

10 South Riverside Plaza - Chicago, Illinois 60606
BOMA 2010 Method A - Current Leasing - Expiration By Year

										Vacant	Leased	Occupied	BOMA	Area		
22	#2200 Clune Construction Company, L.P. 4/30/25 18,932 RSF - 19,023 ALSF				#2225 Resilience Enterprises L 5/31/23 3,181 RSF - 3,143 ALSF	#2250 Aetna Health Management, LLC 10/31/23 14,281 RSF - 14,216 ALSF				#2290 Clune Construction Co 4/30/25 1,138 RSF - 1,117 ALSF	0	37,499	37,499	37,532	37,532	
21	#2100 Belvedere Infrastructure LLC 10/31/24 37,533 RSF - 37,510 ALSF										0	37,510	37,510	37,533	37,533	
20	#2000 Belvedere Infrastructure LLC 10/31/24 13,151 RSF - 13,210 ALSF			#2010 Vacant 1,023 RSF	#2020 Vacant 7,650 RSF		#2050 Ivanhoe Cambridge 6/30/22 13,646 RSF - 13,545 ALSF			#2060 Vacant 2,063 RSF	10,736	26,755	26,755	26,797	37,533	
19	#1900 Pure Insurance 6/30/27 12,476 RSF - 12,517 ALSF			#1925 Rusin & Maciorowski LTD 4/30/25 18,221 RSF - 18,578 ALSF				#1930 Comcast 6/04/23 484 RSF	#1935 Vacant 657 RSF	#1950 Smith Hanley Associ 10/31/19 2,019 RSF - 2,020 AL	#1960 Vacant Pure Insurance 7/0 3,676 RSF	4,333	37,275	33,599	33,200	37,533
18	#1800 Vacant 9,317 RSF	#1810 Premier Print & Services Group, Inc. 9/30/19 7,157 RSF - 7,001 ALSF		#1815 Dell Marketing L.P. 4/30/20 4,832 RSF - 4,966 ALSF	#1820 Vacant 737 RSF	#1830 Strategic Leasing Law Group, 7/31/21 5,679 RSF - 5,832 ALSF		#1831 Vacant 466 RSF	#1832 Vacant 672 RSF	#1844/1845 KemperLesnik Communications, Inc. 2/29/24 8,672 RSF - 8,766 ALSF		11,192	26,565	26,565	26,340	37,532
17	#1700/1700A National Equity Fund, Inc. 6/30/25 29,666 RSF - 29,584 ALSF								#1770 Gimbel Abrams + Singer 7/31/23 7,866 RSF - 7,836 ALSF			0	37,420	37,420	37,532	37,532
16	#1600/1650 Aon Hewitt Investment Consulting, Inc. 12/31/19 37,533 RSF - 36,673 ALSF										0	36,673	36,673	37,533	37,533	
15	#1500 Adage Technologies, Inc. 11/30/21 8,055 RSF - 7,944 ALSF		#1520 Adage Technologies, In 11/30/21 3,214 RSF - 3,268 ALSF Subleased: DragonSpea	#1530 Aetna Health Management, LLC 10/31/23 20,552 RSF - 20,595 ALSF					#1550 Cunningham Lindsey U.S., I 5/31/19 4,620 RSF - 4,591 ALSF		#1590 Vacant 113 RSF	113	36,398	36,398	36,441	36,554
14	#1400/1430/1434 Vestor Capital, LLC 6/30/25 7,189 RSF - 7,045 ALSF		#1450 Stewart Title Guaranty Company 12/31/21 10,631 RSF - 10,586 ALSF		#1460 Vacant 1,205 RSF	#1465/1470 Superior Graphite Company 9/30/22 14,610 RSF - 14,657 ALSF			#1475 Microdesk, Inc. 6/30/22 2,806 RSF - 2,884 AL	#1480 Superior Graphite C 9/30/22 280 RSF - 576 ALSF	#1490 Superior Graphite C 9/30/22 280 RSF - 0 ALSF	1,205	35,748	35,748	35,796	37,001
12	#1200/1275 Aetna Health Management, LLC 10/31/23 22,136 RSF - 22,095 ALSF					#1210 Aetna Health Management, LLC 10/31/23 5,988 RSF - 5,923 ALSF		#1250 Aetna Health Management, LLC 10/31/23 8,890 RSF - 8,794 ALSF			0	36,812	36,812	37,014	37,014	
11	#1100/1150 Aetna Health Management, LLC 10/31/23 37,040 RSF - 36,811 ALSF										0	36,811	36,811	37,040	37,040	
10	#1000 Plante & Moran PLLC 6/30/26 36,838 RSF - 36,811 ALSF										0	36,811	36,811	36,838	36,838	
9	#900 Plante & Moran PLLC 6/30/26 36,838 RSF - 36,808 ALSF										0	36,808	36,808	36,838	36,838	
8	#800 Association Forum Of Chicagoland 2/29/28 8,939 RSF - 8,816 ALSF		#820 Vacant 1,201 RSF	#840 Conference Room 12/31/24 1,786 RSF - 1,804 ALSF	#850 Management Office 12/31/24 4,124 RSF - 4,146 ALSF	#875/875A Regus 6/30/24 20,787 RSF - 20,826 ALSF					1,201	35,592	35,592	35,636	36,837	
7	#700 HFR Asset Management 8/31/22 8,535 RSF - 8,659 ALSF		#701 Vacant 299 RSF	#750 Plante & Moran PLLC 6/30/26 18,460 RSF - 18,445 ALSF					#770 E*Trade Financial Corporation 10/24/22 9,544 RSF - 9,584 ALSF			299	36,688	36,688	36,539	36,838
6	#600 American Institute For Research In The Behavioral Sciences 10/31/26 36,838 RSF - 36,812 ALSF										0	36,812	36,812	36,838	36,838	
5	#500 E*Trade Financial Corporation 9/30/28 36,838 RSF - 36,812 ALSF										0	36,812	36,812	36,838	36,838	
4	#400 Parsons Transportation Group, Inc. 5/31/23 36,838 RSF - 36,812 ALSF										0	36,812	36,812	36,838	36,838	
3	#300 Tenant Lounge 12/31/24 1,407 RSF - 1,392 ALSF			#320 Management Storage 12/31/24 576 RSF - 571 ALSF			#330 Fitness Center 12/31/24 5,967 RSF - 5,787 ALSF				0	7,750	7,750	7,950	7,950	
1	#100/100M Plante & Moran PLLC 6/30/26 17,451 RSF - 11,957 ALSF				#117A Building Security 12/31/24 352 RSF - 332 ALSF	#117B Storage - Building 12/31/24 321 RSF - 310 ALSF	#124 Just Salad 9/30/31 2,819 RSF - 1,805 AL	#140 Starbucks Corporati 6/30/20 2,766 RSF - 2,730 AL	#141 Roti 2/28/27 3,025 RSF - 2,782 AL	#142/142M Vacant 5,655 RSF	#162 Michael A. Giamma 10/31/21 463 RSF - 599 ALSF	5,655	20,515	20,515	27,197	32,852
Totals											34,734	670,066	666,390	674,270	709,004	
											5%	94%	93%	95%		
Occupied SF	666,390	Building SF	709,004	BOMA Leased SF	674,270											
Leased SF	670,066	AS Leased SF	670,066	Occupied Leased SF	666,390											
Variance	3,676	Variance	42,614	Variance	7,880											

Sqft	2019	2020	2021	2022	2023	2024	2025	2026	>2026	MTM	Vacant	Future
Sqft %	51,329	7,598	28,042	49,701	157,256	94,676	75,146	146,425	64,097	0	31,058	3,676
	7.24%	1.07%	3.96%	7.01%	22.18%	13.35%	10.60%	20.65%	9.04%	0.00%	4.38%	0.52%