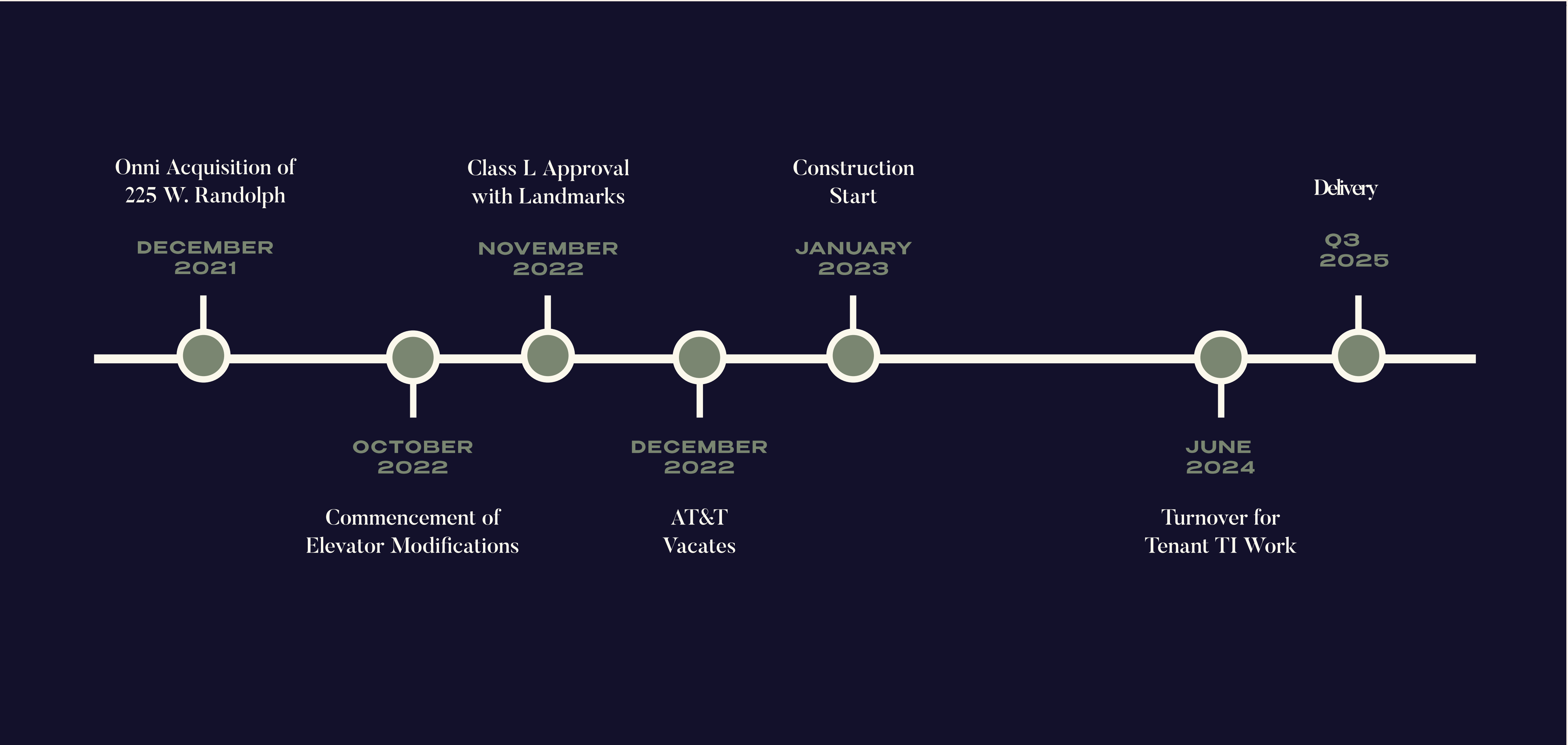


the bell[®]

REIMAGINED. REJUVENATED. REPOSITIONED.

onni[®]
group

Timeline



Fast Facts Snapshot



Total Office Area

~850,000 SF

Amenity Space

~75,000 SF

Total Floors

32 stories

Parking

98 underground stalls

LOWER ASSESSED TAXES

**CLASS L
DESIGNATION**



Essence & Identity

the bell

A Historic Icon,
Reimagined for the
Modern Workplace



Arrival & Lobby Moments

the bell



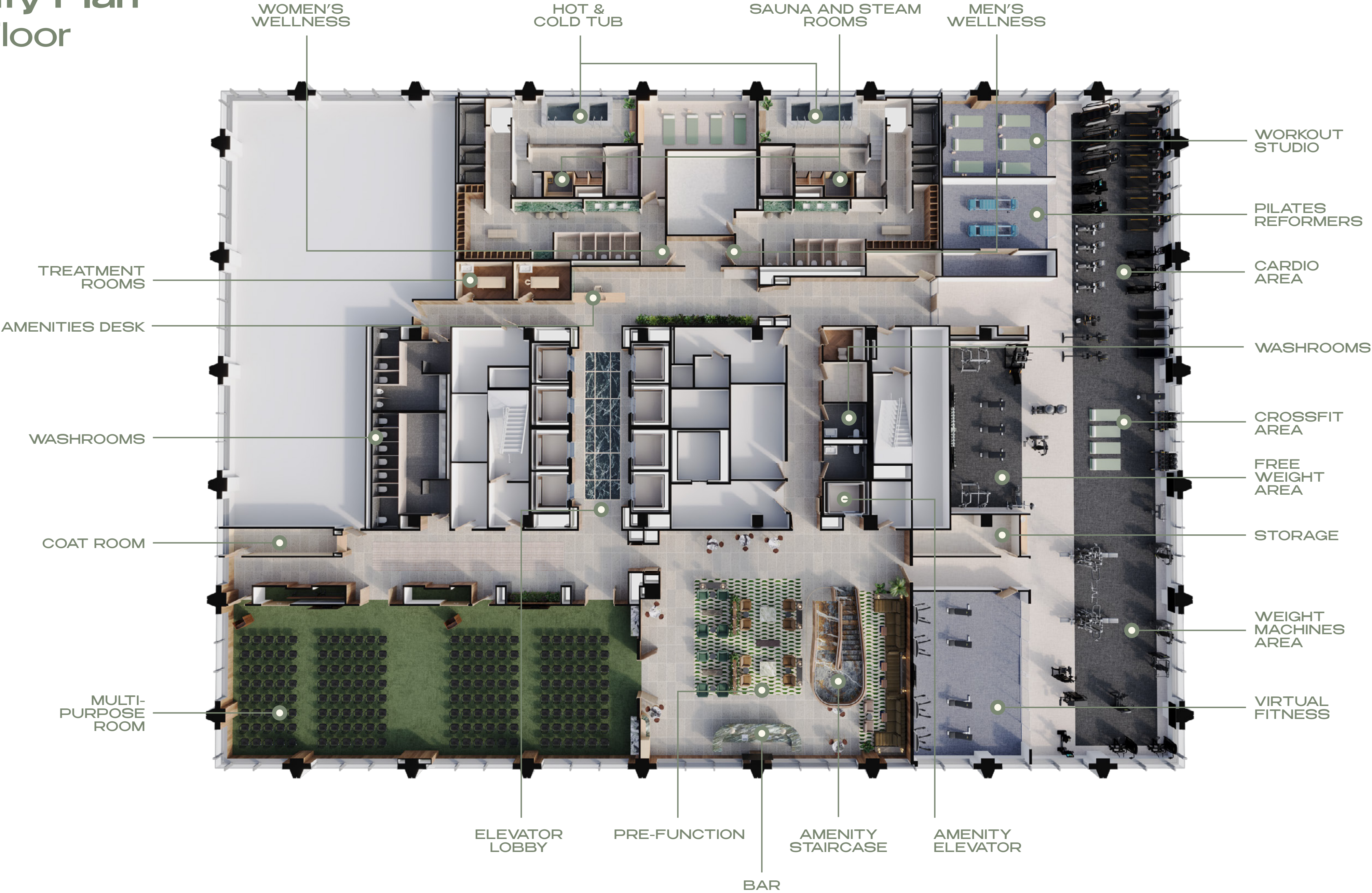
The Bell Amenity Experience

the bell



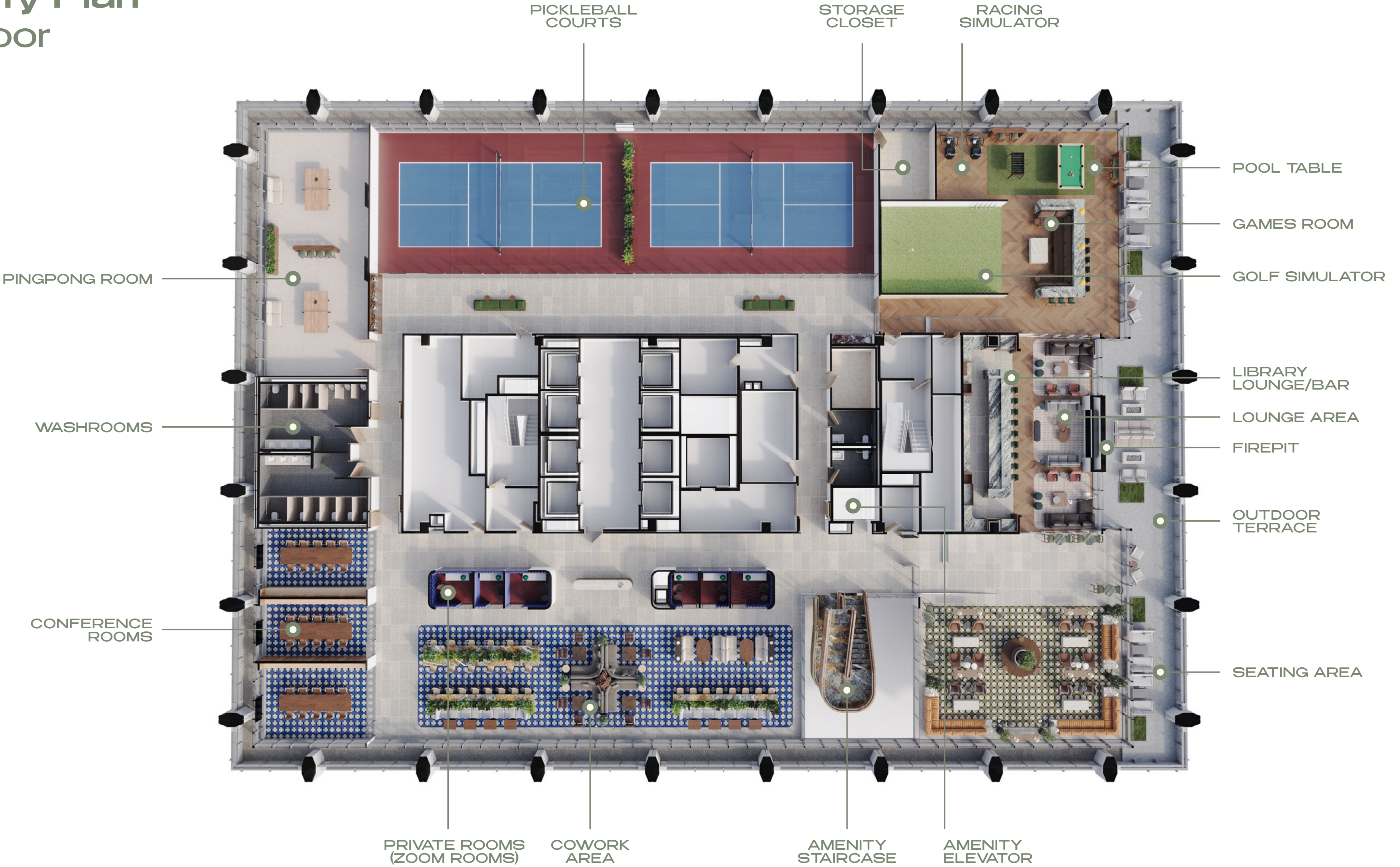
Amenity Plan

30th Floor



Amenity Plan

31st Floor



Amenity Plan

32nd Floor



Location at the Pulse



Takeaways – The Bell's Repositioning Impact



1 LEGACY ELEVATED

A landmark restored with purpose, balancing historic identity and modern function.

2 WORKPLACE REIMAGINED

75k SF of next-gen amenities that support hybrid culture and tenant wellness.

3 ESG-DRIVEN

Class-L designation, 80% landfill diversion, and energy-efficient systems.

4 PRIME POSITIONING

Transit-rich, amenity-surrounded, and brand-forward in Chicago's core.

5 MOMENTUM IN MOTION

Strong pre-leasing and sustained tenant interest ahead of Q3 2025 delivery.