



HUNTLEY, IL

- Outside of Amazon, considered the largest recent BTS in McHenry County.
- ICG was Engaged by our long term transportation client to locate for suitable sites through-out various Chicagoland industrial corridors.
- ICG located a below market land deal while assembling, qualifying and managing the design-build, engineering, architect and zoning teams to achieve rare heavy industrial zoning suitable for a terminal, trailer stalls and repairs.



ROUND ROCK, TX

- ICG was engaged to identify suitable facility options while comparing and leveraging 13 cities within 5 different states.
- Together with their consulting teams, ICG successfully negotiated seven figure plus local, state and federal labor and tax incentive packages.



ELK GROVE VILLAGE, IL

- ICG was engaged to locate a manufacturing facility to accommodate their significant manufacturing growth: a facility that was non-existent in the market.
- ICG located an “off market” opportunity by cold calling the Elk Grove Village market, a market that is considered the largest contiguous industrial market in the USA.
- This was the 5th transaction with our long term manufacturing client



BATAVIA, IL

- ICG was engaged to locate suitable facilities within the Southern Fox Valley market.
- After an elongated search of off-market and market options within a highly specific geographic area, ICG located a turnkey option and rare zoning for Pace Bus to accommodate fleet repair and parking for its large fleet over 7+ acres.



CHICAGO, IL

- ICG was engaged to locate suitable facilities to accommodate the client’s significant food processing growth.
- ICG immediately negotiated an actively marketed facility with 6 offers on the table and successfully won the deal.
- ICG subsequently handled 5 additional facilities leading to over 425,000 sf of sale and lease transactions.



CHICAGO, IL

- ICG was engaged to qualify suitable sites throughout the I-80, and I-55 corridors as well as the City of Chicago.
- ICG negotiated a long term below market lease transaction and a turnkey situation for the client.
- ICG negotiated a large tax incentive contingent transaction for the client amounting to millions of dollars in savings over the lease.

HOW CAN OUR TEAM HELP YOURS'?

Michael Hawryluk
Managing Principal - 24 yrs

Michael Piscoran
Senior Vice President, SIOR - 38 yrs

Robb Russell
Senior Vice President - 25 yrs

Edgar Levin
Senior Vice President - 40 yrs

Thomas Turk
Senior Vice President - 40 yrs

Mary Werge
Administrative Manager - 5 yrs

April Dippy
Marketing & Design Manager - 5 yrs

