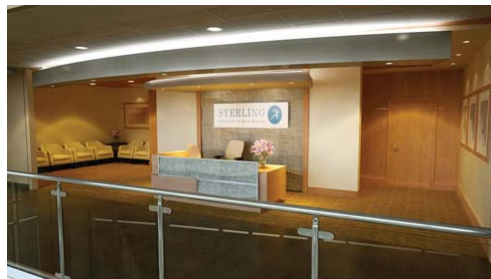
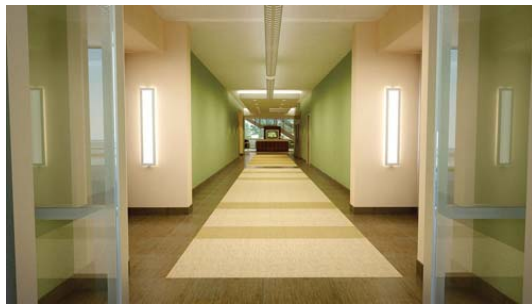


BURR RIDGE MEDICAL OFFICE BUILDING

Burr Ridge, Illinois



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Client:
Sterling Bay Companies and
CBR Medical Center Investor, L.L.C.

Location:
Burr Ridge, Illinois

Assignment:
Investor Representation

Services:

- Financial Analysis
- Design Administration
- Construction Administration
- Financial Management

Project Facts:

- 105,000 GSF Tenant Improvement

Completion Date:
In Progress

Architect:
Proteus Group
(Core and Shell Design)
Troyer
(Tenant Improvement)

General Contractor:
Ryan Companies
(Core and Shell Design)
Ryan Companies
(Tenant Improvement)

Tenant:
Loyola University Medical Center

Sterling Bay Companies and investor CBR Medical Center Investor, L.L.C. selected Project Management Advisors, Inc. (PMA) to provide investor representation services for their new medical office development in Burr Ridge, Illinois. The development will be anchored by the Loyola University Health System.

The development is located on a 6.9 acre site overlooking Interstate 55 and County Line Road. The three story building will feature a lobby space enclosed by a full floor-to-ceiling curtain wall system. All three floors will be built out for potential medical office space with Loyola leasing the first two floors.

As the investor's representative we will provide a general oversight to the investor throughout the entire development process. This enables the investor to be removed from the daily activities of the project but still receive the information needed to make informed decisions to protect the investment. Our assignment includes analyzing current risks and impact issues, schedule management along with analysis and proactive solutions to mitigate or prevent potential delays, and financial analysis to evaluate the health of the project budget. This project is currently under construction with the first phase core and shell to be completed first, followed by the tenant improvements. The above renderings are of the to-be-completed atrium and tenant improvement spaces.