

AREA AMENITIES & ATTRACTIONS

#1 108 W GERMANIA PLACE

CULTURAL & RECREATIONAL

- #2 Charnley-Persky Museum
- #3 Chicago Cultural Center
- #4 Core Power Yoga
- #5 Equinox
- #6 Lincoln Park Zoo
- #7 MOCA
- #8 Second City
- #9 The Latin School
- #10 360° Chicago, Hancock

DINING & GROCERY

- #11 Vig
- #12 Orso's
- #13 Small Cheval
- #14 Fig & Olive
- #15 Intelligensia
- #16 Jewel Flagship
- #17 Le Pain Quotidien
- #18 Lou Malnati's
- #19 Plum Market
- #20 Potash Market
- #21 Rosebud Steakhouse
- #22 Southern Cut BBQ
- #23 3 Arts Club Cafe

LODGING

- #24 Hotel Lincoln
- #25 The Drake
- #26 The Hilton
- #27 Four Seasons
- #28 Park Hyatt
- #29 Public Hotel
- #30 Sofitel
- #31 Thompson Hotel
- #32 Talbott Hotel
- #33 Waldorf Astoria
- #34 Viceroy
- #35 Westin

HOUSING

- #36 1435 Wells
- #37 Scott Residences
- #38 The Sinclair
- #39 Old Town Park

SHOPPING

- #40 Shops at 900 N
- #41 Intermix
- #42 Chanel
- #43 Gucci



## GERMANIA PLACE

### IRREPLACEABLE OFFICE

One-of-a-kind Building - Perfect for Creative Office, Event Space or Gallery in the Gold Coast

5,896 - 24,896 RSF

### CENTRAL LOCATION

Chicago's Refined, Amenity-rich Gold Coast

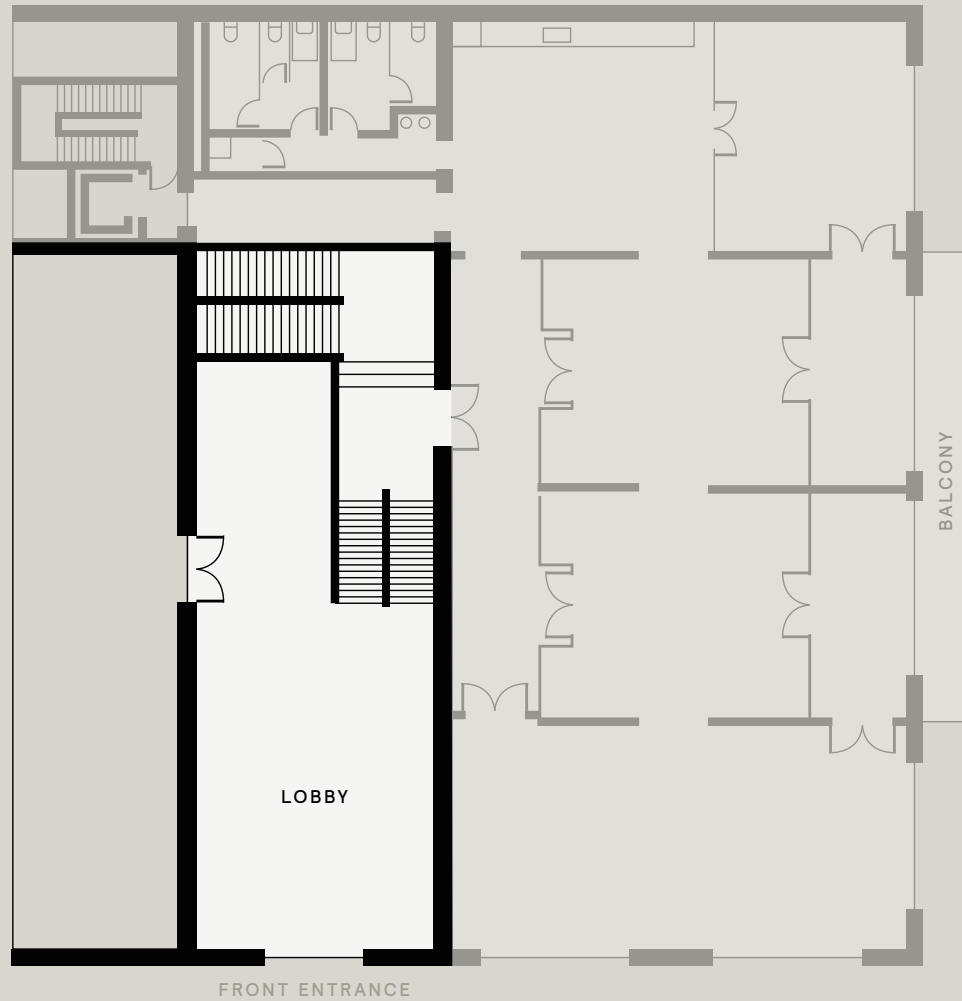
### HISTORIC BUILDING

Constructed in 1888 for the Germania Club by prominent Chicago Architect Addison & Fiedler.

### FEATURES

- One-of-a-kind Space - Perfect for Creative Office, Event Space or Gallery
- Spec'd to Move-in Ready Condition
- Adaptive Reuse of 19th Century Ballroom
- Striking Victorian-Era Architectural Details
- 30 Foot Ceilings
- Oversized Bay Windows
- On-Site Parking
- New Lobby

GERMANIA PLACE



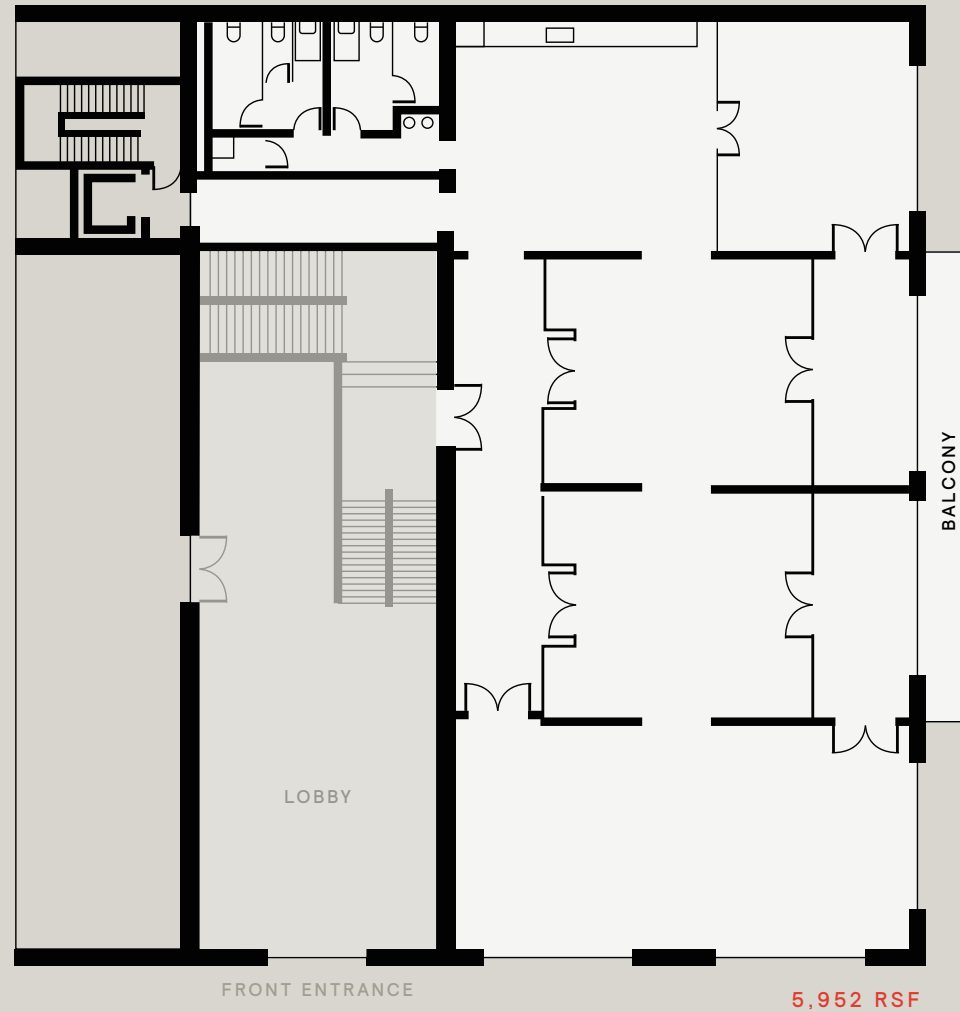
LOBBY



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GERMANIA PLACE



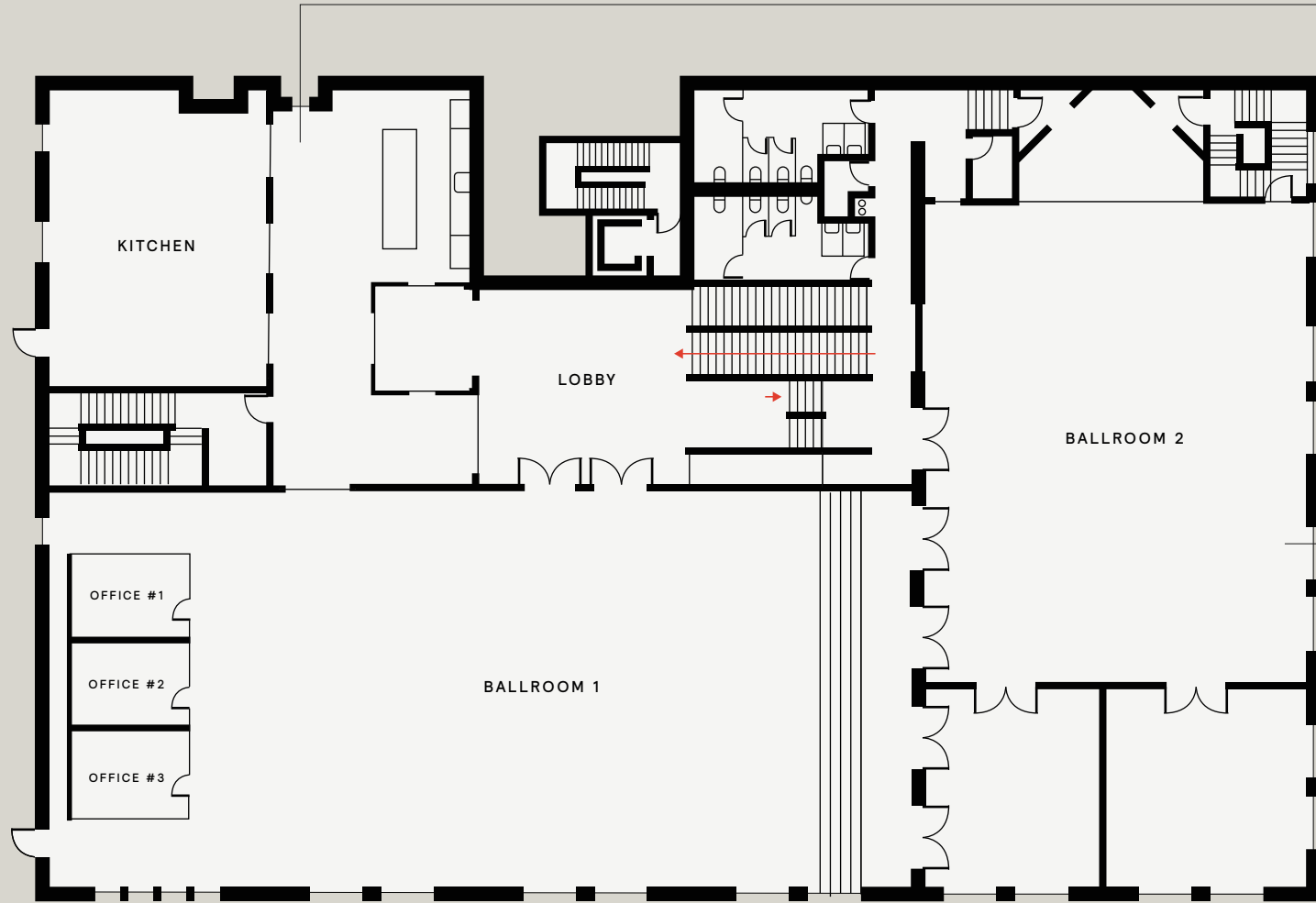
FLOOR

2

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GERMANIA PLACE



14,444 RSF



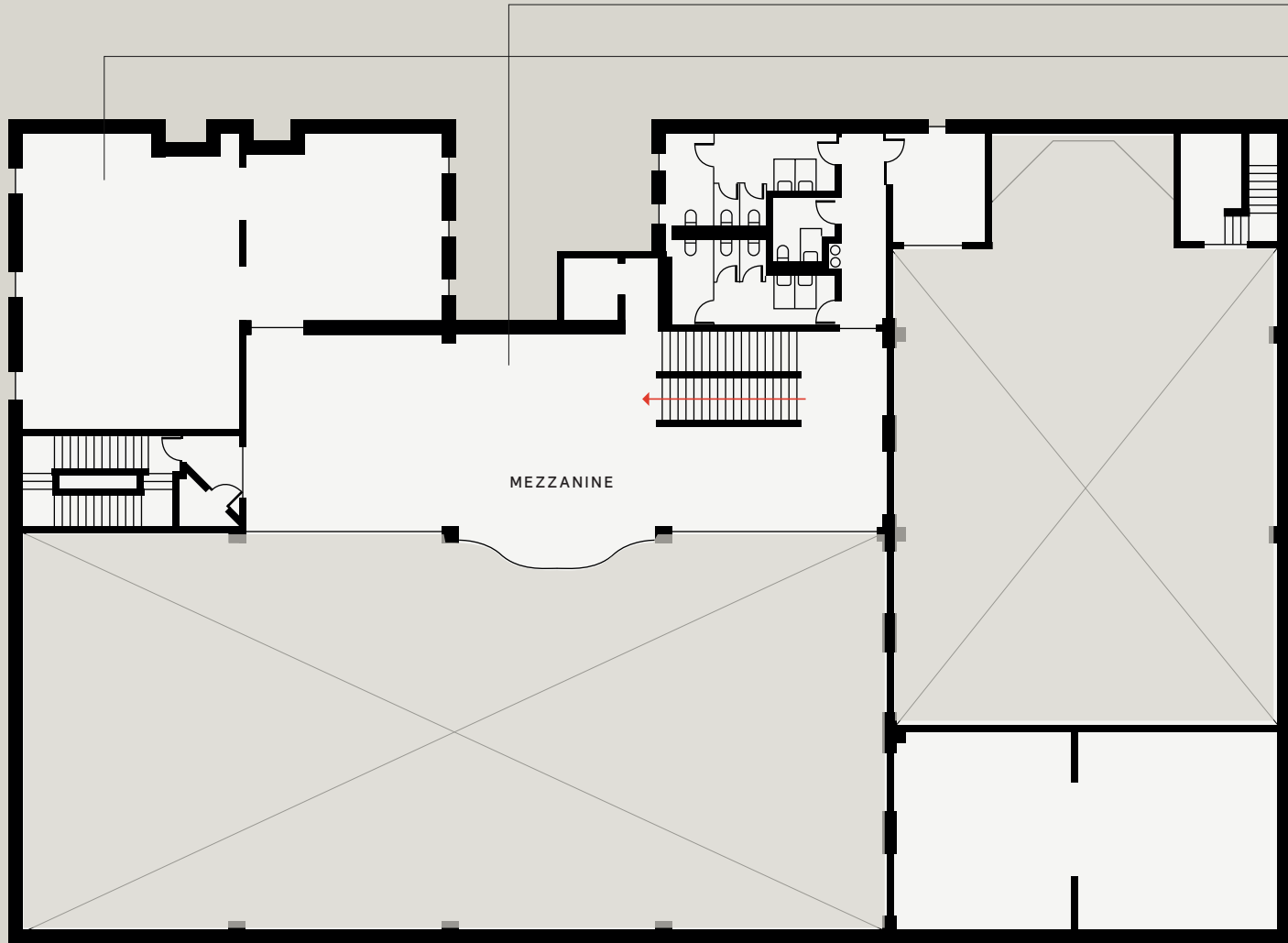
FLOOR

3

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GERMANIA PLACE



4,499 RSF



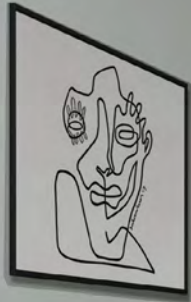
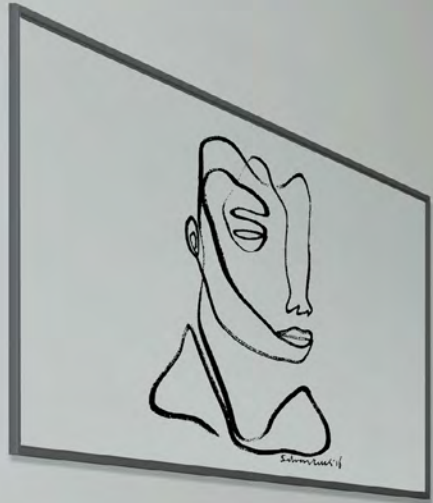
FLOOR

M

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108 W GERMANIA  
Lobby Rendering



108 W GERMANIA  
Lobby Rendering



108 W GERMANIA  
Ballroom #1 Rendering



—  
108 W GERMANIA  
Ballroom #1 Rendering



108 W GERMANIA  
Ballroom #1 Rendering



108 W GERMANIA  
Ballroom #2 Rendering



108 W GERMANIA  
Interior Rendering



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108 W GERMANIA  
3rd Floor Rendering





108 W GERMANIA  
Interior Rendering

R2.ME

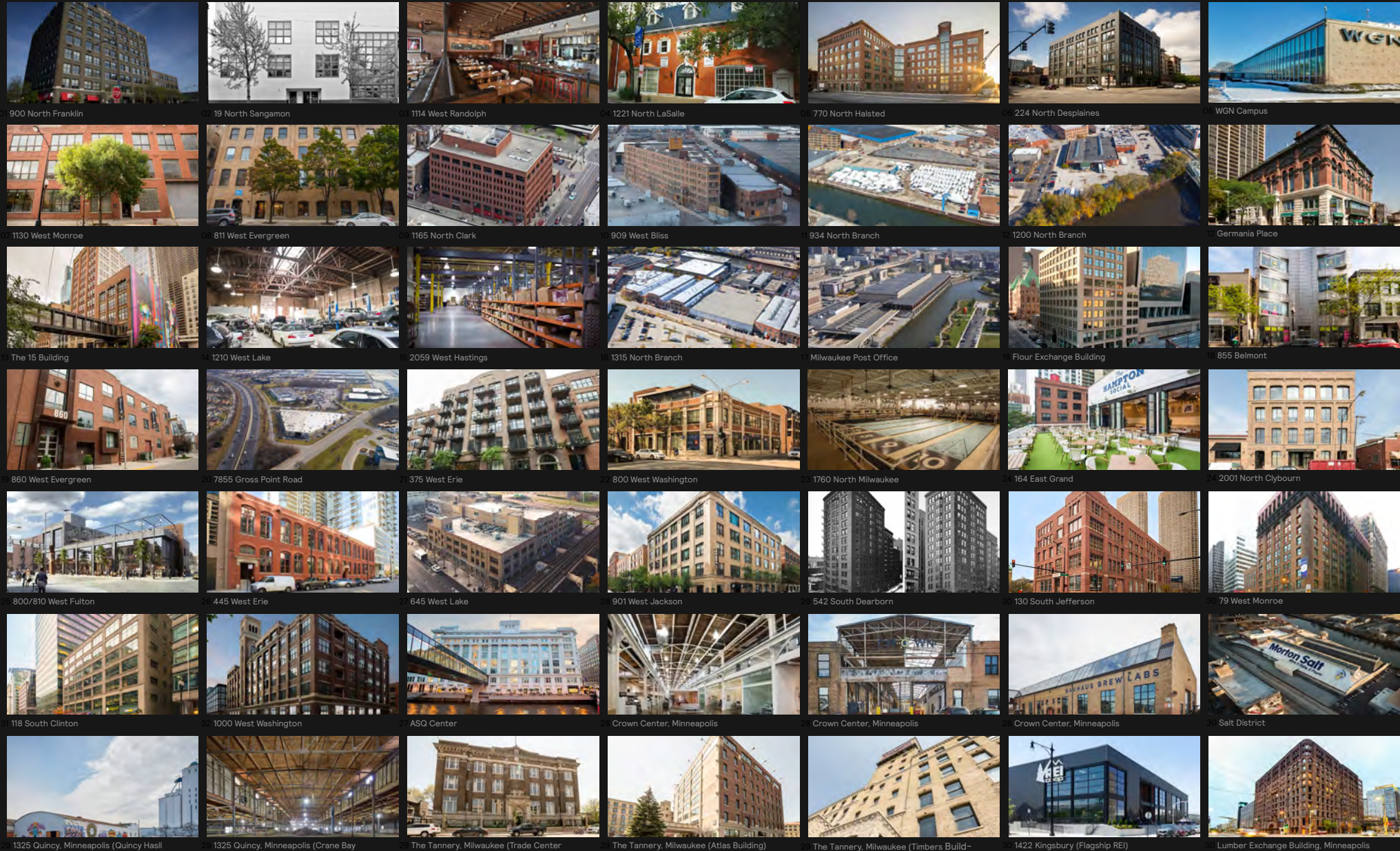




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108 W GERMANIA  
2nd Floor Rendering



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108 W GERMANIA  
2nd Floor Rendering



# R2 Companies

BY THE NUMBERS

**6.4M**

Square Foot Portfolio

**\$700M**

Assets Under Management

**+40 Assets**

Currently Owned

**3 Offices**

Chicago, Milwaukee, Minneapolis

**+10 Years**

Management Team Experience

**2007**

Year Founded



R  
2  
COMPANIES

LEASING  
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