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## Spec building to be gateway to new Stockyards

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Dayton Street Partners LLC has announced plans to develop an 80,000 square foot speculative industrial building at the gateway to the Stockyards industrial park, one of the first of its kind in this historic industrial market.

The 6.6-acre site for the development is located at the southwest corner of Halsted Street and Pershing Road in Chicago.

Construction is expected to begin in August on the single story facility that can accommodate a single user or as many as six users. The building will be ready for occupancy in Spring 2008.

"This area has a rich and colorful history in Chicago, its heritage as well as its industrial real estate and manufacturing business community," said Howard A. Wedren, principal, Dayton Street Partners LLC. "We are filling a niche for new quality industrial product in the city; industrial product that serves the city and the surrounding areas."

Wedren also noted that the property has great visibility along Pershing Road and Halsted Street and is accessible to I-90/ I-94 and I-55.

Additional features of the building include spaces from 10,000 square feet, 30-foot clear ceilings and ample parking for cars and trailers. The 80,000 square foot building has been designed by Cornerstone Architects. Michael Senner, Colliers Bennett & Kahnweiler, is the exclusive marketing rep for the building.

"There is a limited supply of quality, functional space anywhere in the city, especially a building that is new, has 30-foot clear ceilings and can accommodate users from 10,000 to 80,000 square feet," Senner said. "This project will be the Gateway to the New Stockyards."

Dayton Street Partners LLC is a commercial real estate development and investment firm founded in 2006.