

Recent Transactions



Address: 1200 Douglas Rd, Batavia

Asset Size: 137,500 SF

Representation: Tenant

Tenant: Cast Aluminum Solutions

Cawley Chicago represented Cast Aluminum Solutions, a manufacturer of highly-engineered thermal components, in its search for a second location. CAS will be utilizing the space for production, research and development of new products, and performance testing. The project required substantial effort and creativity from all parties involved to satisfy the client in the buildout of its brand new facility.

"This project was very interesting and enjoyable for me. Each deal is different and a learning experience. We began by learning exactly what CAS needed in its expansion search and helped designate the right building for them in the most ideal location. From there, we negotiated favorable lease terms and assisted in the design of the office/manufacturing buildout that HSA Commercial and Morgan/Harbour Construction will be completing. I am excited to see the finished facility and wish CAS continued success." - Jack Brennan



Address: 3830 Ohio Ave, St. Charles

Asset Size: 15,636 SF

Representation: Asset

Purchase Price: \$1,375,000 (\$88/SF)

Cawley Chicago was enlisted to assist a manufacturing client in the disposition of its building located in St. Charles. This facility was utilized for distribution of the client's products while manufacturing took place elsewhere. Cawley Chicago not only facilitated the highest price per square foot transaction of similar sized assets in the area over the last twelve months, but Cawley designated a buyer and the building was under contract within one week of going to the market.

"Assets in this size range, with the functionality this one has, typically do well in the Fox Valley area. There are a lot of owner/users in the 10-50k SF size range looking to be in Kane County as the labor pool is strong and the taxes are more favorable than surrounding counties. We knew that if we put together the right marketing strategy and provided our client with in depth market intel, we would be able to leverage that intel with prospective buyers and attain a favorable transaction for our client." - Jack Brennan