



# SCHAUMBURG TOWERS

1400 AND 1450 AMERICAN LANE  
SCHAUMBURG, IL



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# A warm reception.







THESE TWO GLEAMING, SAPPHIRE TOWERS HAVE LONG BEEN THE MOST PROMINENT FIXTURE ON CHICAGO'S SUBURBAN OFFICE SKYLINE.

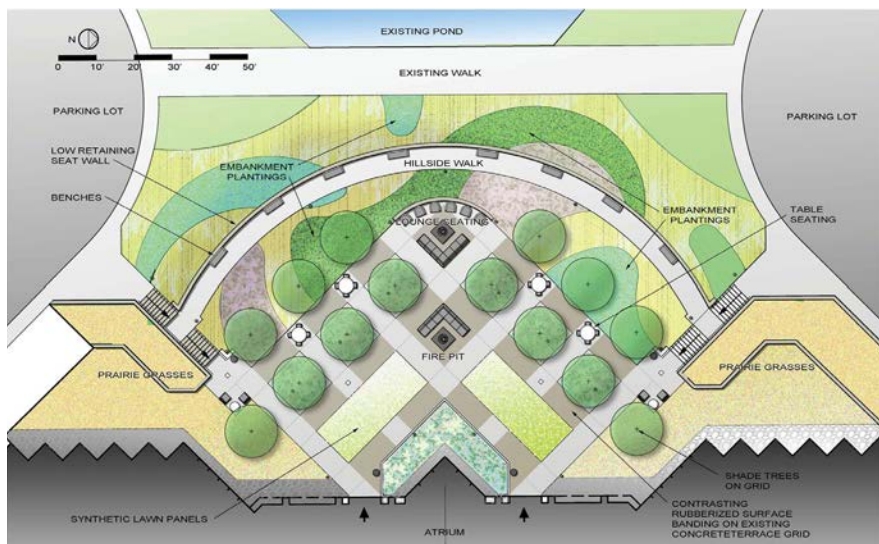
Let us show you more.





# A home away from home.

A NEW SPACE EFFORTLESSLY MELDING PRODUCTIVITY AND PLAY



PROPOSED LANDSCAPE PLAN

- ☒ OUTDOOR LOUNGE
- ☒ FITNESS CENTER
- ☒ TOP-OF-MARKET FOOD SERVICE
- ☒ GAME ROOM
- ☒ CONFERENCE/TRAINING FACILITIES
- ☒ MANNED SECURITY





Even the most discerning tenants will be impressed by a complete **RENOVATION** and **MODERNIZATION** of the building's common areas and amenity zones. **OUTDOOR SPACES** offer plenty of seating for comfortable conversation and collaboration. A state-of-the-art **FITNESS CENTER** is a welcome respite during an employees' busy work day. A welcoming **CAFETERIA** with abundant natural light allows employees valuable time to rejuvenate before returning to work.





# A location brimming with convenience.

- ✓ LANDMARK BUILDING IDENTITY
- ✓ IMMEDIATE HIGHWAY ACCESS

- ✓ ACCESS TO PACE BUS REGIONAL HUB, METRA, AND SCHAUMBURG TROLLEY SERVICE
- ✓ UNBEATABLE SURROUNDING AMENITIES



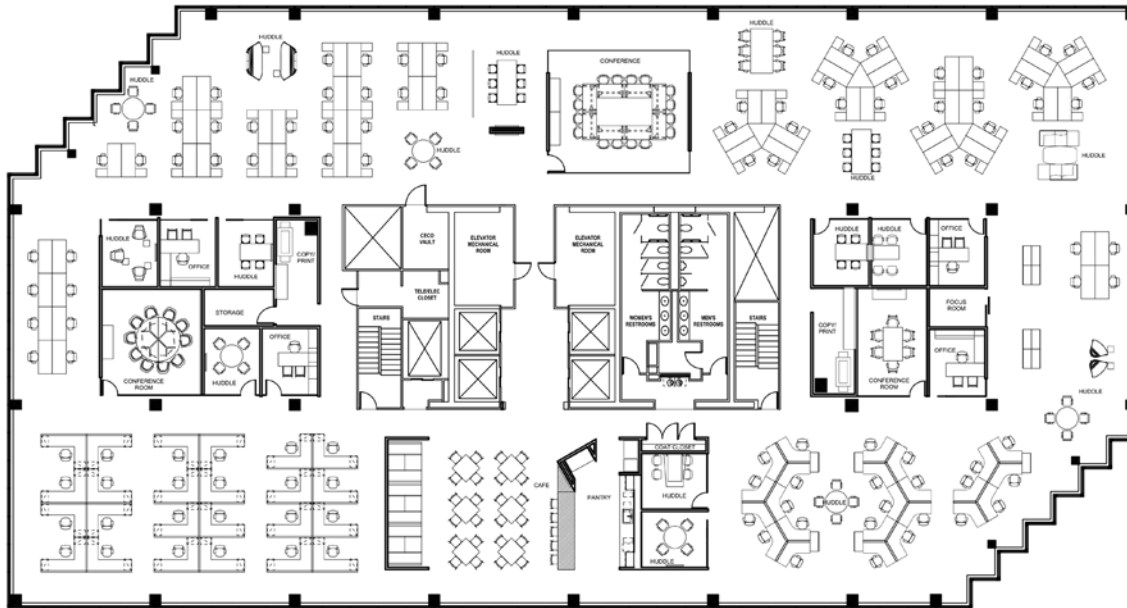


Every imaginable area amenity is available just outside the front doors of the properties. From fine and casual DINING, to HOTELS and BANKING, to one of the nation's largest enclosed MALLS, tenants will love this CONVENIENT LOCATION.

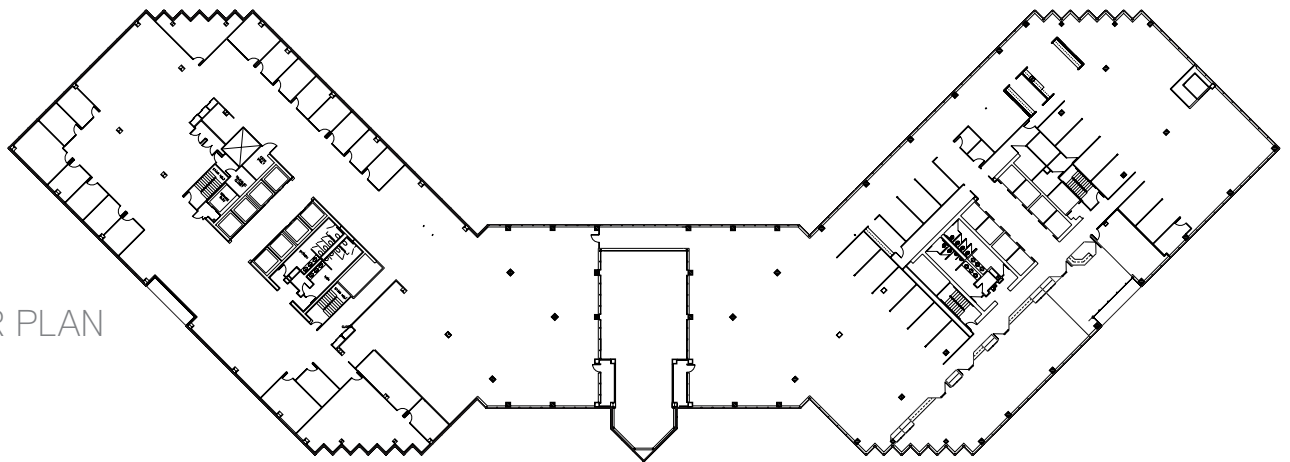


# A gateway to efficiency.

VARYING FLOOR PLATES OFFER THE ULTIMATE IN FLEXIBILITY



REPRESENTATIVE  
FLOOR PLAN

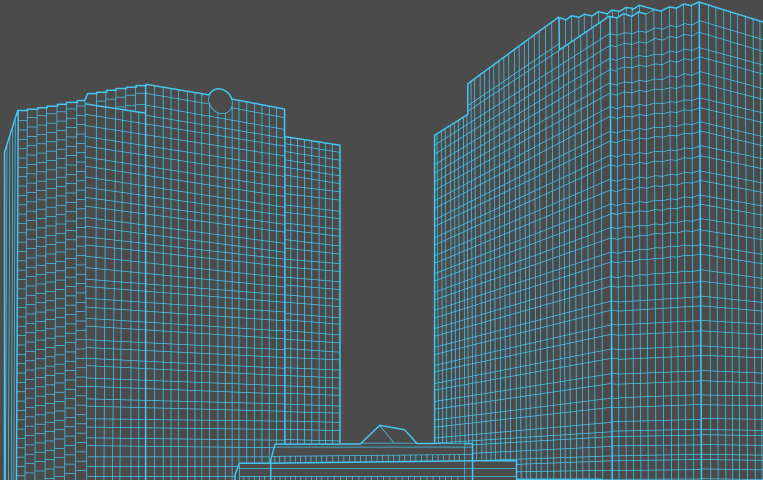
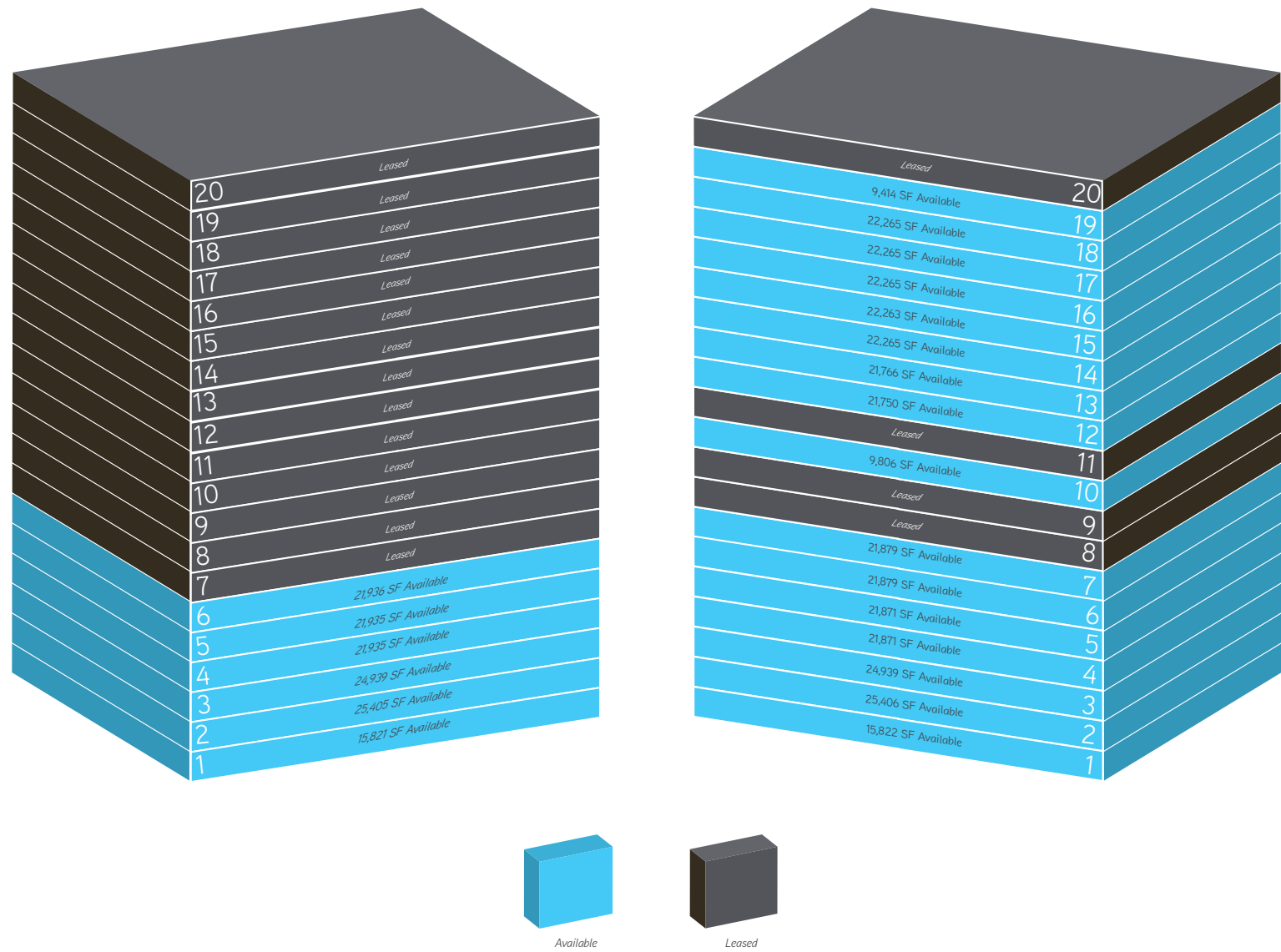


DUAL TOWER PLAN

The buildings' efficient SAW TOOTH DESIGN gives users an attractive CONTINUOUS GLASS LINE and the opportunity for MULTIPLE CORNER OFFICES. The EFFICIENT CORE CONFIGURATION allows a tenant to design its space with maximum productivity in mind. The highly CUSTOMIZABLE floor plates range in size from 22,000 to 50,000 square feet and will appeal to a wide range of tenants.

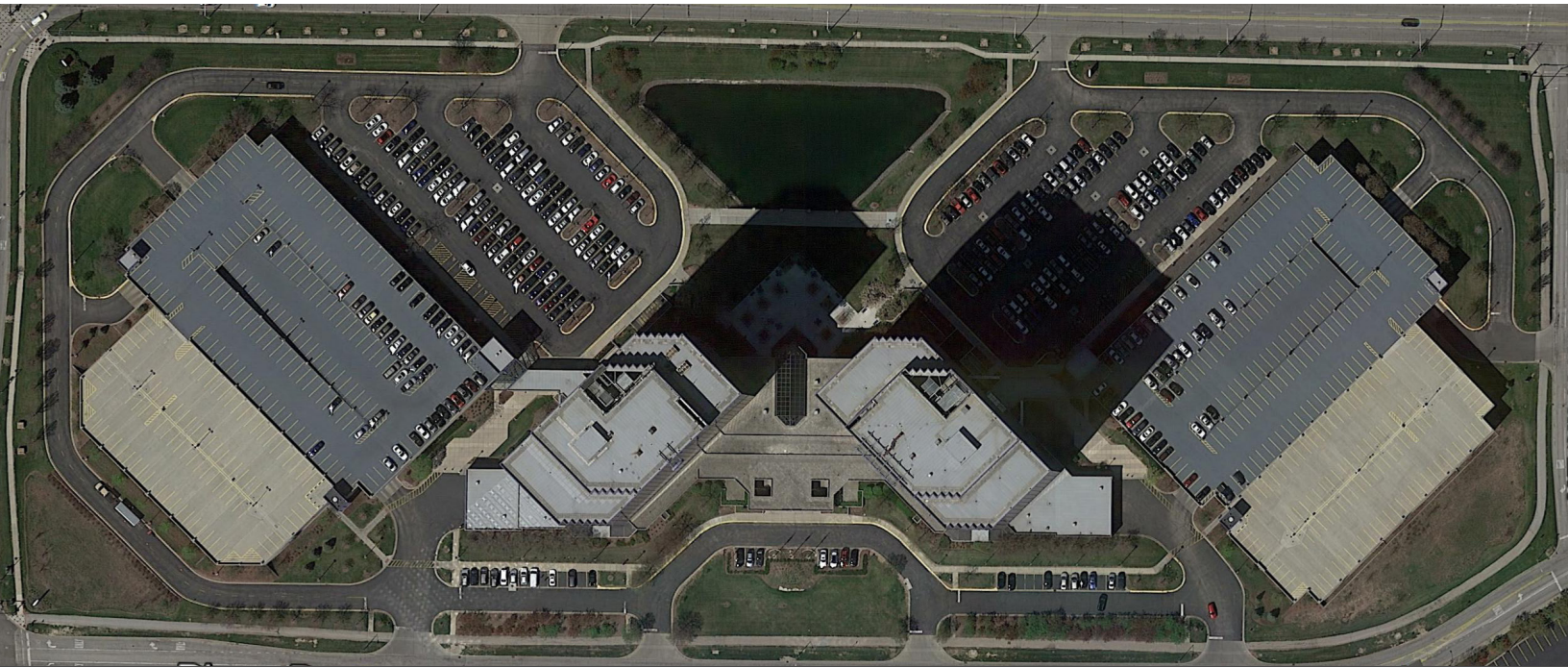


CURRENT OCCUPANCY





# Robust infrastructure, inside and out.



With TWO ATTACHED PARKING DECKS and overflow surface parking, the buildings offer more than 3,500 SPACES and an above-market parking ratio. Conveniently located visitor parking and accommodations for ELECTRIC CAR CHARGING will be a few of the added conveniences that will be highly coveted by today's tenants.



DUAL COVERED PARKING DECKS



CONVENIENT AND ABUNDANT VISITOR PARKING



ELECTRIC CAR CHARGING STATIONS



MULTIPLE ACCESS POINTS





DUAL SUBSTATION FEEDERS  
ENTERING EACH BUILDING WITH  
AUTO THROW OVER



MULTIPLE FIBER PROVIDERS



PREMIUM HIGH-SPEED WIFI





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