

875 N MICHIGAN AVE

Restaurant Opportunity • Floors 95 & 96



MADISON
CAPITAL

ONCE IN A GENERATION OPPORTUNITY

Discover 26,168 SF of prime restaurant space at 875 North Michigan Avenue. With stunning 360-degree panoramic views of Chicago’s skyline and Lake Michigan, this iconic property on the 95th and 96th floors is a rarely available. Formerly The Signature Room, this space attracted over 635K visitors annually. Its floor-to-ceiling windows flood the interior with natural light during the day and offer breathtaking city lights at night.

The 100-story skyscraper also boasts 49 floors of residential condos, 22 floors of office space, an observation deck, a parking garage, and 170K SF of ground-floor retail space.

Experience unlimited potential at 875 North Michigan Avenue, and create your mark on the vibrant Chicago landscape.



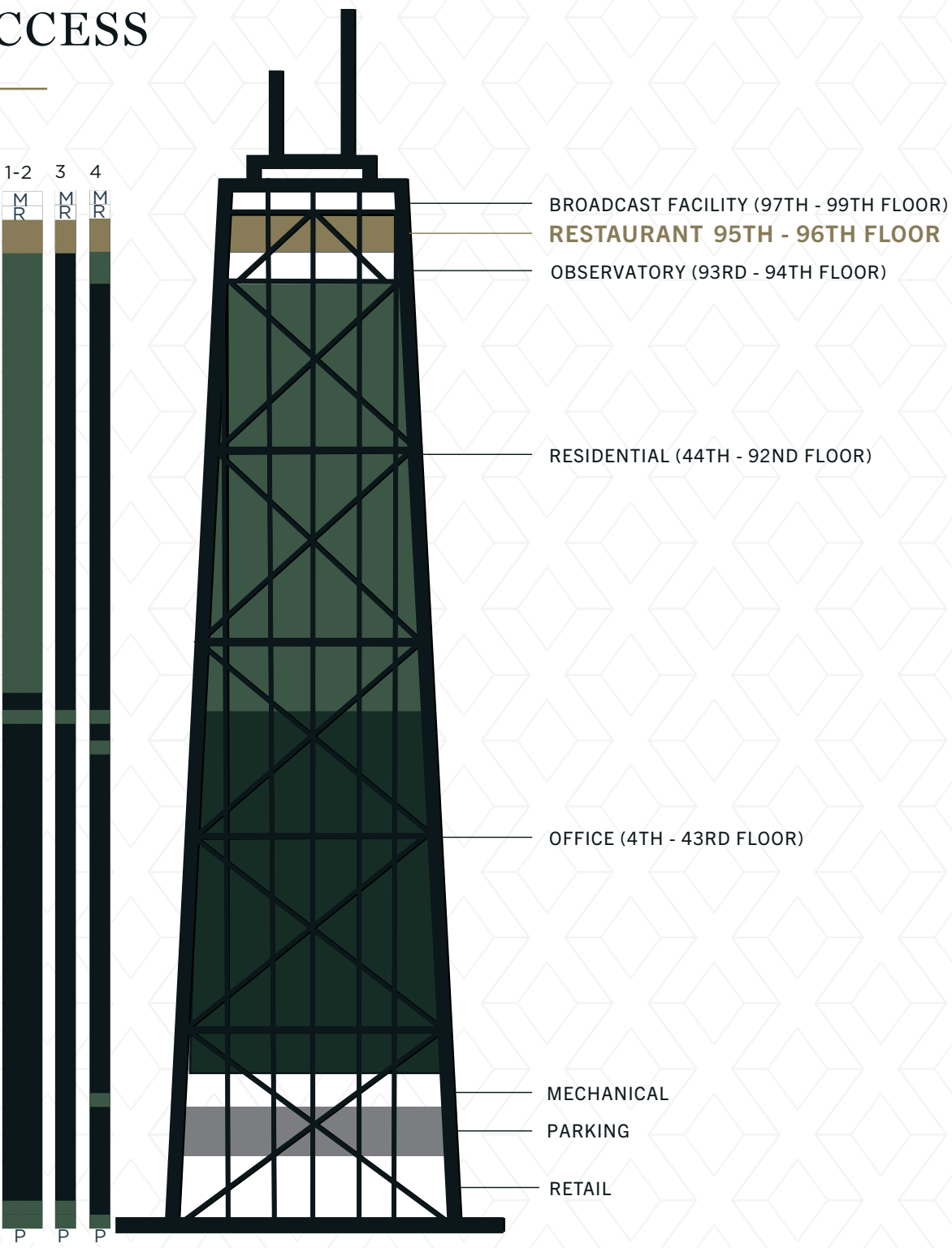
EXCLUSIVE ELEVATOR ACCESS

Three elevators provide direct access to The Restaurant Floor, including an elevator car reserved for the exclusive use of the Restaurant Floor. Two of the three elevator cars are shared by the Restaurant with the Observatory (50/50) and with the Observatory and Broadcast Tower (1/3).

ELEVATOR SETUP AND COST ALLOCATIONS:

- Car 1: 100% Observatory
- Car 2: Shared (50% Observatory & **Restaurant**)
- Car 3: **100% Restaurant**
- Car 4: Freight - Shared (33.3% Observatory, **Restaurant**, Broadcast)

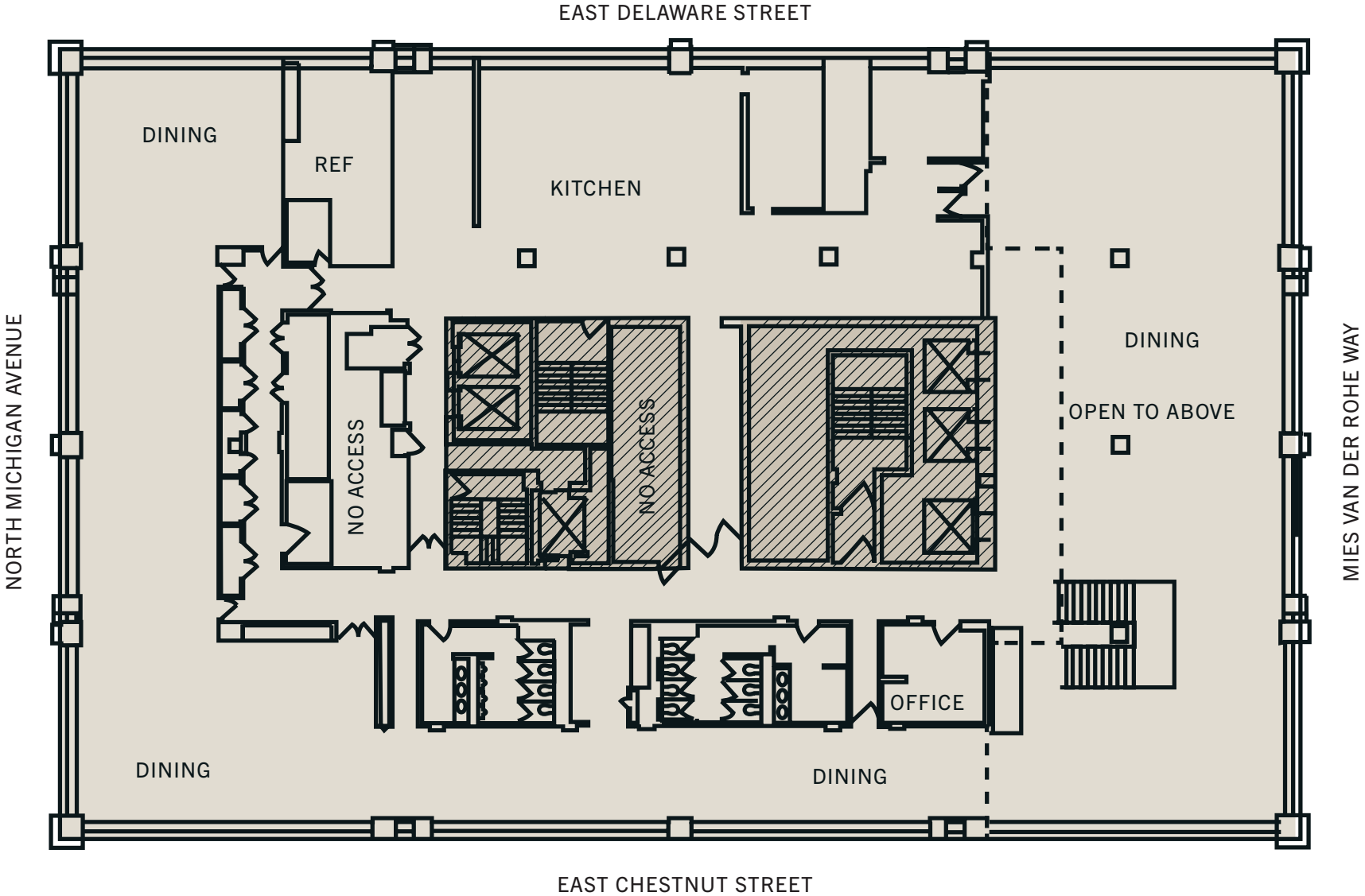
- SIGNATURE ROOM STOP
- M MACHINE ROOM
- R RUN BY
- P PIT
- BLIND SHAFT
- ACTIVE ELEVATOR



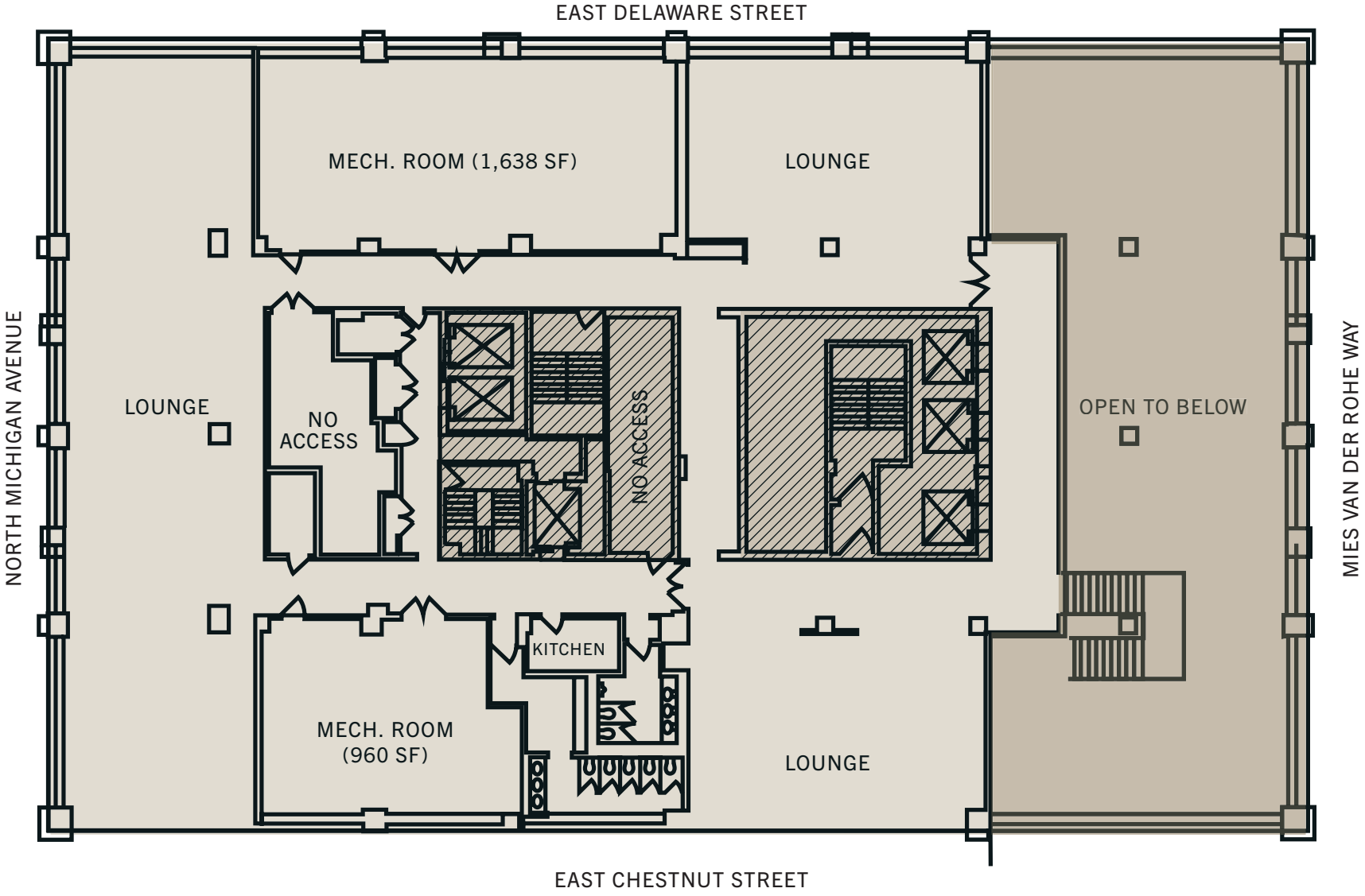
FLOOR PLAN

26,168 SF Total Available

Floor 95 • 15,365 SF



Floor 96 • 11,443 SF





NORTH MICHIGAN AVENUE

An internationally renowned destination



20M+
annual visitors



40K
pedestrians per day



460+
retail stores



16K+
hotel keys



275+
restaurants



36M+
SF of office space



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