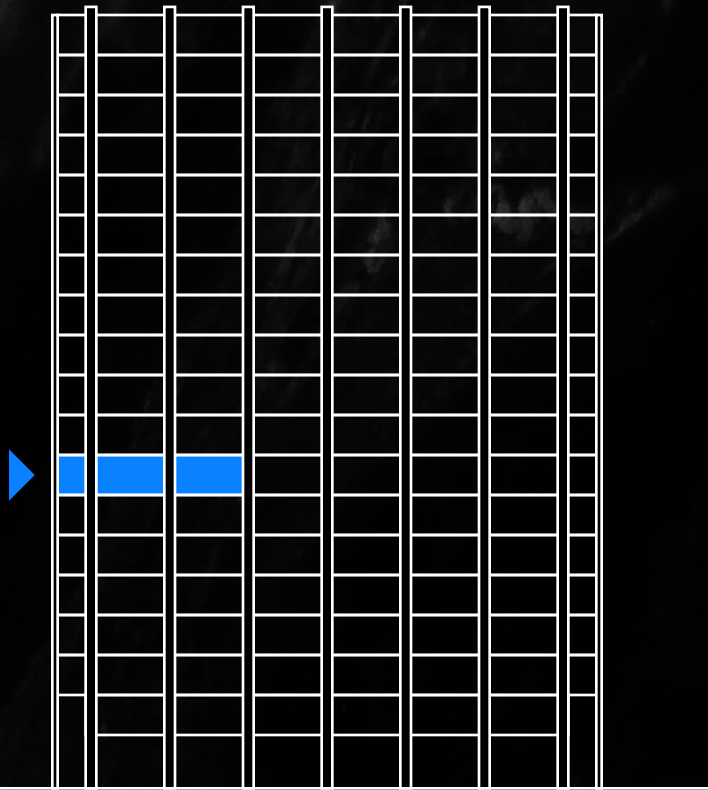
◀ Back to stacking plan

Floor 8

Suite 800A | 4,209 RSF



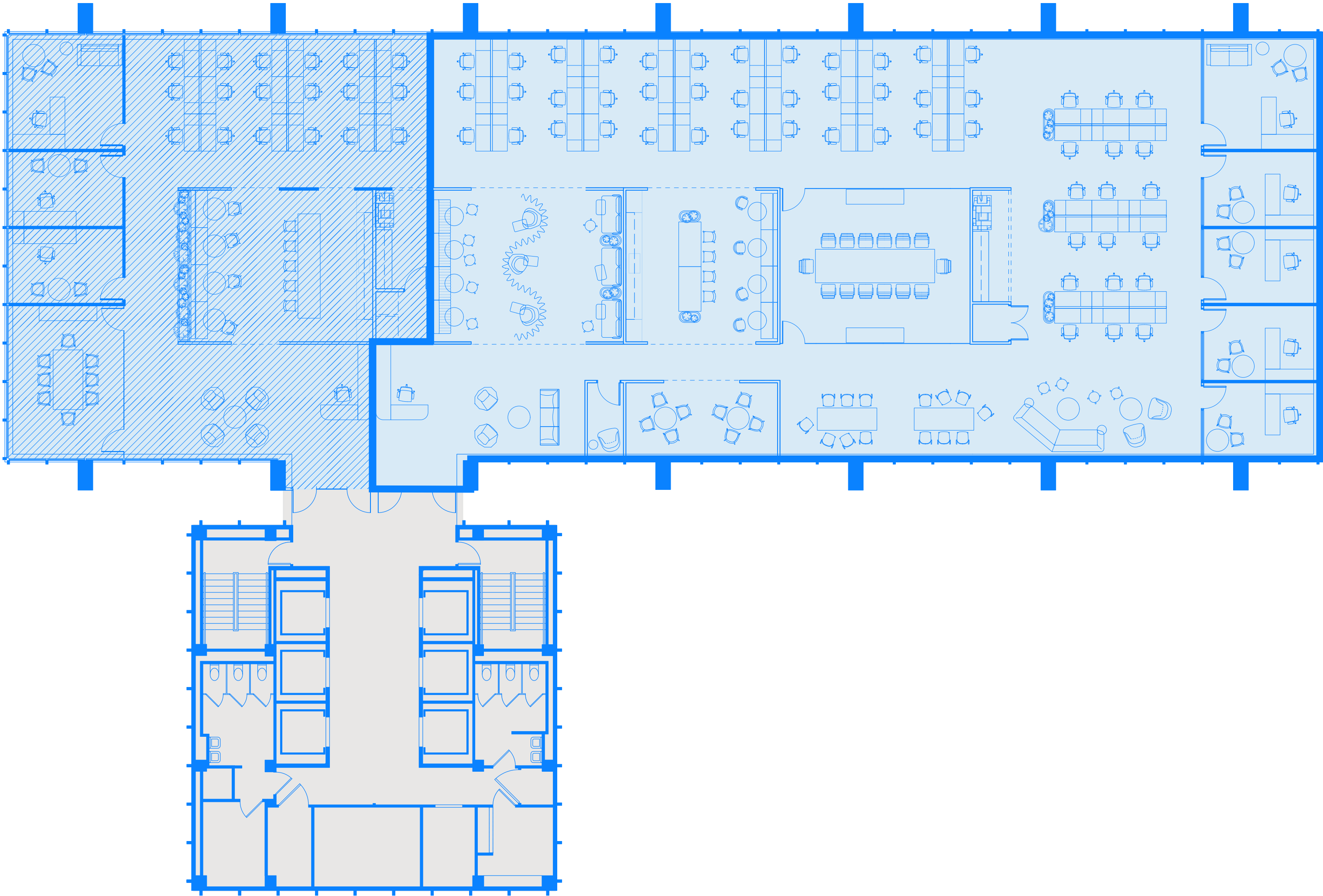
● Available ● Leased ● Building Core



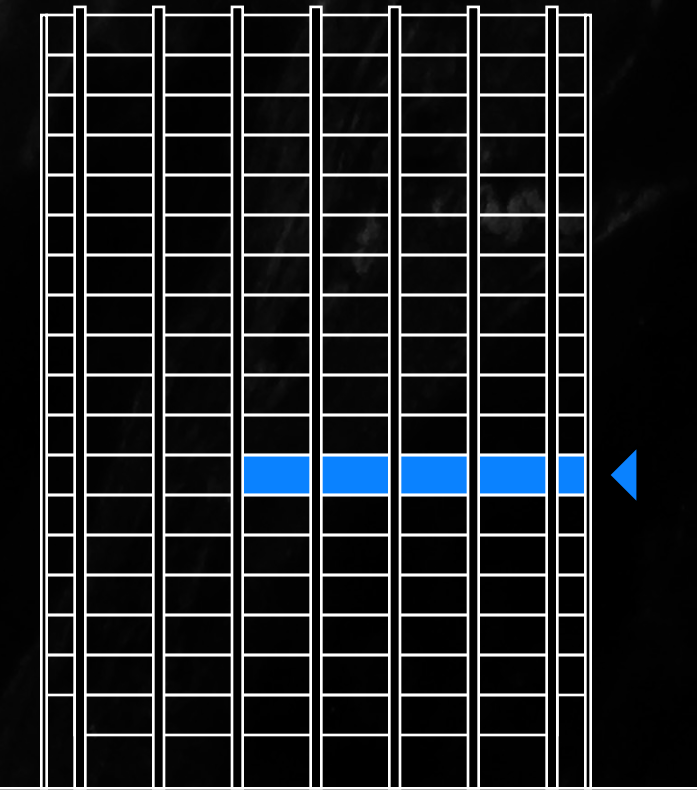
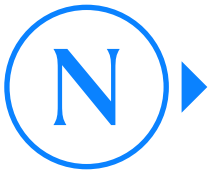
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Floor 8

Suite 800B | 9,215 RSF



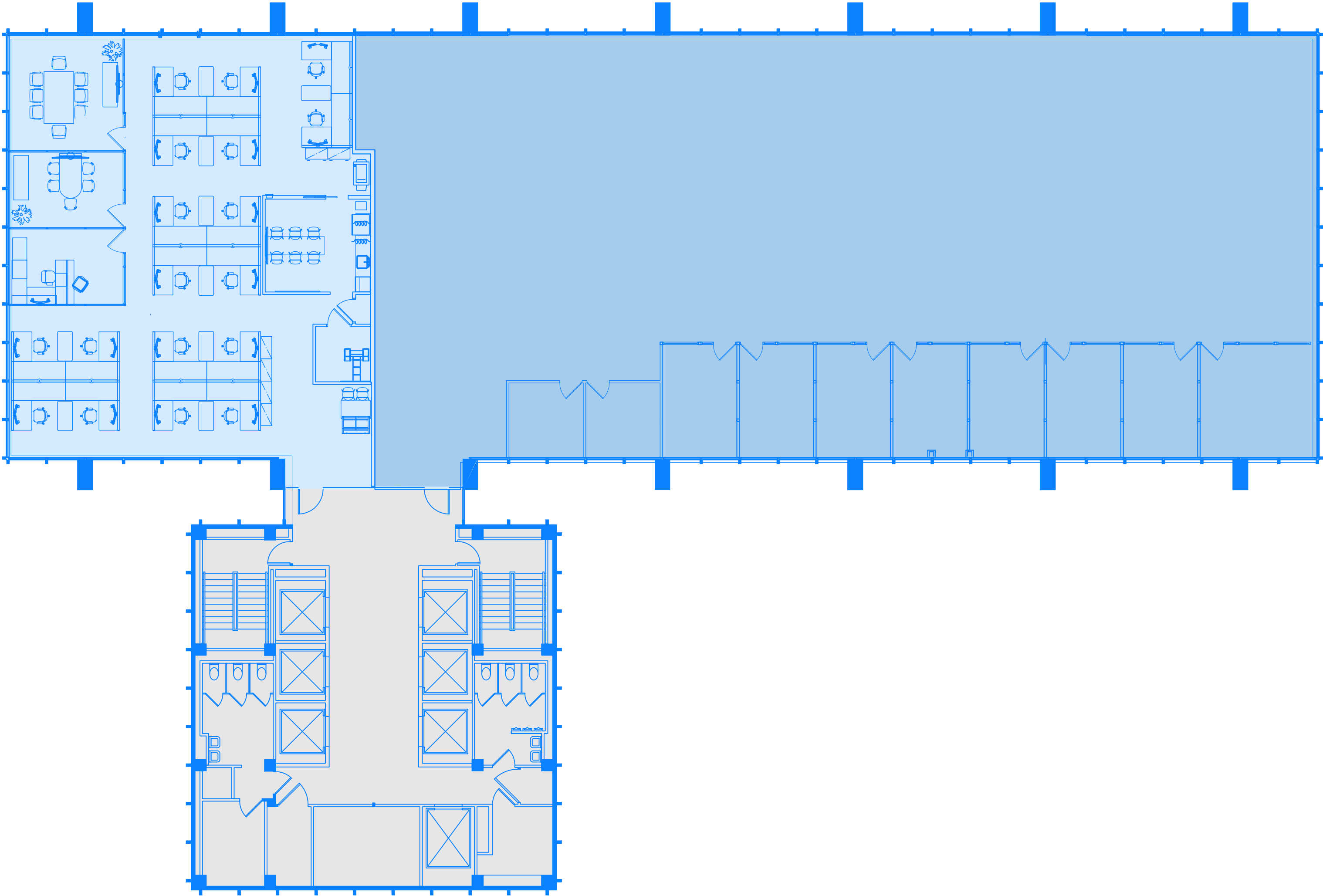
● Available ● Leased ● Building Core



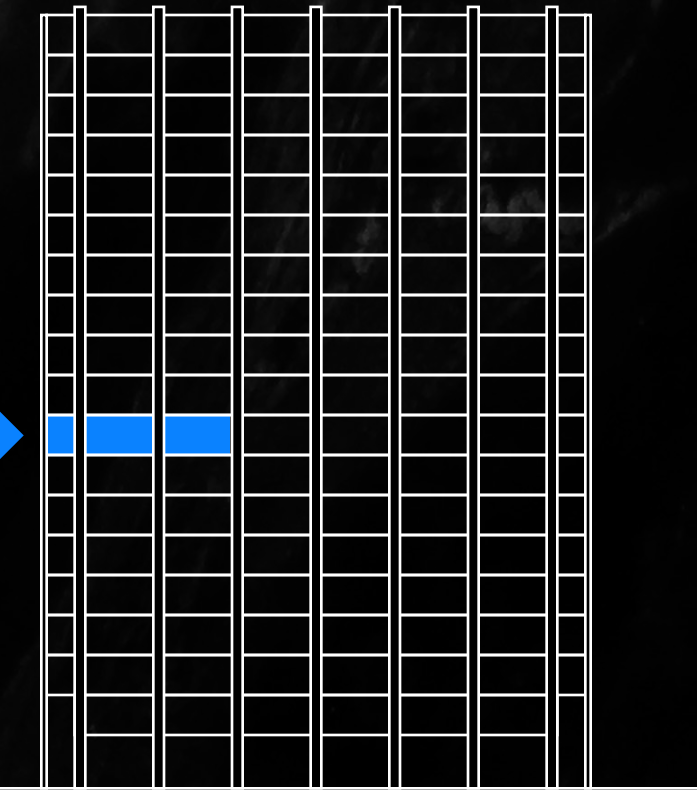
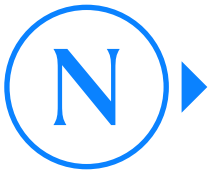
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Floor 9

Suite 900 | 3,725 RSF



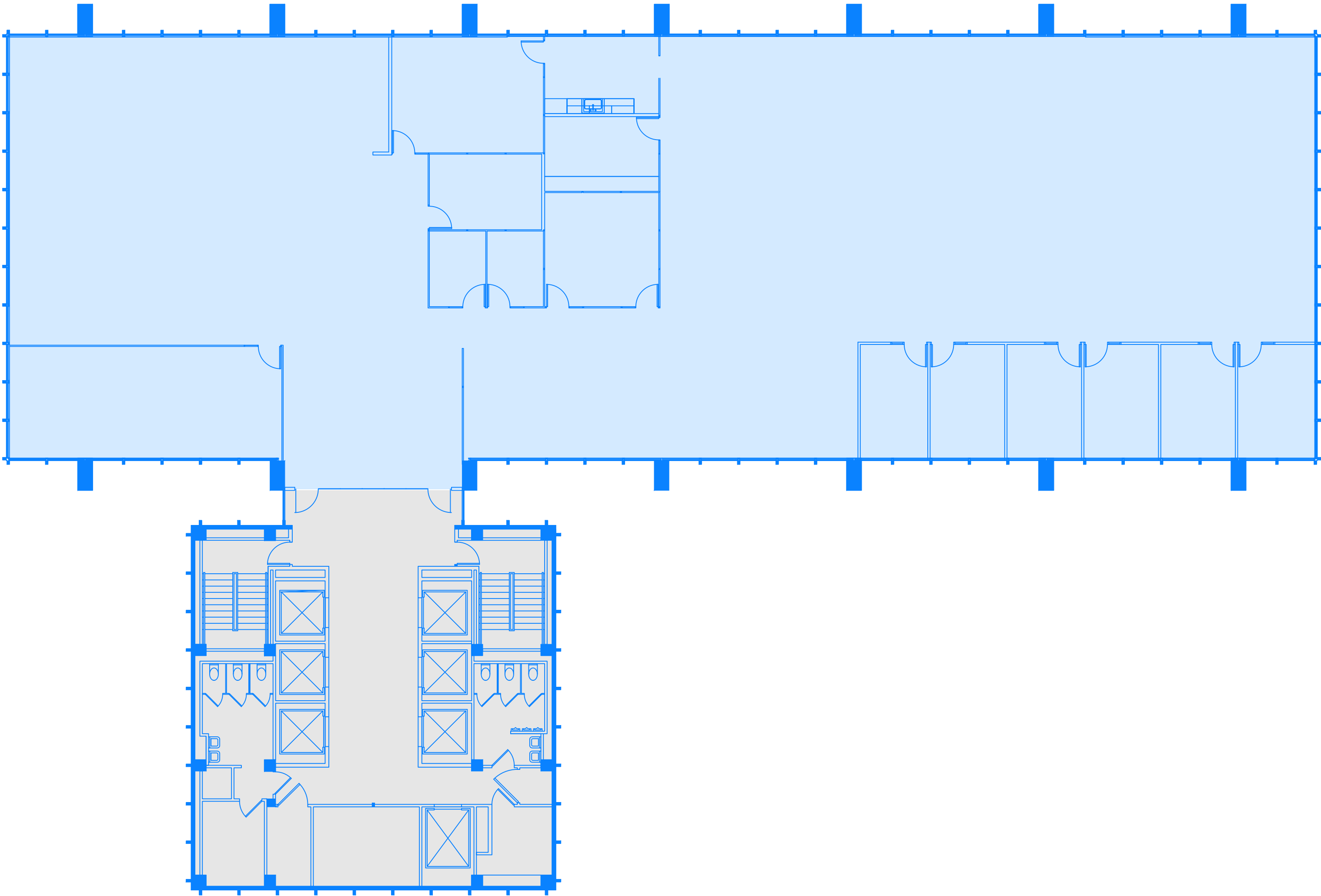
● Available ● Leased ● Building Core



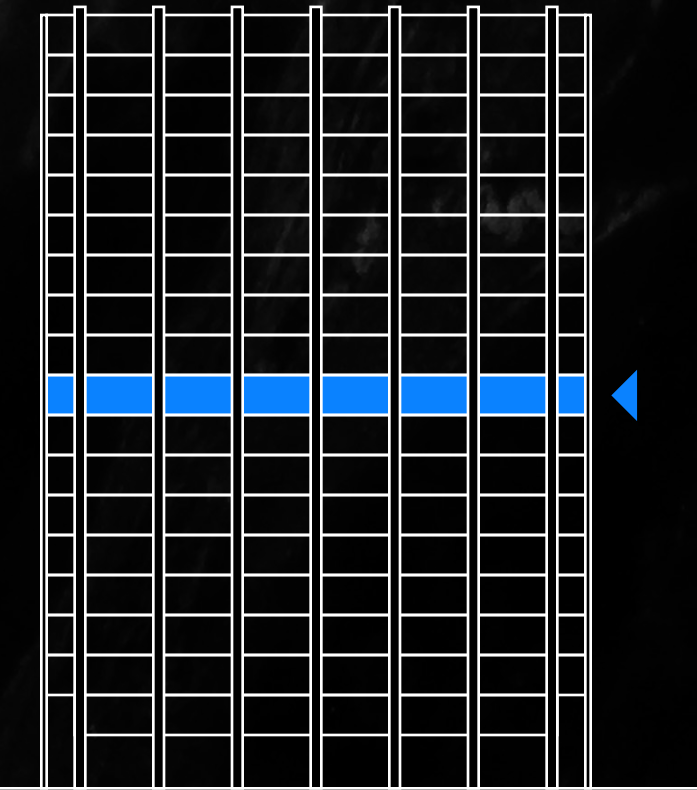
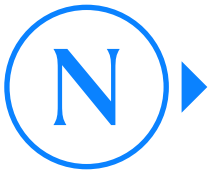
◀ Back to stacking plan

Floor 10

Suite 1000 | 13,424 RSF (full floor)



● Available ● Leased ● Building Core

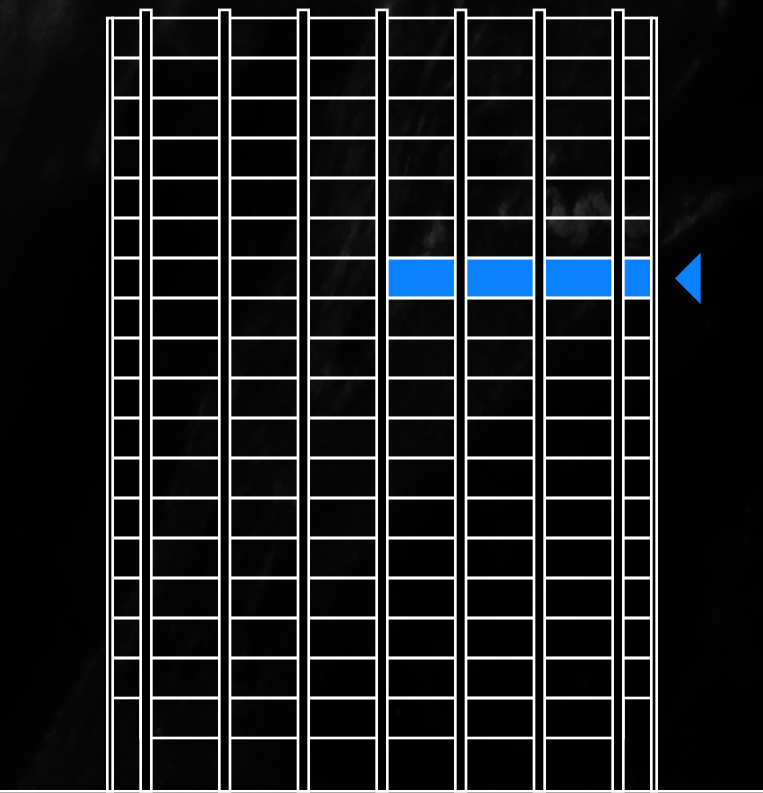


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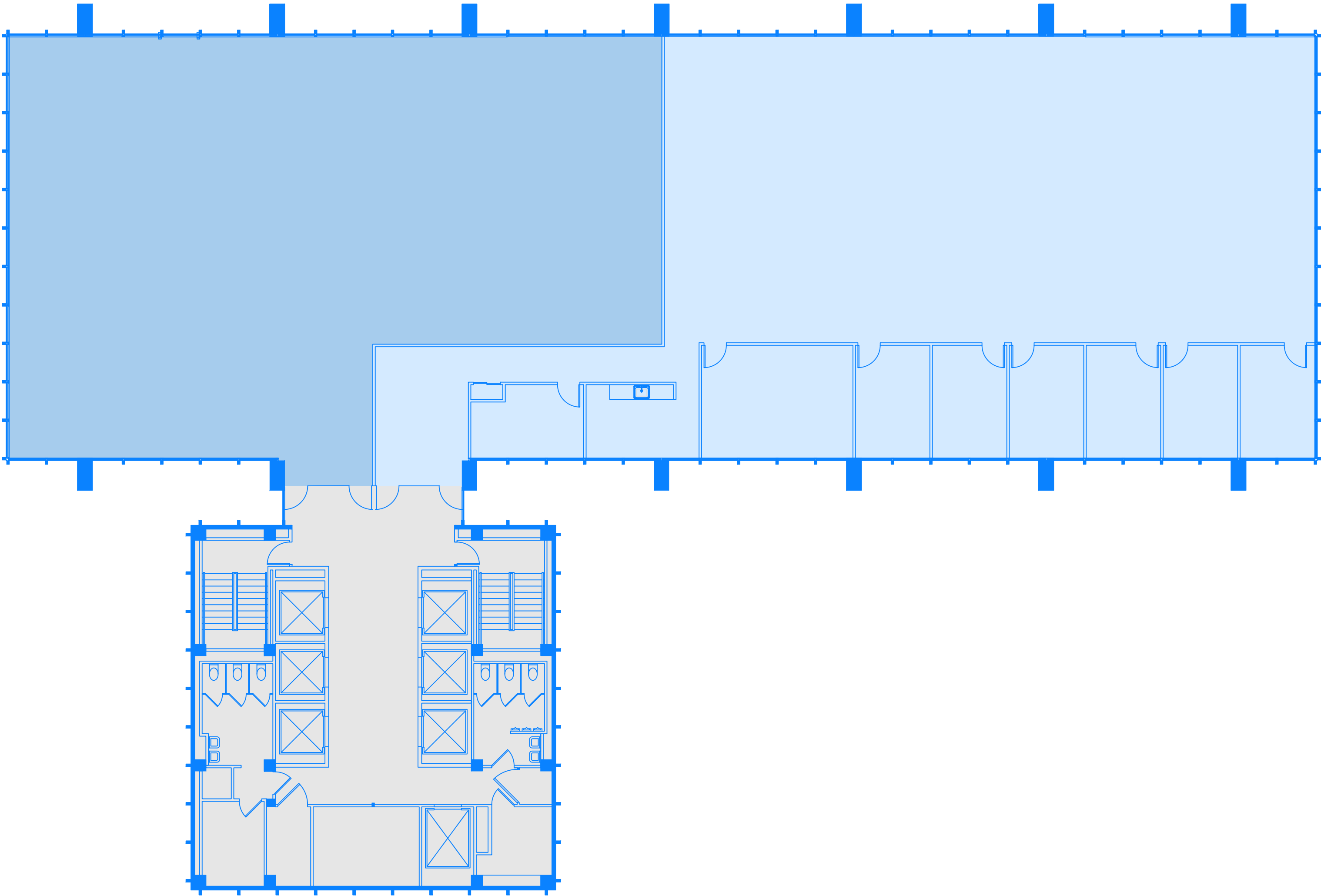
FLOOR PLANS

Floor 13

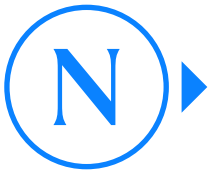
Suite 1300 | 7,556 RSF



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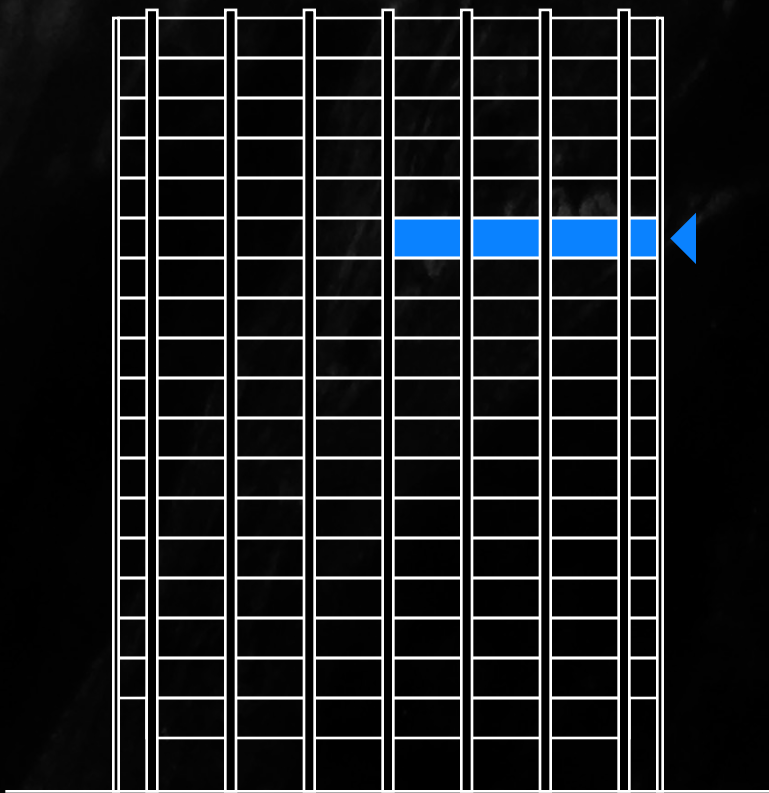


● Available ● Leased ● Building Core

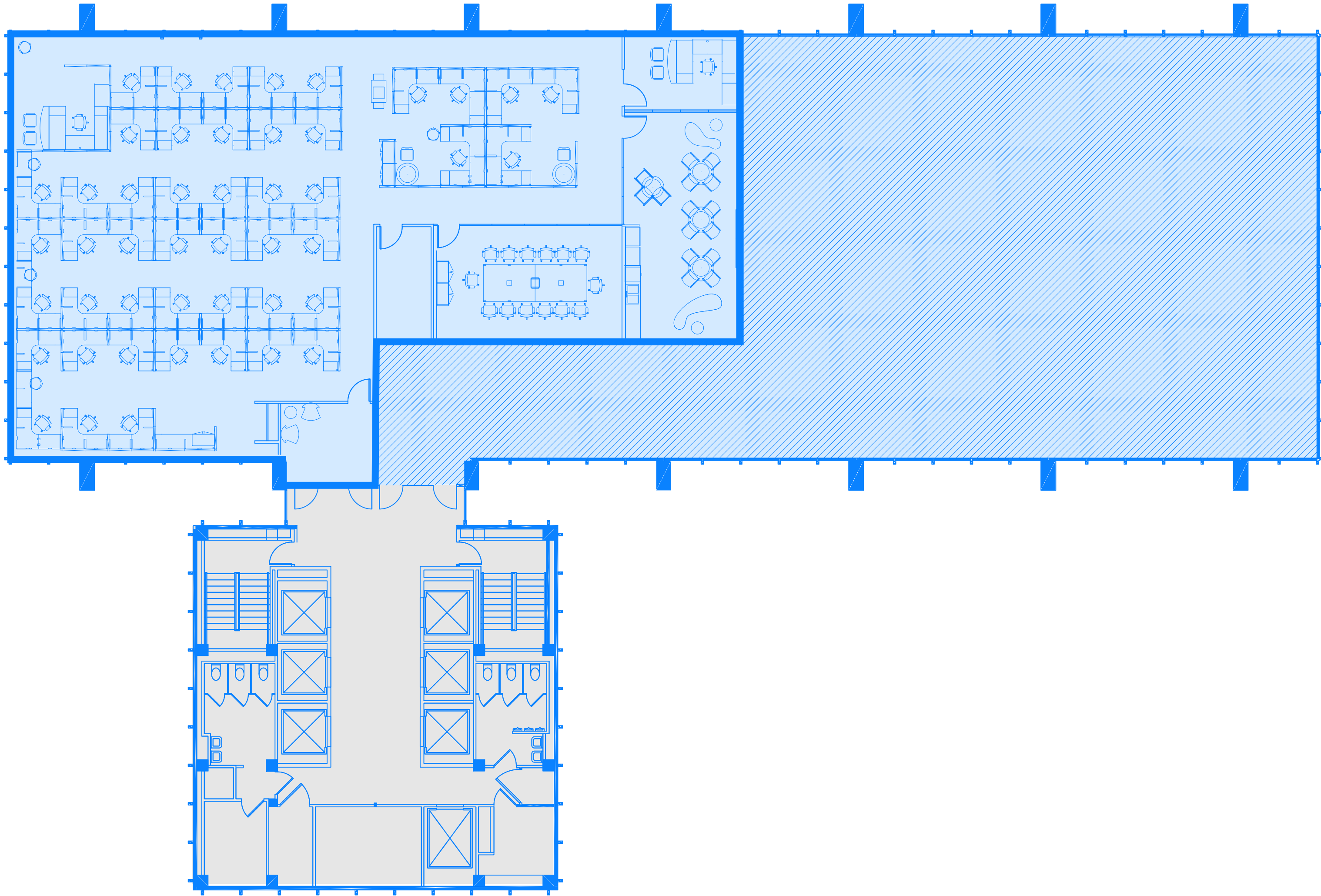


Floor 14

Suite 1400 | 6,949 RSF



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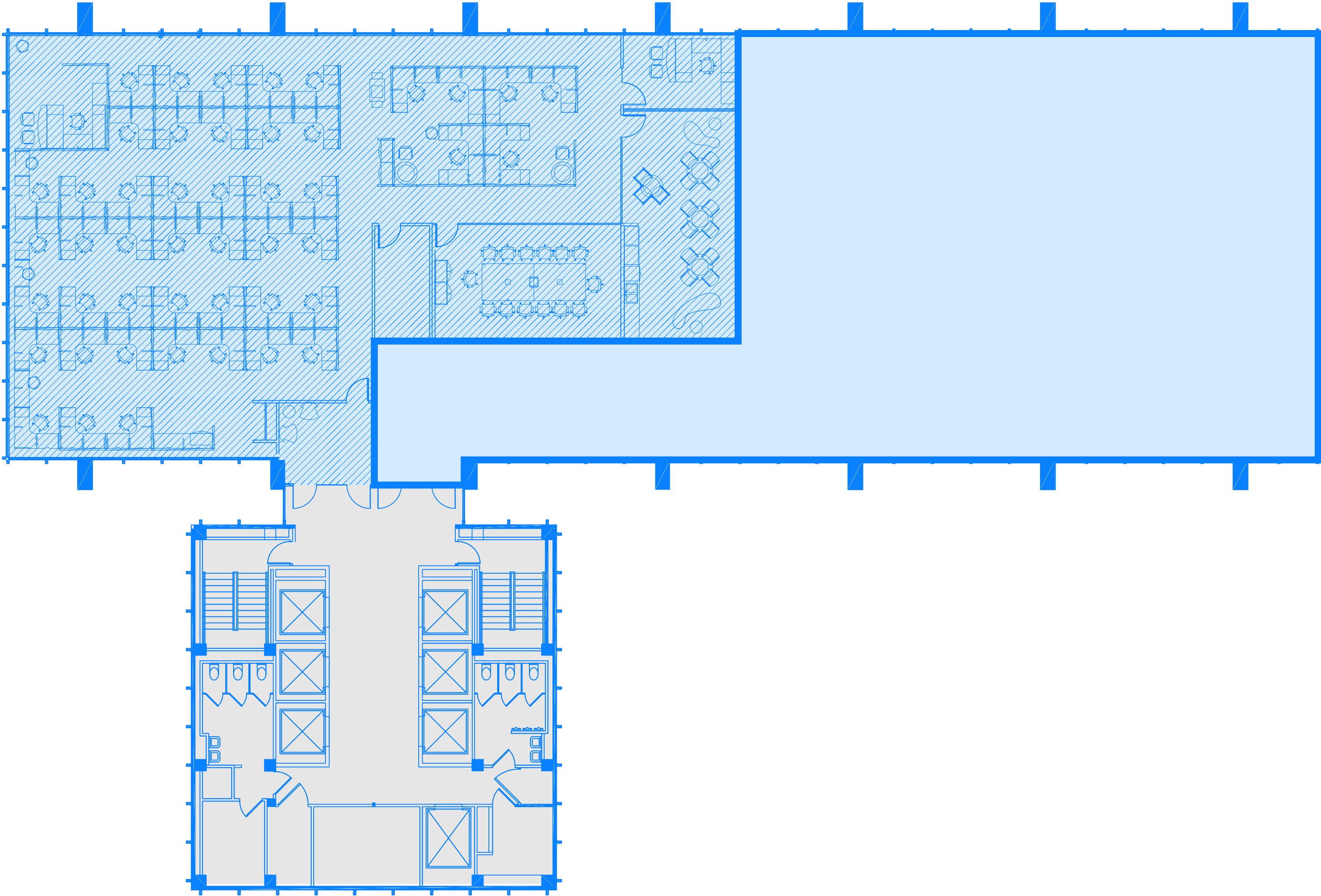


● Available ● Leased ● Building Core

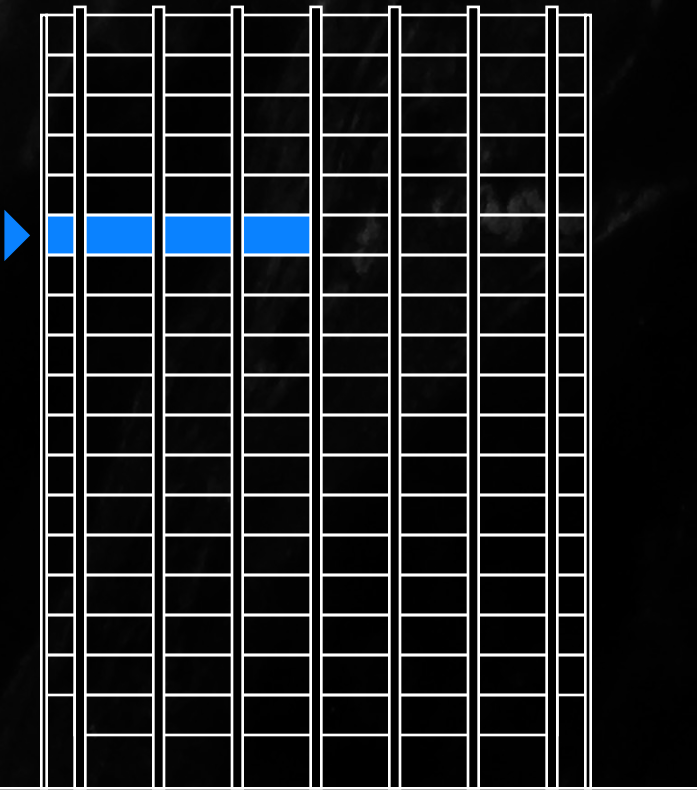


Floor 14

Suite 1450 | 6,475 RSF



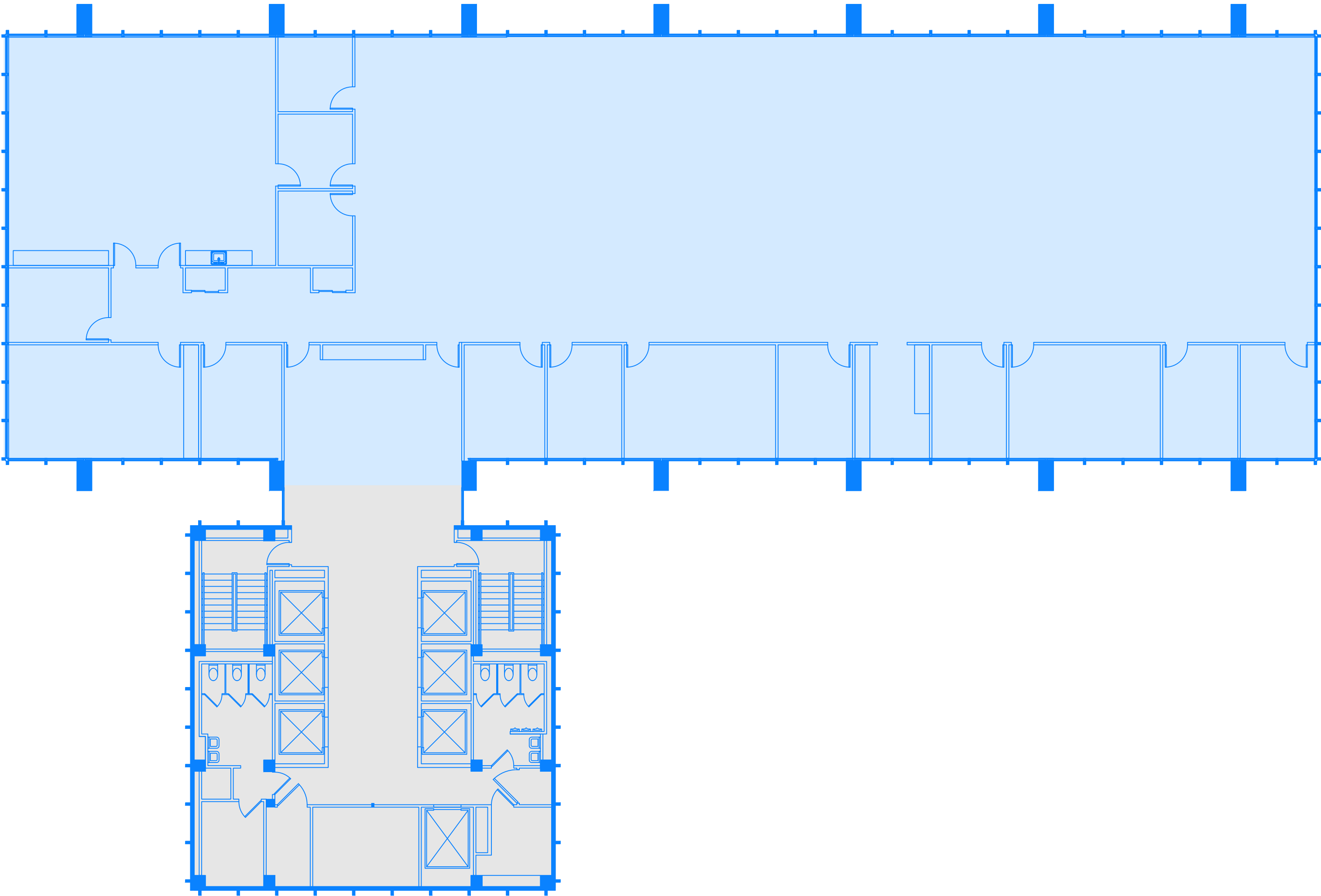
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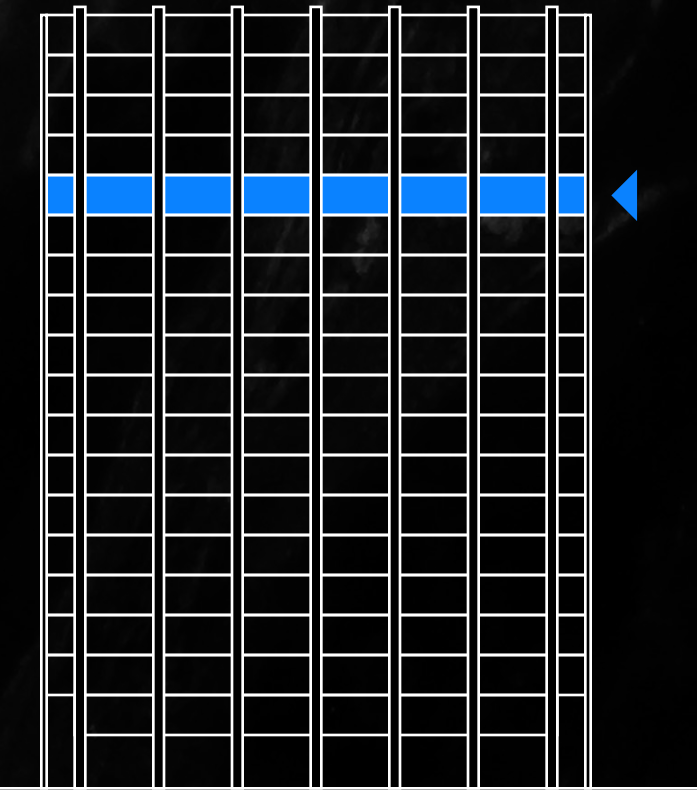
◀ Back to stacking plan

Floor 15

Suite 1500 | 13,424 RSF (full floor)



● Available ● Leased ● Building Core

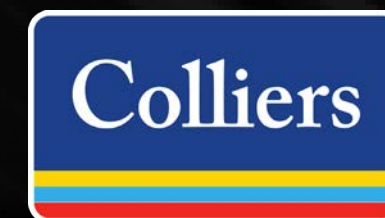


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The Pillars of Our Success

CAPITAL PROPERTIES

Capital Properties is a privately owned real estate investment, development, and management company founded in Boston in 1977 and headquartered in downtown Manhattan. The firm has a rich history of collaboration with world-renowned architects such as Frank Gehry, Moshe Safdie, Skidmore, Owings & Merrill, and Robert A.M. Stern, all of whose projects garnered prestigious industry awards.



Since 1947, Colliers | Chicago has provided effective real estate solutions to clients across the greater Chicago area. Comprised of more than 300 real estate advisors, property management professionals, and staff, Colliers | Chicago provides a full range of real estate services to investors, property owners, tenants, and developers in several industries, including Chicago's burgeoning tech industry.

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