



Saint Francis MOBs



MEDICAL OFFICE SUITES FOR LEASE

800 AUSTIN STREET, EVANSTON, IL 60202



SUITE AVAILABILITIES

SUITE	SIZE	CONTIGUOUS
East Tower		
163	1,981 SF	---
166	3,217 SF	---
254	3,666 SF	8,668 SF
257	1,380 SF	8,668 SF
260	2,111 SF	8,668 SF
266	1,511 SF	8,668 SF
369	2,109 SF	---
451	2,346 SF	5,656 SF
454	1,631 SF	5,656 SF
457	1,679 SF	5,656 SF
463	1,870 SF	3,379 SF
466	1,509 SF	3,379 SF
West Tower		
202	1,388 SF	---
208	1,250 SF	---
304	1,041 SF	2,955 SF
306	1,914 SF	2,955 SF
308	1,068 SF	2,242 SF
311	1,174 SF	2,242 SF
401	1,927 SF	4,868 SF
403	2,474 SF	4,868 SF
404	467 SF	4,868 SF
409	1,009 SF	---
501	1,694 SF	2,659 SF
502	965 SF	2,659 SF
506	1,090 SF	4,103 SF
507	1,693 SF	4,103 SF
508	1,320 SF	4,103 SF
605	1,136 SF	3,919 SF
606	2,783 SF	3,919 SF

BUILDING FEATURES



Free unreserved parking, plus reserved lot for doctors



On-campus hospital



Utilities: Modified gross, including janitorial, tenant responsible for electricity



Rental Rate:
Contact brokers

PROJECT AERIAL



Saint Francis MOBs

Oakton Street

M South Blvd

WEST TOWER

EAST TOWER

Ridge Avenue

Sherman Avenue

Chicago Avenue



Saint Francis Hospital

LOCAL DEMOGRAPHICS



571,511

POPULATION



\$7,714

ANNUAL AVERAGE HEALTHCARE
SPENDING PER HOUSEHOLD



17%

POPULATION AGED 65+



39

MEDIAN AGE

TRAFFIC COUNTS



10,843

CARS PER DAY

Oakton Street & Sherman
Avenue E

**WITHIN A
5-MILE RADIUS OF
THE PROPERTY**



\$129,524

AVERAGE
HOUSEHOLD INCOME

INSURANCE COVERAGE

46%

PPO

17%

HMO

22%

MEDICARE

15%

OTHER

ABOUT BUILDING OWNERSHIP



Founded in 2001, Prime Healthcare has emerged as one of the nation's largest award-winning health systems. Prime Healthcare was founded by Dr. Prem Reddy, a physician with a mission to transform hospitals, improve community healthcare, and provide patients with the best care.

Their philosophy is that all healthcare is local. Their 55 hospitals and more than 360 outpatient locations nationwide, including urgent care centers, ambulatory surgery centers, and specialty clinics, serve the unique needs of their communities while providing exceptional care with the strength and support of Prime Healthcare.

Through a physician-founded and patient-centered model, dedication to quality, evidence-based best practices, operational efficiency, and capital investment, Prime Healthcare is recognized among the best in the nation by Truven Health Analytics as a 10 Top and 15 Top Health System in the nation three times and was the only health system recognized with the prestigious 2021 John M. Eisenberg Patient Safety and Quality Award for addressing social determinants of health. Prime Healthcare ranks among the top 10 health systems in the nation for social responsibility and cost efficiency, according to the Lown Institute

Prime Healthcare and the not-for-profit Prime Healthcare Foundation serve more than 600 communities across 15 states with more than 60,000 staff and affiliated physicians in Alabama, California, Georgia, Illinois, Indiana, Kansas, Michigan, Missouri, Nevada, New Jersey, Ohio, Pennsylvania, Rhode Island, and Texas.

55
HOSPITALS

15
STATES

600+
COMMUNITIES SERVED

60,000+
STAFF & AFFILIATED
PHYSICIANS

10,767
LICENSED BEDS



Saint Francis Hospital

Founded in 1900, Saint Francis Hospital in Evanston, IL, is a 197-bed facility that offers specialized care alongside 24/7 emergency services, including a Level I adult trauma center. They provide advanced surgical interventions for serious and life-threatening conditions.

Saint Francis Hospital stands out as a premier destination for specialty services, which encompass heart care, cancer treatment, stroke management, orthopedics, and women's health. Their facility features a comprehensive range of minimally invasive procedures utilizing robotic-assisted technology, along with imaging and lab tests, all supported by a dedicated inpatient rehabilitation center.

As the newest member of the Prime Healthcare family of hospitals, Saint Francis Hospital will continue to provide high-quality compassionate care with the strength and resources of a nationally recognized, award-winning health system.



SERVICES:

Brain and Spine Care

Cancer Care

Diabetes

Direct-Access Colonoscopy

Endocrinology

Genetic Services for Cancer Care

Gynecology

Heart and Vascular Care

Imaging Center and Mammograms

Lab Services

Mental Health

Neurology

Orthopedic and Sports Medicine Care

Pediatric Specialty Care

Pharmacy

Respiratory Care

Rehabilitation

Stroke Center

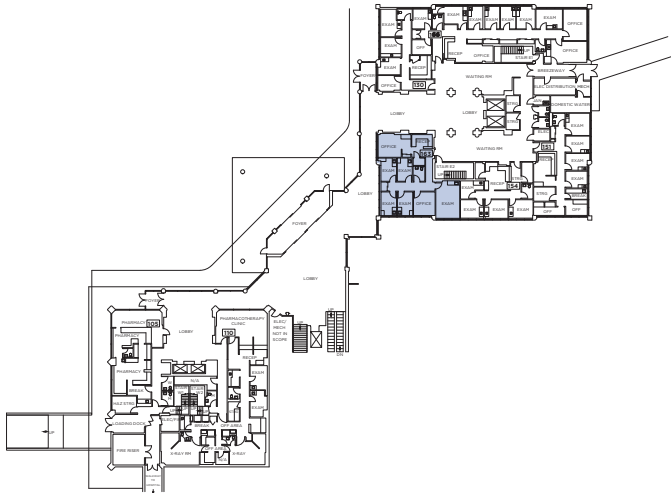
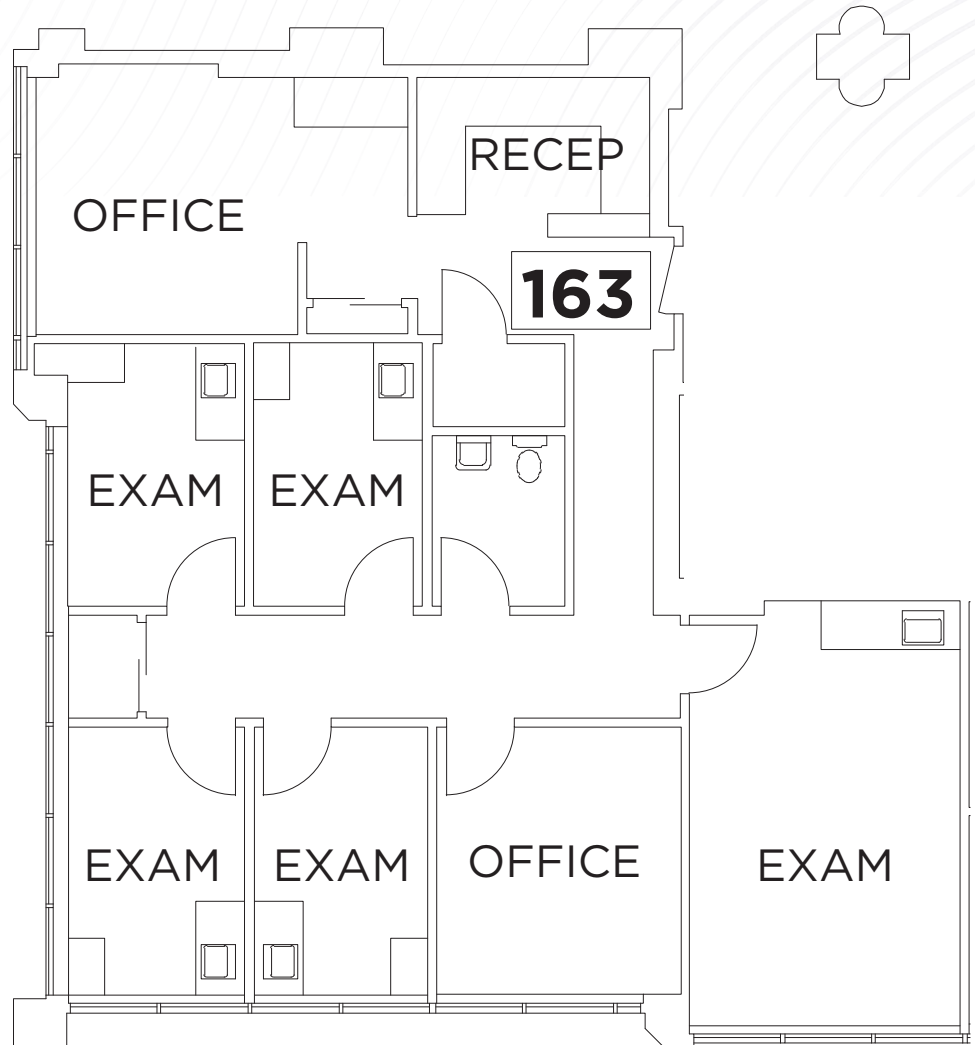
Trauma Center

Weight Loss

EAST TOWER

FIRST FLOOR

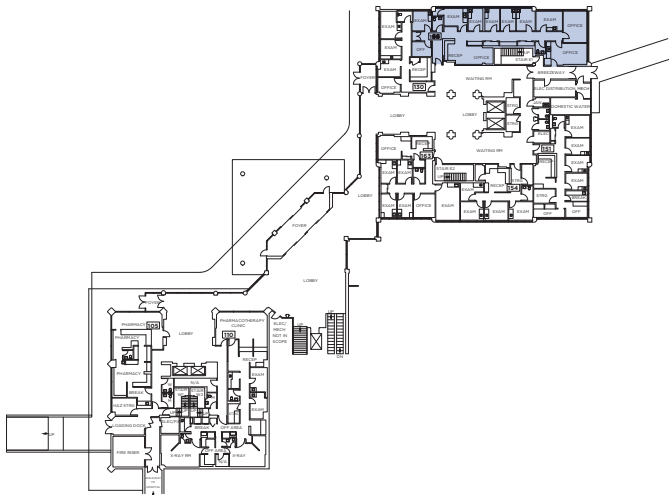
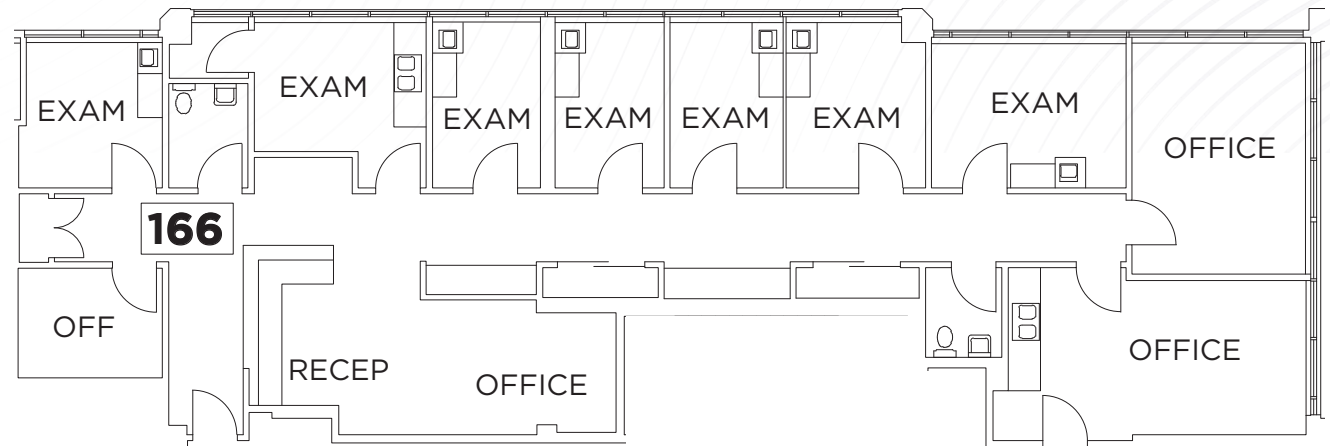
SUITE	SIZE
163	1,981 SF



EAST TOWER

FIRST FLOOR

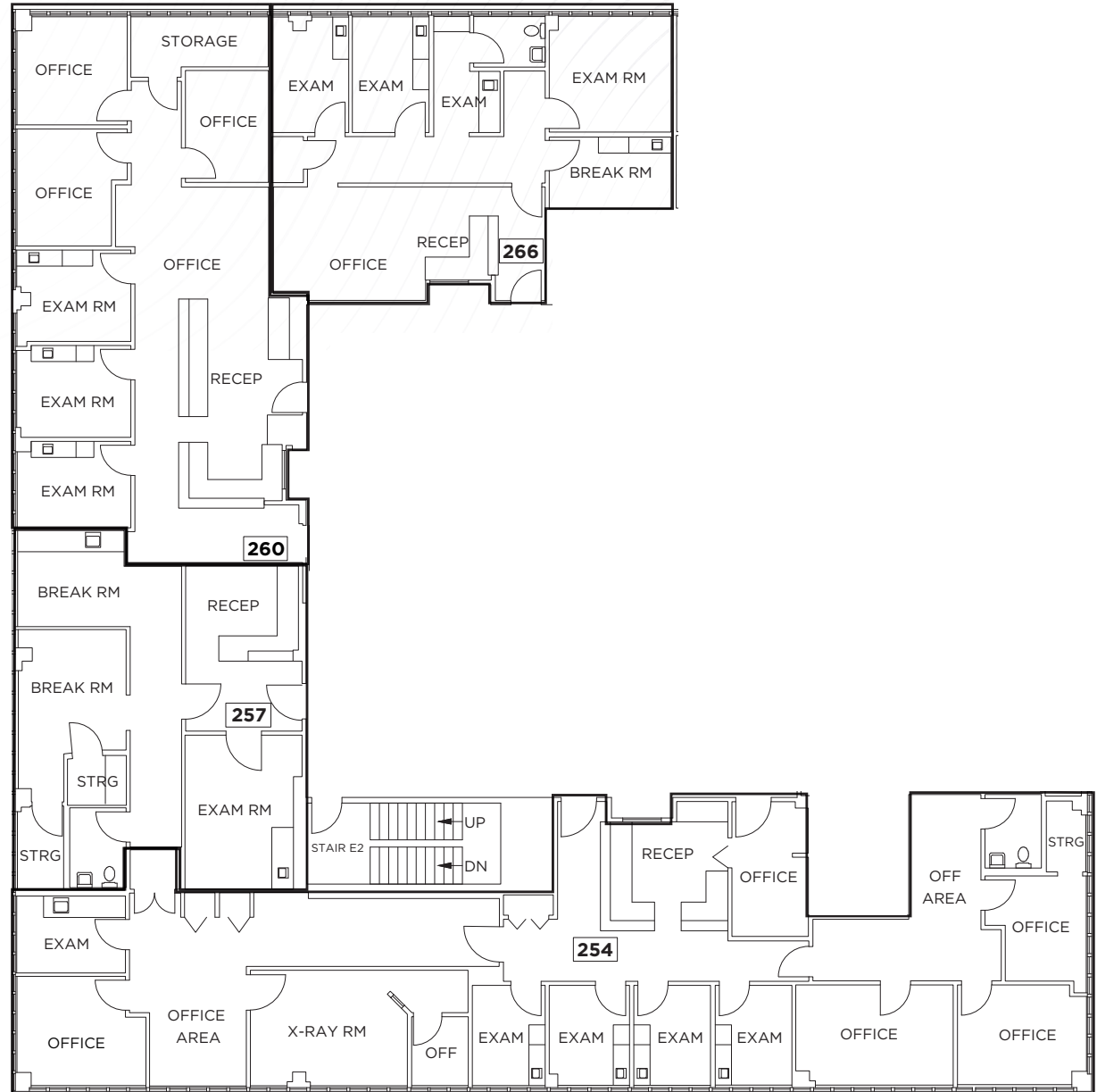
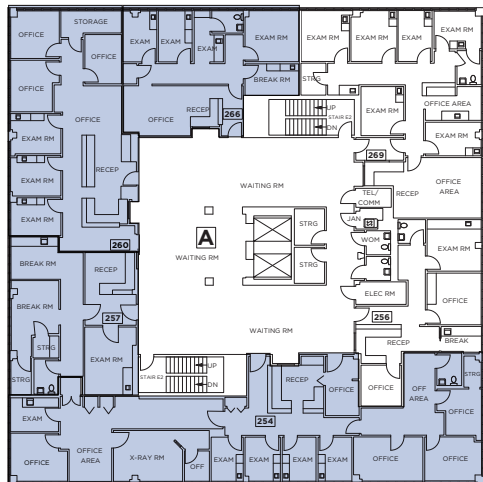
SUITE	SIZE
166	3,217 SF



EAST TOWER

SECOND FLOOR

SUITE	SIZE
254	3,666 SF
257	1,380 SF
260	2,111 SF
266	1,511 SF



EAST TOWER

THIRD FLOOR

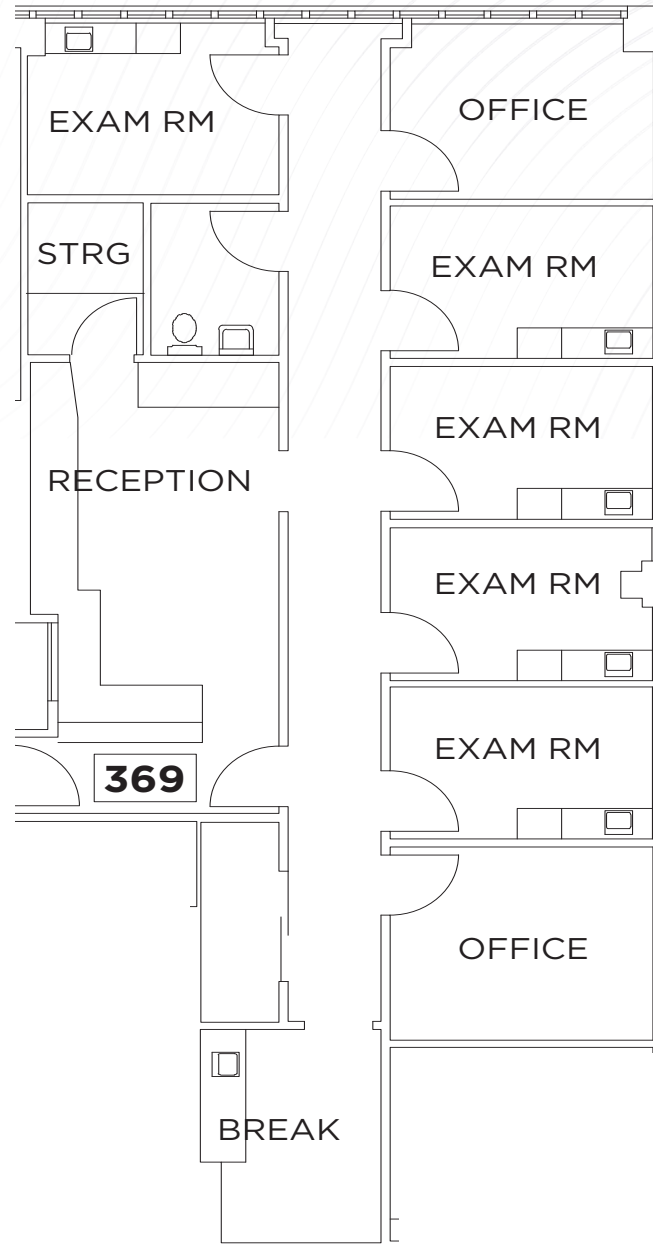
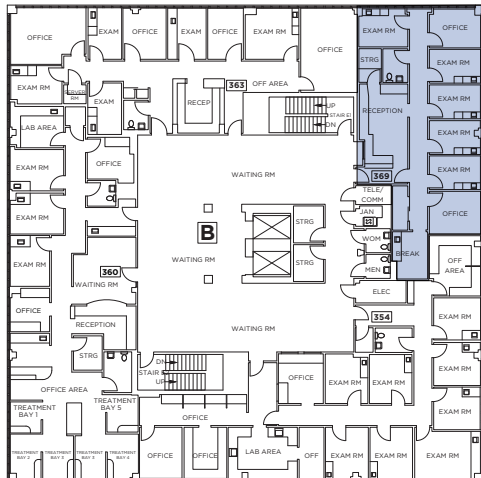
FLOOR

SUITE

SIZE

369

2,109 SF

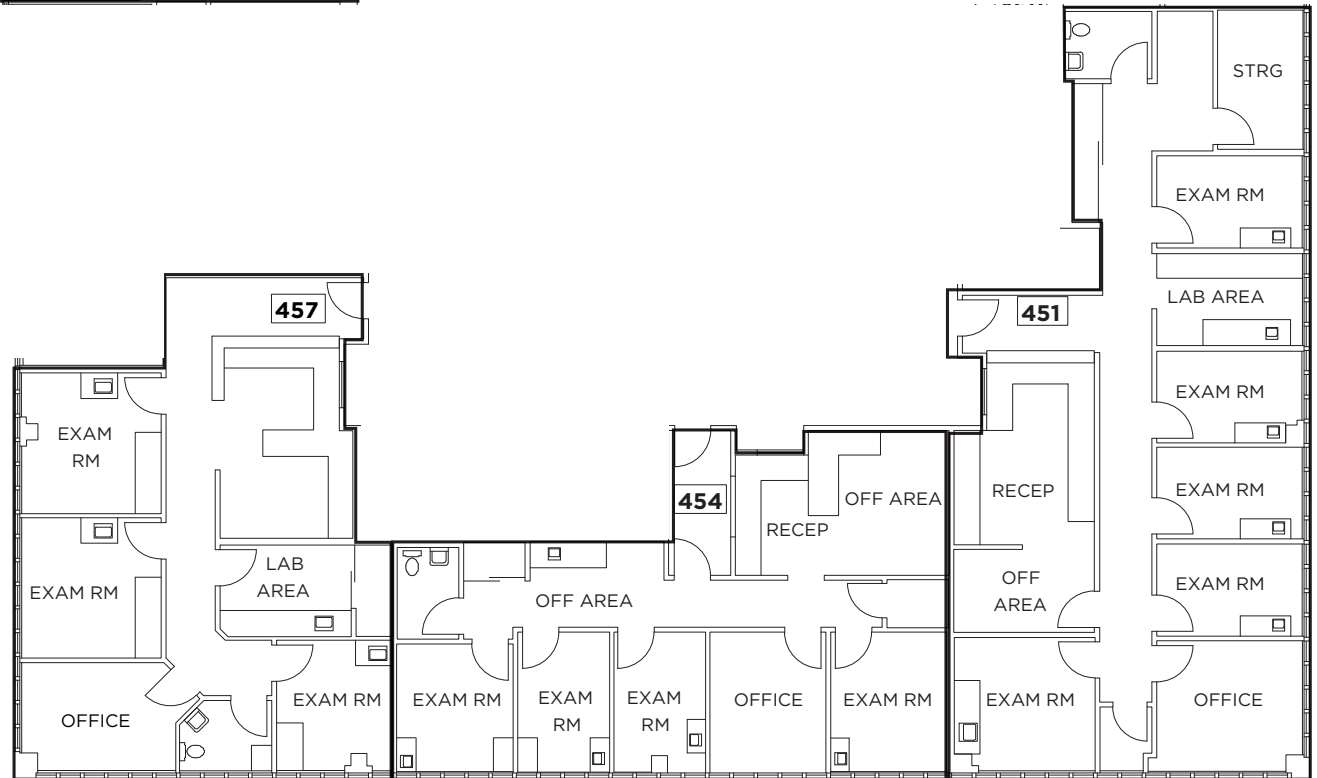
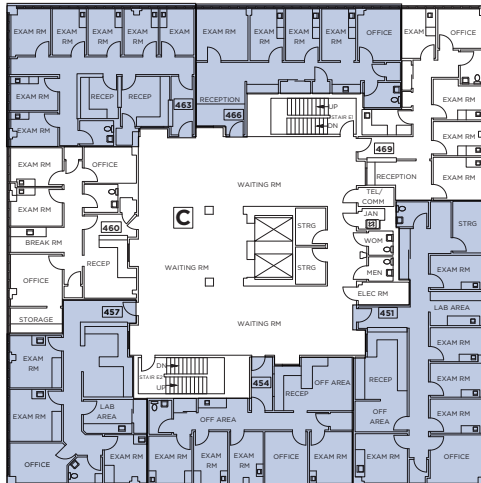
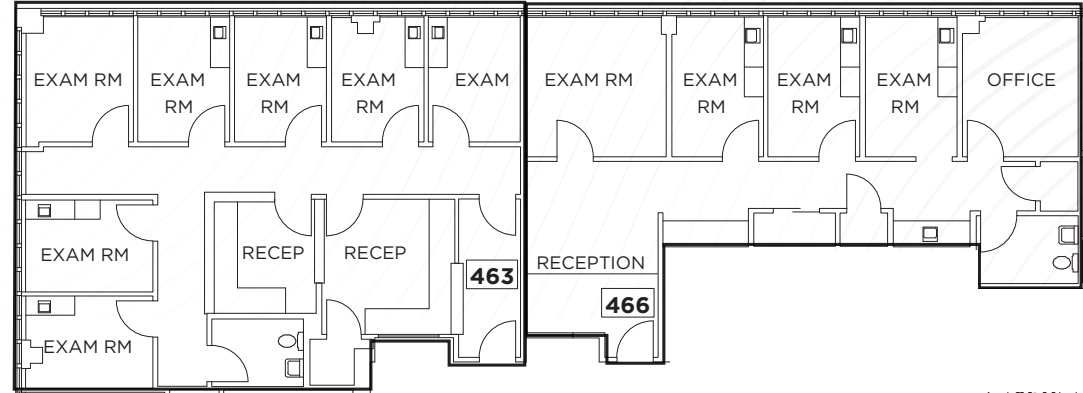


EAST TOWER

FOURTH FLOOR

FLOOR

SUITE	SIZE
451	2,346 SF
454	1,631 SF
457	1,679 SF
463	1,870 SF
466	1,509 SF

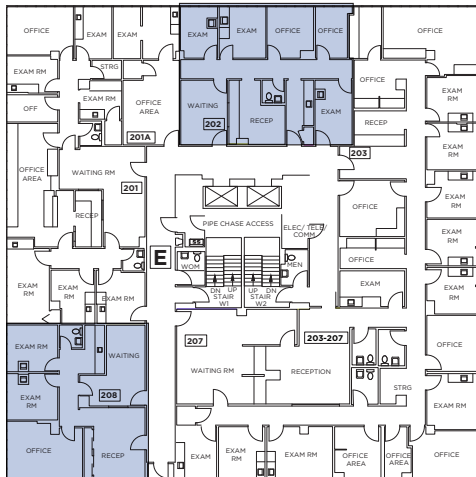
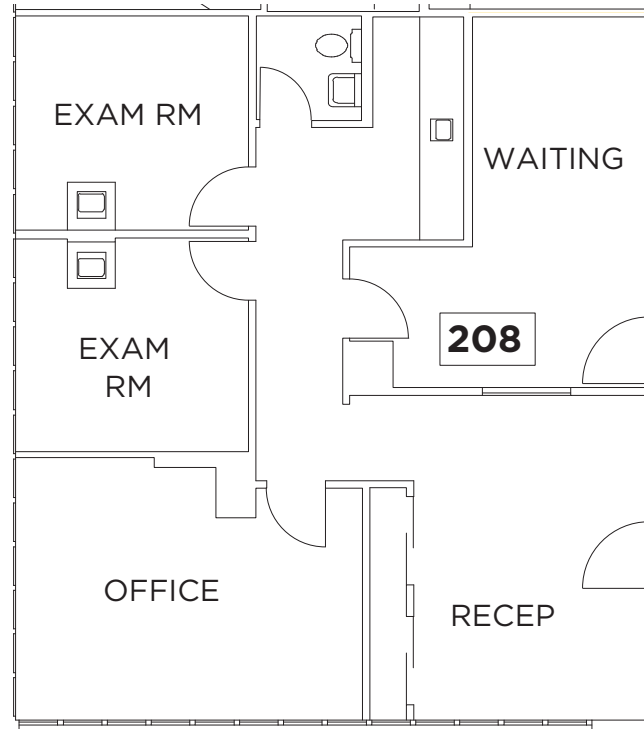
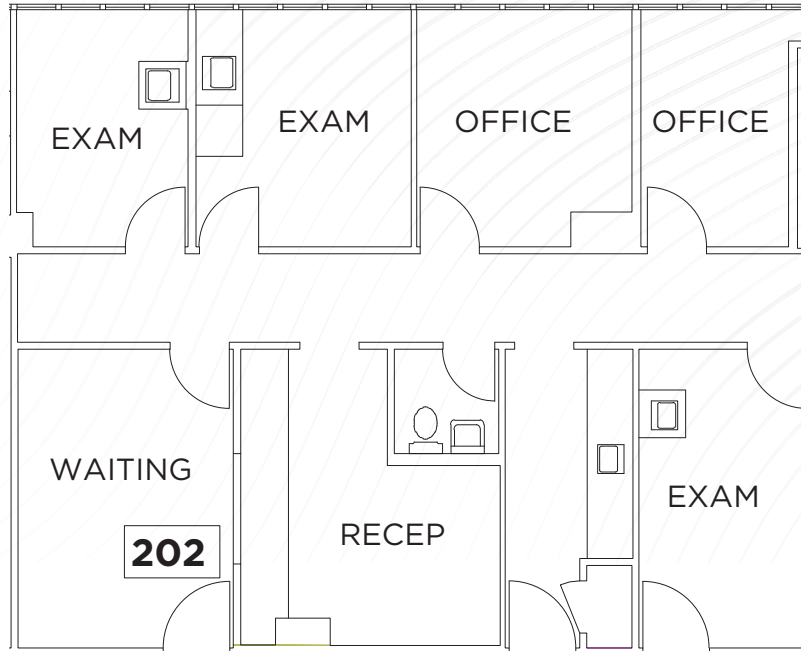


WEST TOWER

SECOND FLOOR

FLOOR

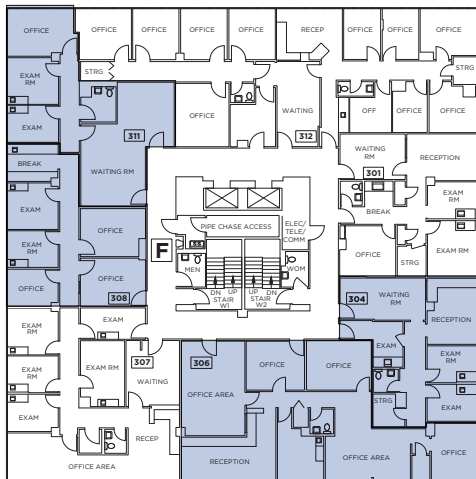
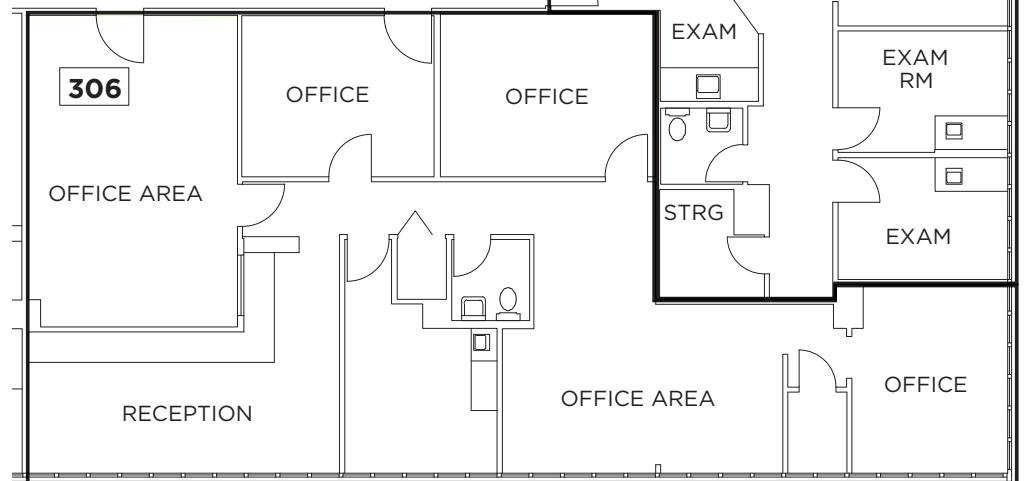
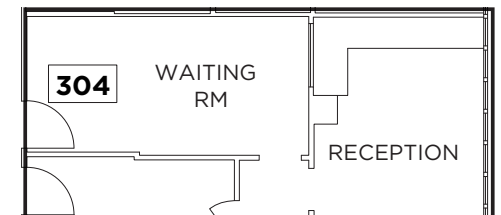
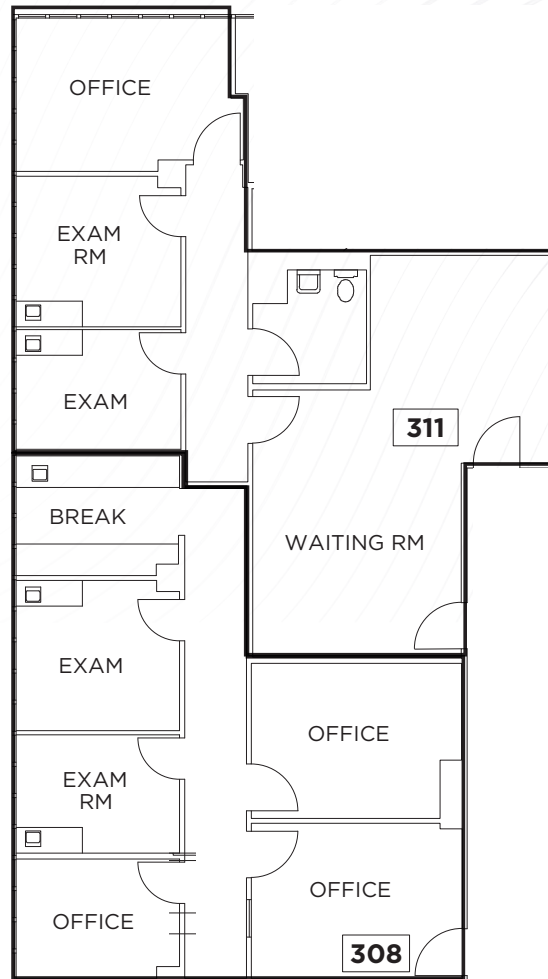
SUITE	SIZE
202	1,388 SF
208	1,250 SF



WEST TOWER

THIRD FLOOR

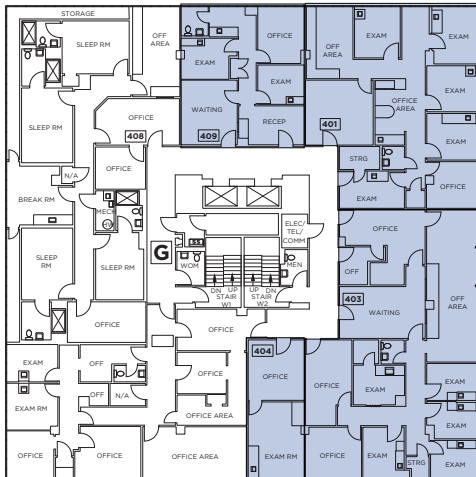
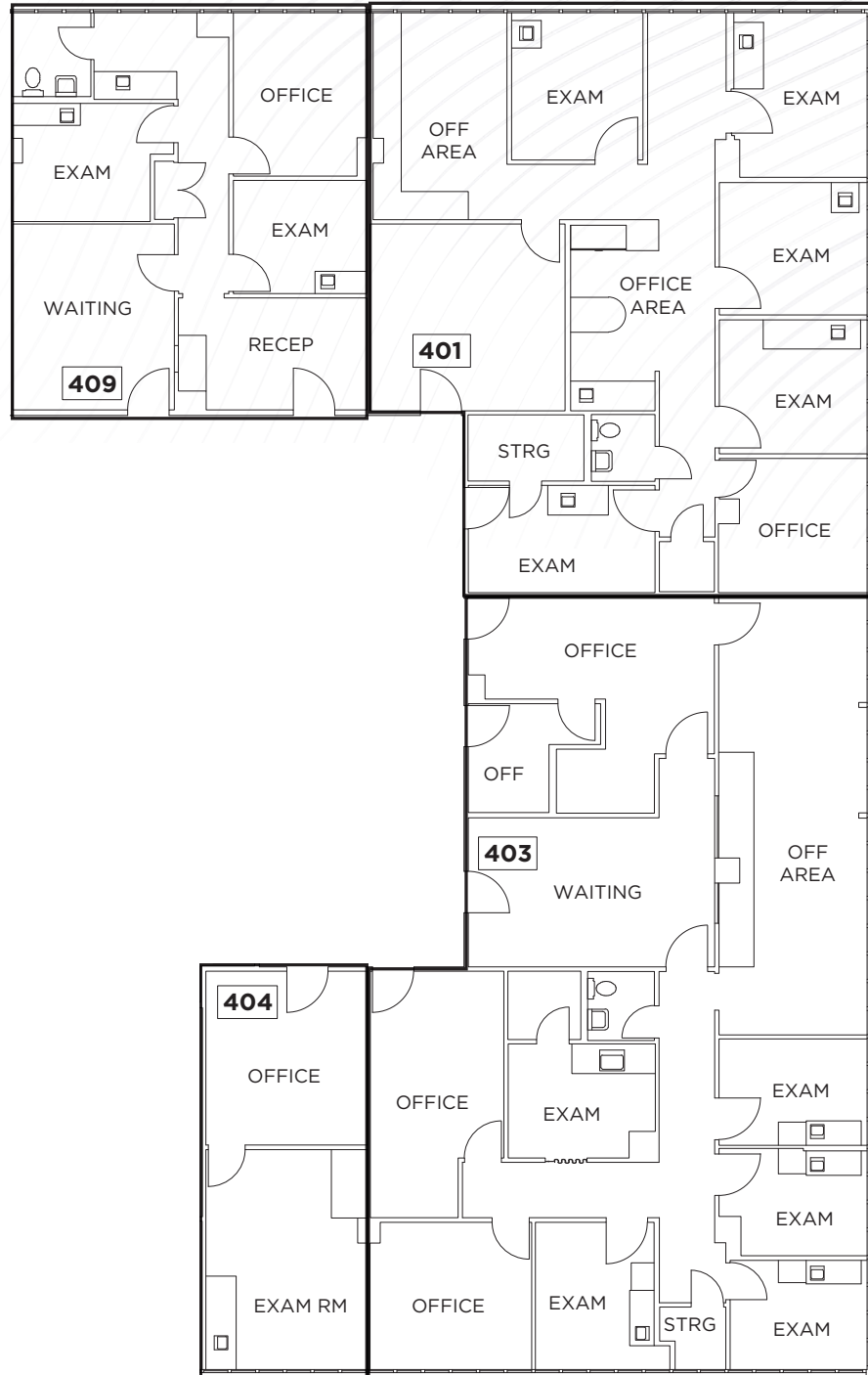
SUITE	SIZE
304	1,041 SF
306	1,914 SF
308	1,068 SF
311	1,174 SF



WEST TOWER

FOURTH FLOOR

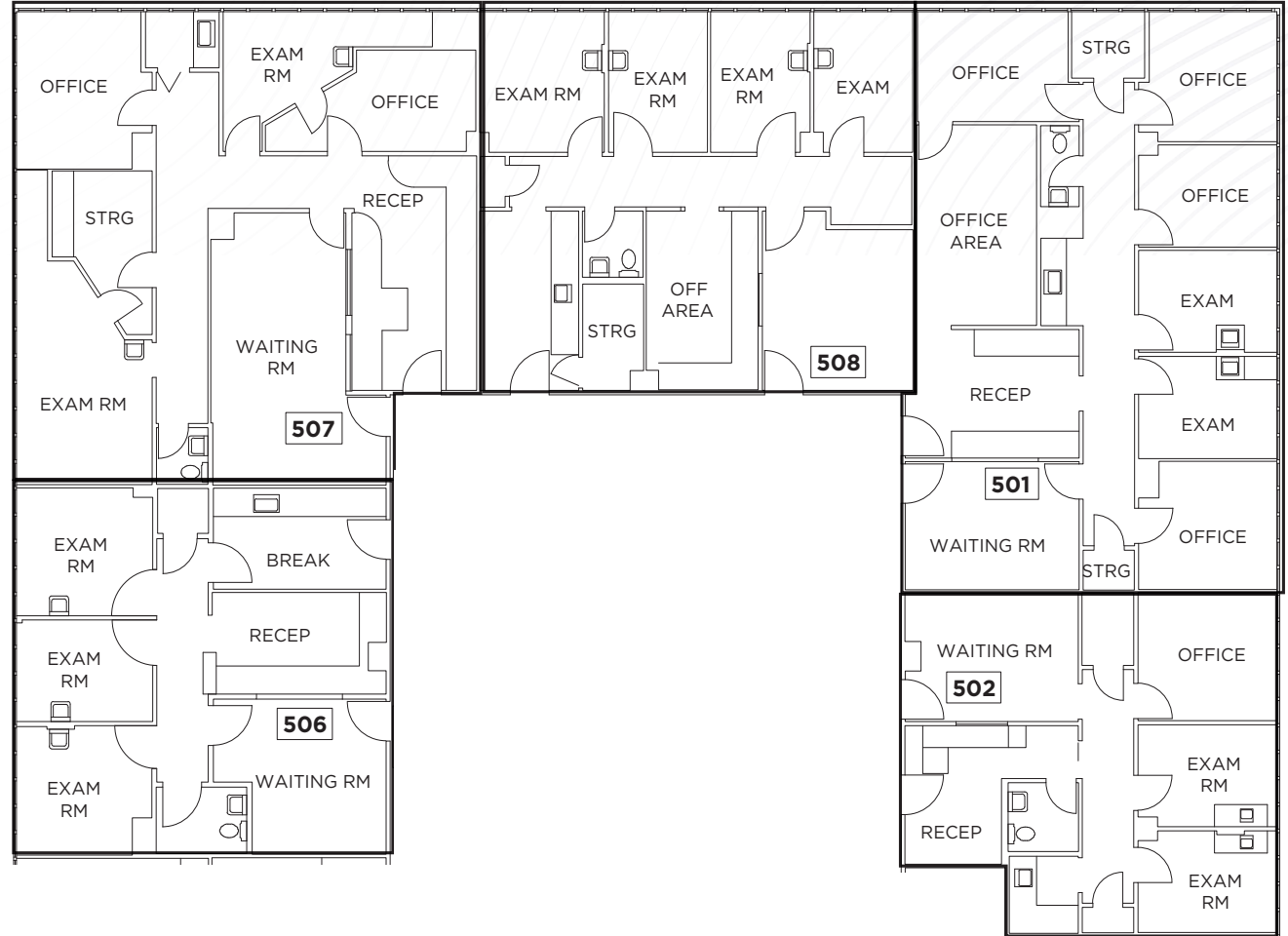
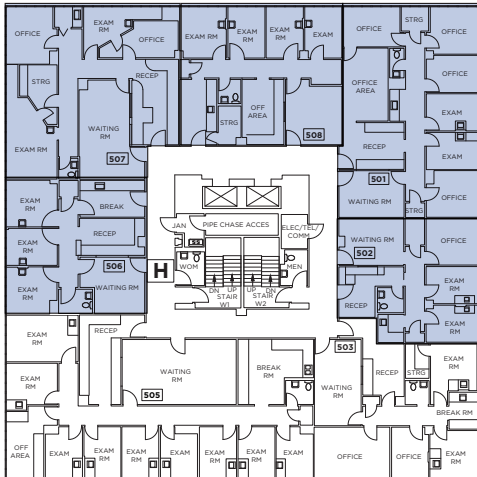
SUITE	SIZE
401	1,927 SF
403	2,474 SF
404	467 SF
409	1,009 SF



WEST TOWER

FIFTH FLOOR

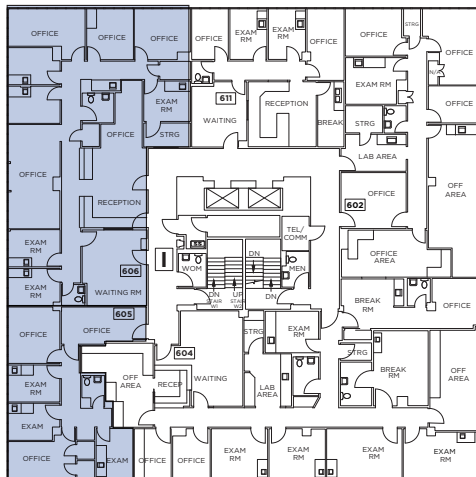
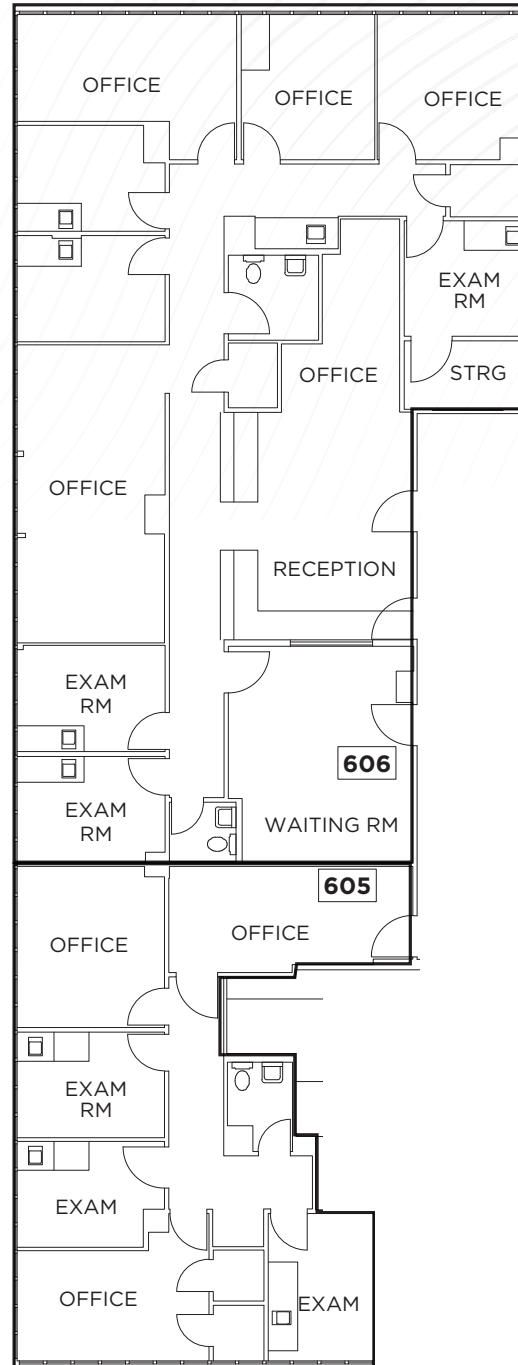
SUITE	SIZE
501	1,694 SF
502	965 SF
506	1,090 SF
507	1,693 SF
508	1,320 SF



WEST TOWER

SIXTH FLOOR

SUITE	SIZE
605	1,136 SF
606	2,783 SF





Saint Francis MOBs

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