

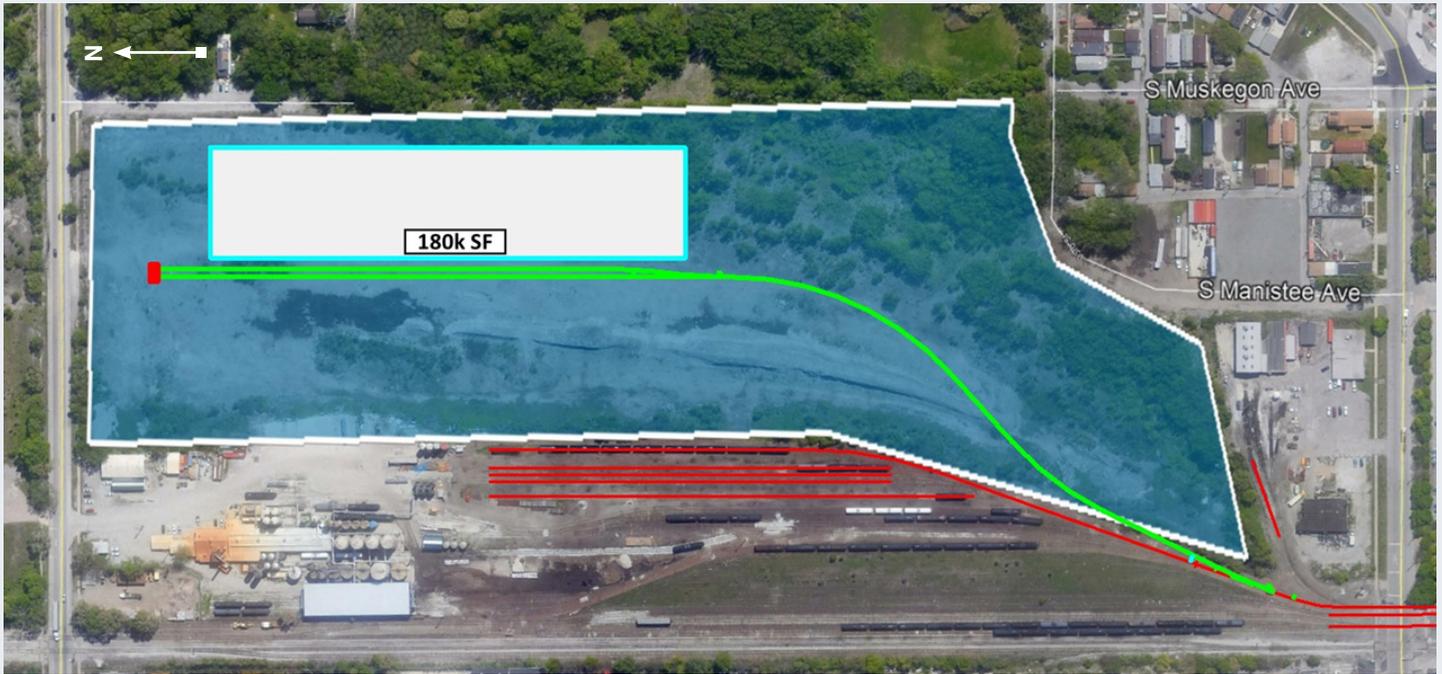
RAIL MADE

EASY

OmniTRAX Rail-Ready Sites

CHICAGO, ILLINOIS

2801 East 102 Street



Located just 10 miles south of downtown Chicago, 2801 East 102 Street is 34 acres of land near over one and a half miles of Lake Michigan shoreline with easy access to the I-90 and I-94 expressways.

Ideal Location

Accessible Location: In addition to being located within 15-minutes of Chicago's Loop, 2801 East 102 Street is minutes from the Chicago Skyway, I-90, I-94, I-57, I-55 and I-290.

Unlimited Potential: The site is well-suited for a wide variety of uses including industrial warehousing and manufacturing.

Site Specifications

Acres	34
Zoning	Industrial
Site Type	Greenfield
Rail Service	Chicago Rail Link
Highway Access	I-90, I-94, I-57, I-55, I-290, Route 41
Utility Providers	Electric - ComEd; Gas - Peoples Gas



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REAL ESTATE RECOVERY
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CALUMET AREA INDUSTRIAL COMMISSION

Highlights



Established in 1967, the **Calumet Area Industrial Commission (CAIC)** promotes industrial retention and expansion in the Chicago Southland Region, including the Far South Side of Chicago. Southern Cook County and Northwest Indiana. CAIC successfully linked a number of eligible companies to economic and workforce development resources, especially tax incentives, free job placement services, On-the-Job Training grants and apprenticeships.

BUSINESS PORTFOLIO from Local to Global

Well-known global, national and regional companies operate manufacturing/processing plants in the region, including:

Akers Packaging • American Zinc Recycling • ArcelorMittal • Asphalt Operating Services • Atlas Tube • BP • Ford Motor • Ferrara Candy Company • Finkl Steel • Gelita USA • LaFarge • Method • Mi-Jack Products • Naylor Pipe • Paket Corporation • Sherwin Williams • WestRock



Nearly 40,000

employed in the robust maritime, rail and trucking logistics industry in this region, located in the heart of the Midwest.

LOCATION Central and Essential

WORKFORCE

Dedicated Workforce and
Standard of Excellence

Target Industries for Growth Advanced Manufacturing, Model Makers, Metal and Plastics, Food Processing & Agribusiness, First-Line Supervisors of Transportation and Material Moving Workers (except aircraft cargo handling supervisors), Waste Management

85%

of adult population
obtained high
school diploma
or higher

Over 30

higher education
institutions
to provide talent
and training

290,000+

Illinois workers
employed in
Advanced
Manufacturing

4,300+

firms that
manufacture
plastics, rubber
and metals

Over 476K

employed in
advanced
manufacturing

4th

largest
manufacturing
state in the nation

2nd

largest food
processing cluster
in the nation

2.6K+

food manufacturing
companies with
over 130k employed

Ford Motor's Investment in the South Side

In 2019, Ford invested \$1 billion in its Chicago Assembly Plant and its Stamping Plant in Chicago Heights, Ill., and added 500 jobs to expand capacity for the production lines of its all-new Ford Explorer, Police Interceptor Utility and Lincoln Aviator models.

NorthPoint Development - Avenue O Industrial Park

In 2021, NorthPoint will continue developing the park by constructing a 299,057 sq. ft. industrial building and 580,587 sq. ft. building.

Pullman Industrial Park

In early 2020, it was announced that the developers for the Pullman Industrial Park, Chicago Neighborhood Initiative and the Ryan Companies, will construct a 150,000 sq. ft. facility for Amazon. Other tenants of the park include Whole Foods Distribution Center, Gotham Greens, and Method Products.

PERFORMANCE Recognized Performance and Efficiency

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RAIL MADE

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OmniTRAX Rail-Ready Sites

8080 LAKE SHORE DRIVE • CHICAGO, ILLINOIS

8080 Lake Shore



Located just 10 miles south of downtown Chicago, **8080 Lake Shore** is one of the largest contiguous infill parcels currently available for sale in the United States. Formerly U.S. Steel's South Works mill, 8080 Lake Shore offers 128 acres of land near over one and a half miles of Lake Michigan shoreline.

The property offers easy access to the I-90 and I-94 expressways as well as a four-lane extension of Lake Shore Drive, completed in late 2013. This extension runs through the site, providing approximately two miles of highway frontage.

Site Specifications

Acreage	128
Zoning	Industrial
Site Type	Greenfield
Rail Service	Chicago Rail Link
Highway Access	I-90, I-94, I-57, I-55, I-290, Route 41
Utility Providers	Electric - ComEd Gas - Peoples Gas

Ideal Location

Accessible Location: In addition to being located within 15-minutes of Chicago's Loop, 8080 Lake Shore is minutes from the Chicago Skyway, I-90, I-94, I-57, I-55 and I-290. The site also boasts direct barge and boat access.

Lake Shore Drive Extension: The property benefits tremendously from the recent U.S. Highway Route 41 – South Lake Shore Drive \$64 million, two (2) mile extension. This modern extension can accommodate an additional 27,000 vehicles per day.

Existing Infrastructure: Rail freight service via Chicago Rail Link rail line and an existing 2,600' barge slip for ship access.

Vast Lake Michigan Shoreline: Near to one and a half miles of Lake Michigan shoreline, 8080 Lake Shore provides a once-in-a-lifetime opportunity to acquire a large, visible, world-class site within a global gateway market.

Unlimited Potential: The site is well-suited for a wide variety of uses including industrial warehousing and manufacturing.



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