

BUILD-TO-SUIT
 500,000 + SF -
 1,220,000 SF

LIBERTY
 PROPERTY TRUST



LIBERTY BUSINESS CENTER—MINOOKA, IL SEC Minooka and McLinden Roads



RENDERING

BUILDING SIZES:

- LBCM 1A - 1,001,987 SF
- LBCM 1B - 657,600 SF
- LBCM 2A - 539,971 SF
- LBCM 2B - 556,214 SF
- LBCM 3 - 1,220,964 SF

SITE AREA: 212.80 ACRES

CLEARANCE: 32'- 36'

OFFICE: To-Suit

LOADING:

- 124-190 Exterior Docks
- 243-500 Trailer Spaces

BAY SIZE: 50' x 52'; 75' Speed Bays

SPRINKLERED: ESFR

RENTAL RATE: STO

FEATURES:

- Fast Track Approval Process
- I-80 Coast-Coast interstate
- I-80/I-55 junction 3.5 miles
- I-80 Visibility
- O'Hare International Airport
- Elwood Intermodal



Grundy County

- Just one hour southwest of Chicago
- Top 5% fastest growing counties in U.S.
- Low real estate taxes; Tax abatement program
- Economic incentives
- IL river ports and 4 Class I Railroads



I-80 Coast to Coast

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Contact:

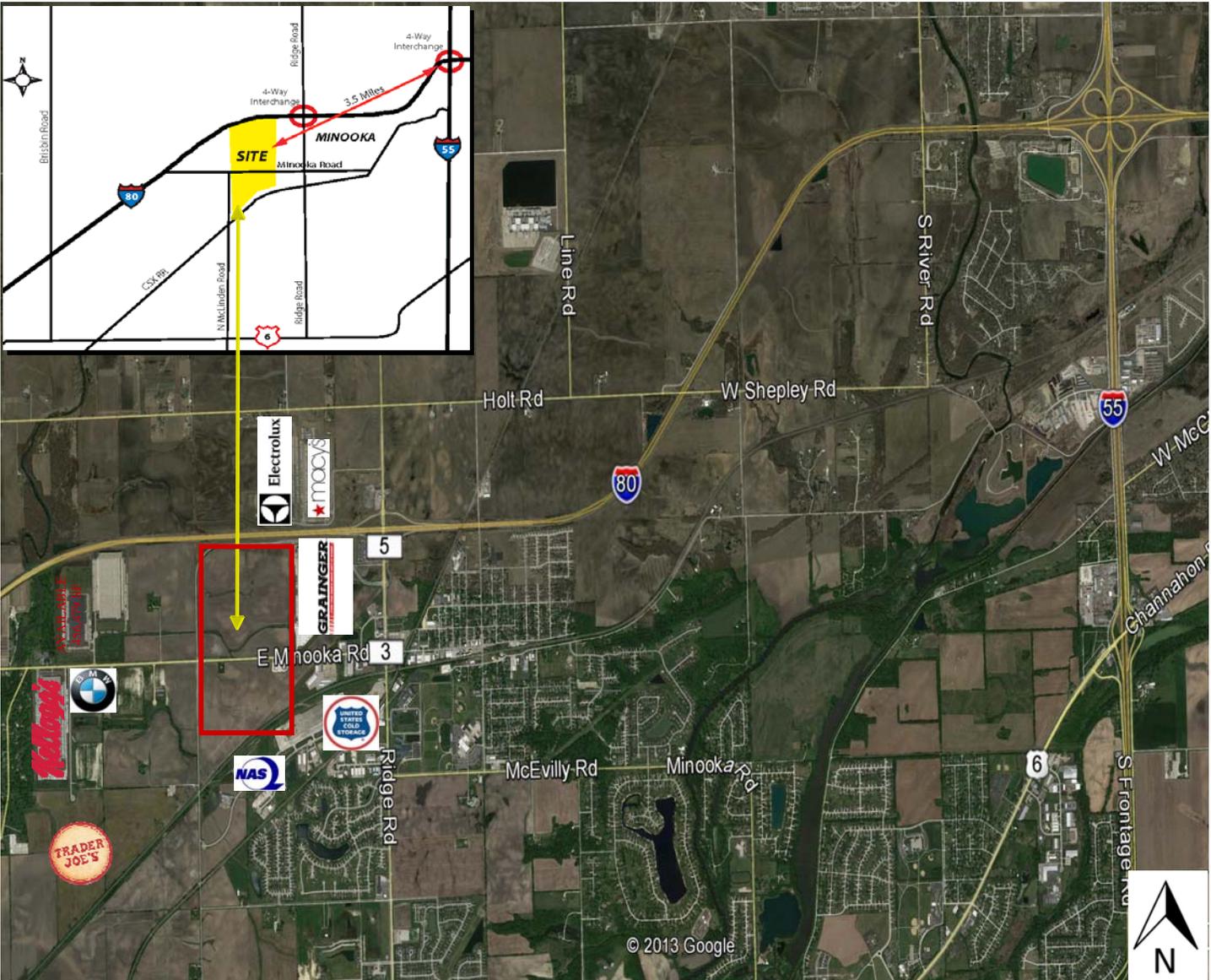
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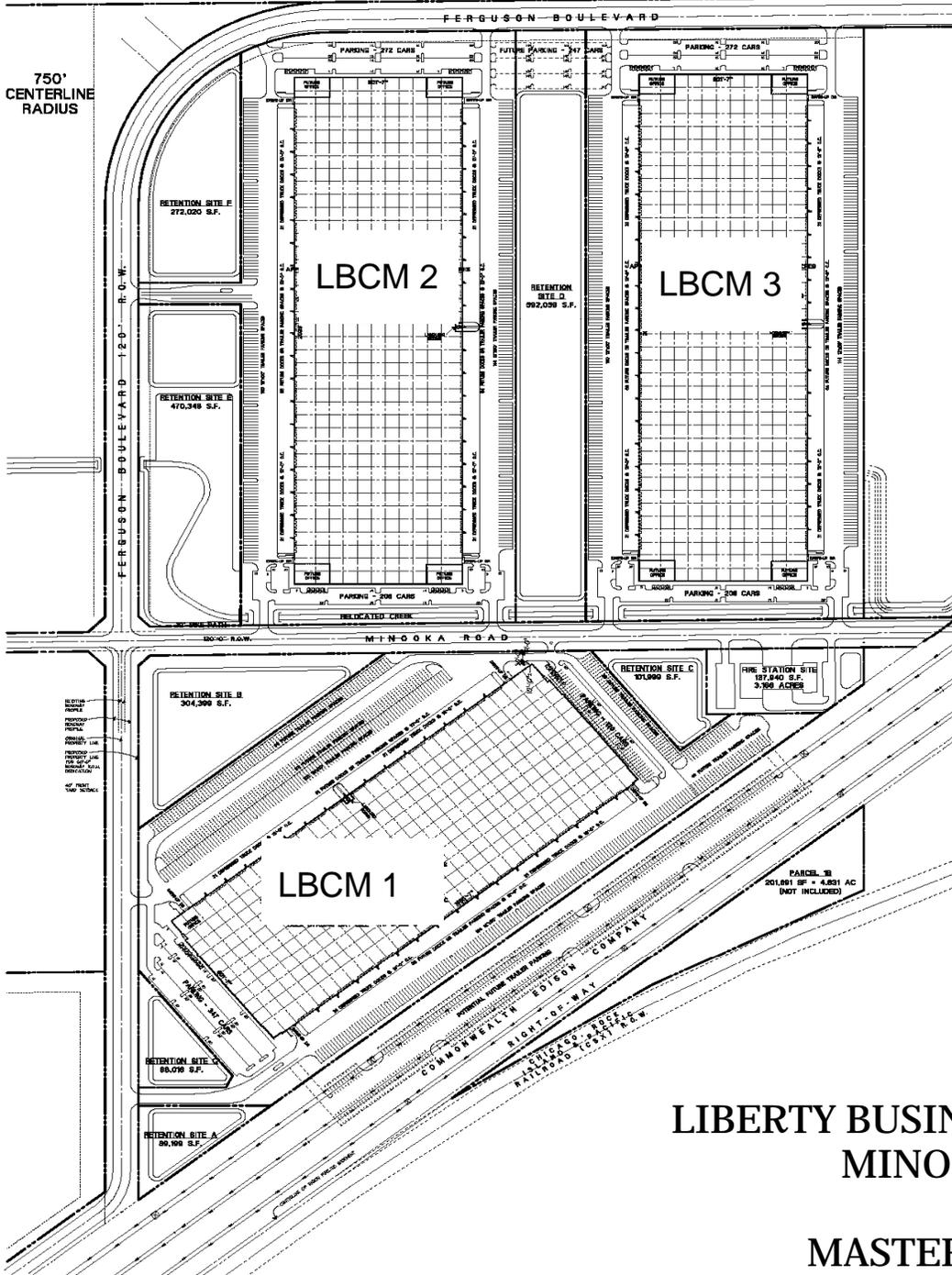
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**LIBERTY BUSINESS CENTER
MINOOKA**

MASTER PLAN

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LBCM 2a

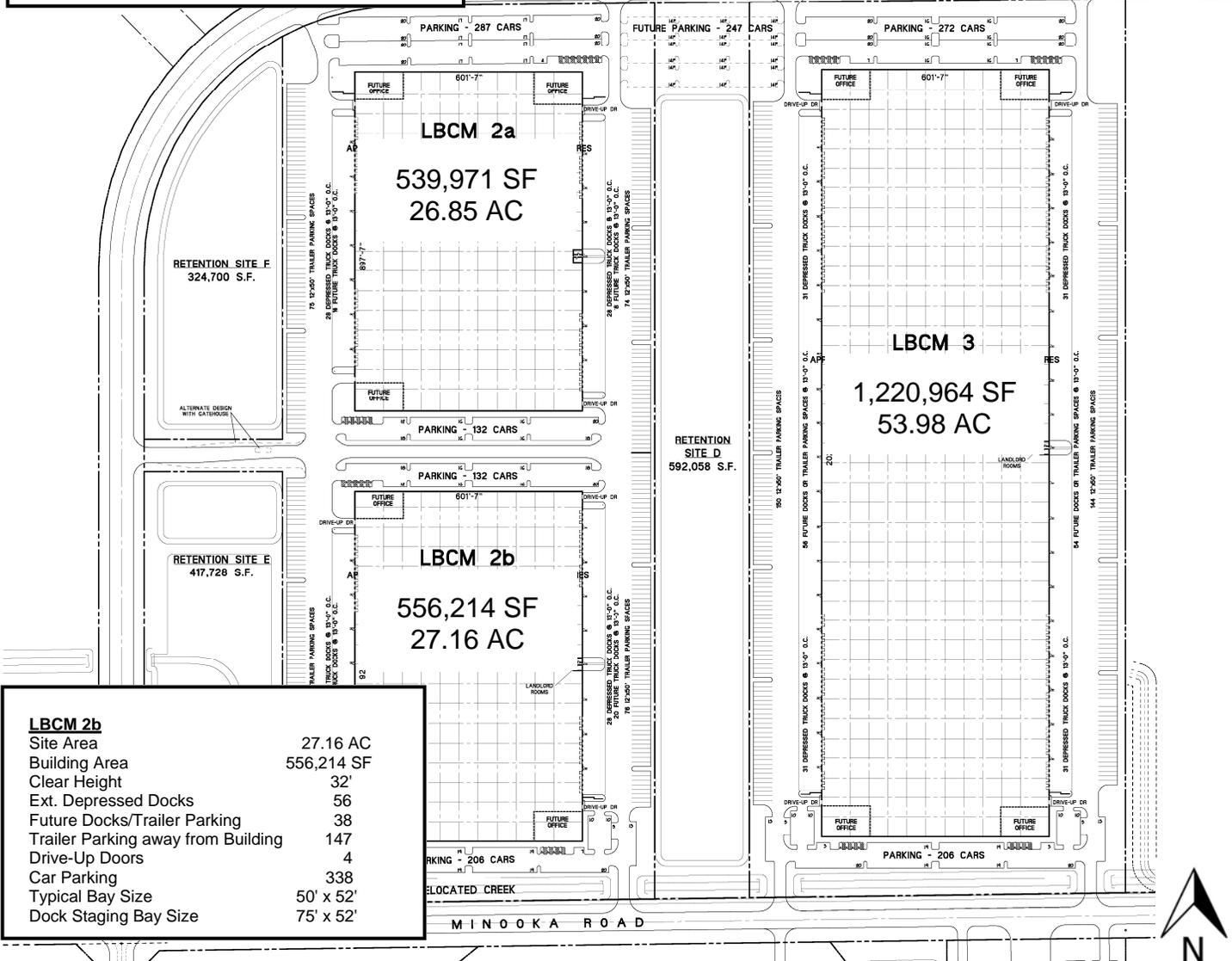
Site Area	26.85 AC
Building Area	539,971 SF
Clear Height	32'
Ext. Depressed Docks	56
Future Docks/Trailer Parking	34
Trailer Parking away from Building	149
Drive-Up Doors	4
Car Parking	419
Future Car Parking Northeast	190
Typical Bay Size	50' x 52'
Dock Staging Bay Size	75' x 52'

LBCM 3

Site Area	53.98 AC
Building Area	1,220,964 SF
Clear Height	32'
Ext. Depressed Docks	124
Future Docks/Trailer Parking	110
Trailer Parking away from Building	294
Drive-Up Doors	4
Car Parking	478
Typical Bay Size	50' x 52'
Dock Staging Bay Size	75' x 52'



FERGUSON BOULEVARD



LBCM 2b

Site Area	27.16 AC
Building Area	556,214 SF
Clear Height	32'
Ext. Depressed Docks	56
Future Docks/Trailer Parking	38
Trailer Parking away from Building	147
Drive-Up Doors	4
Car Parking	338
Typical Bay Size	50' x 52'
Dock Staging Bay Size	75' x 52'

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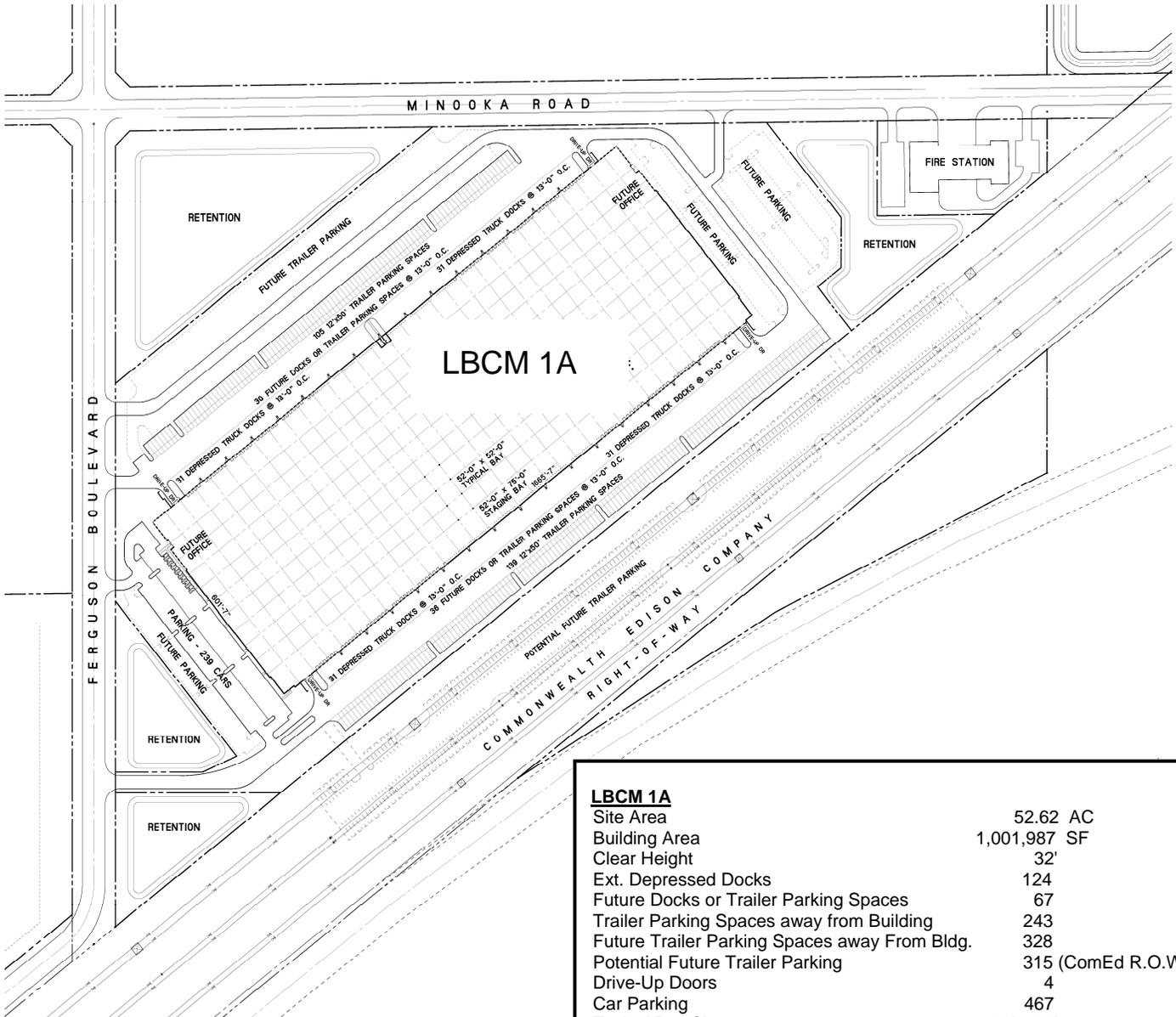
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LBCM 1A	
Site Area	52.62 AC
Building Area	1,001,987 SF
Clear Height	32'
Ext. Depressed Docks	124
Future Docks or Trailer Parking Spaces	67
Trailer Parking Spaces away from Building	243
Future Trailer Parking Spaces away From Bldg.	328
Potential Future Trailer Parking	315 (ComEd R.O.W)
Drive-Up Doors	4
Car Parking	467
Typical Bay Size	50' x 52'
Dock Staging Bay Size	75' x 52'

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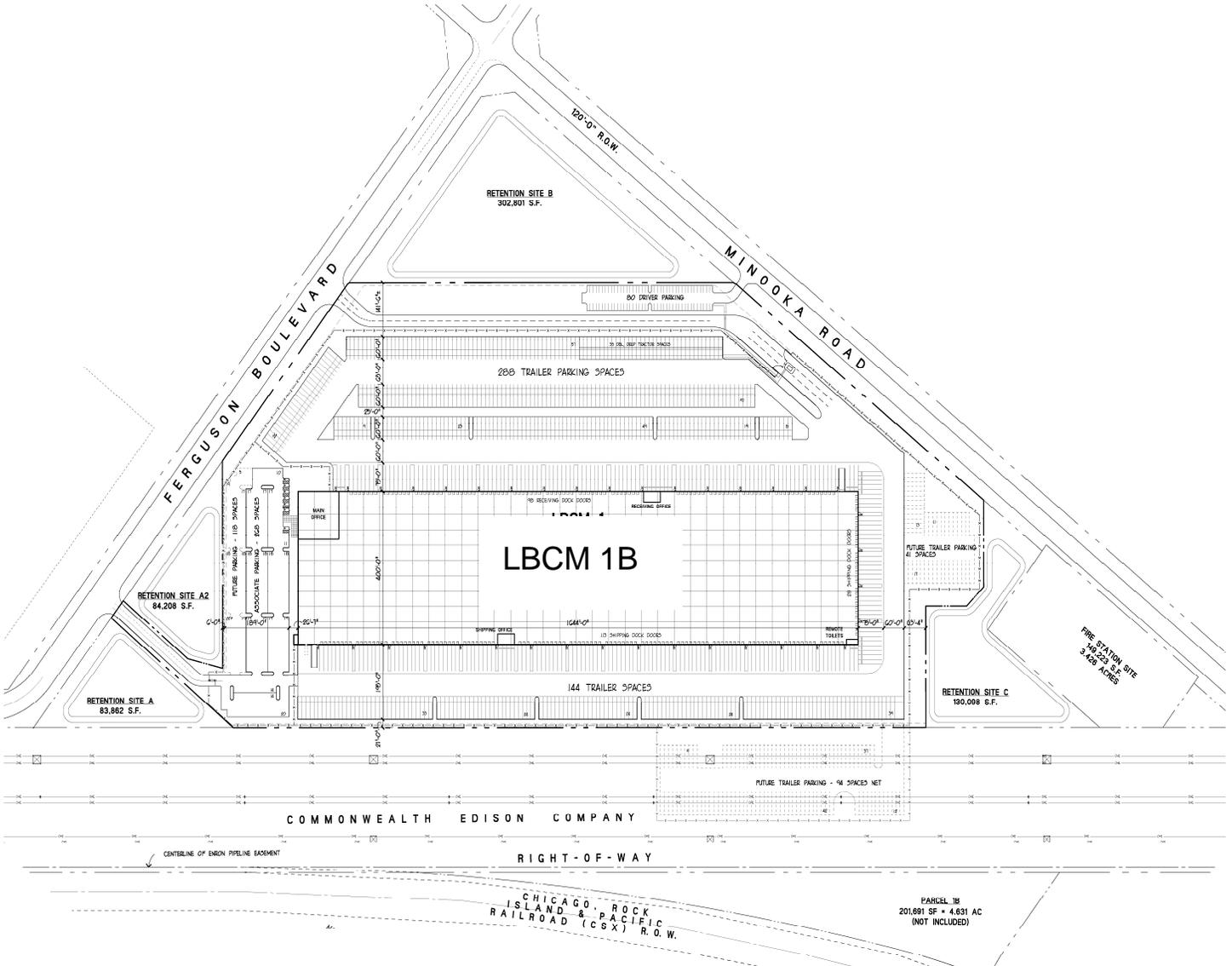
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LBCM 1B	
Site Area	52.15 AC
Building Area	657,600 SF
Clear Height	32'
Ext. Depressed Docks	239
Trailer Spaces at Building	29
Trailer Spaces away from Building	432
Future Trailer Parking	94 (ComEd R.O.W.)
Drive-Up Doors	2
Car Parking	268
Future Car Parking Spaces	118
Typical Bay Size	48' x 40'
Dock Staging Bay Size	48' x 60'

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