

**LOCATION**

Northern Illinois

**TYPE**

Purpose-Built Data Center  
with Tier III Potential

**BUILDING AREA**

32,736 SQ FT (expandable)

**DATA CENTER RAISED  
FLOOR**

10,000 SQ FT

**LAND AREA**

6.06 ACRES

**CAR PARKING**

72 (expandable to 265)

**FOR SALE OR LEASE:**  
**DATA CENTER / CALL CENTER**  
**1221 Research Pkwy.**  
Rockford, Illinois



- Dual 2,500 kVA feeds (expandable to 3.5 MW)
- 10,000 square foot, 36" raised floor (expandable)
- Dual Fiber Feeds

For more information:

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## BUILDING HIGHLIGHTS



**Raised  
Floor  
Space**

### Zoning

I-1 Light Industrial District

### Raised Floor Height

36"

### Ceiling Height

Floor to slab: 18'  
Top of raised floor to ceiling: 15'

### Floor Loading

1,000 lbs per square foot

### Column Spacing North to South

22'4" to 33'5"

### Column Spacing East to West

19'6" to 24'6"

### Utility Power

Existing 2,500 kVA service to building  
Second 2,500 kVA feed from separate sub station at property line  
Blackhawk substation and Saebrook substation  
Expandable to dual 3.5MW feeds from separate substations

### UPS Systems

Existing four 225 kVA UPS Liebert units  
Proposed upgrade to five 500 kVA UPS units

### Generators

Existing 800 kw Caterpillar generator  
Proposed upgrade to two 2MW generators

### Mechanical Systems

Existing cooling is six 22 ton air cooled Liebert units  
Proposed upgrade to fourteen 40 ton units  
Under floor air distribution

### Construction

Two story frame and joists with elevated reinforced slabs and precast concrete panel exterior walls

### Roof

Concrete slab roof with built-up composition

### Dock

One elevated dock with leveler

### Elevator

One 4,000 lb capacity

### Fiber Providers

AT&T and Sprint

### Parking

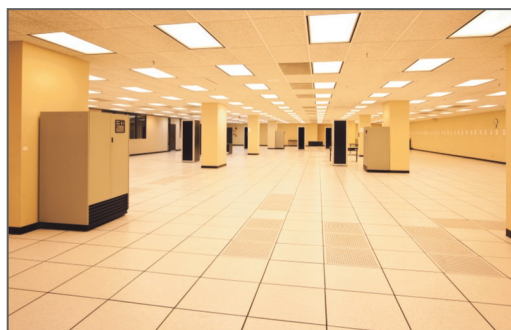
72 spaces

### Life/Safety

Existing dry-pipe Halon fire suppression system  
Existing Simplex heat, smoke and particle detection  
Existing TraceDeck under floor water detection  
Upgrade dry-pipe system to wet-pipe pre-action fire suppression system

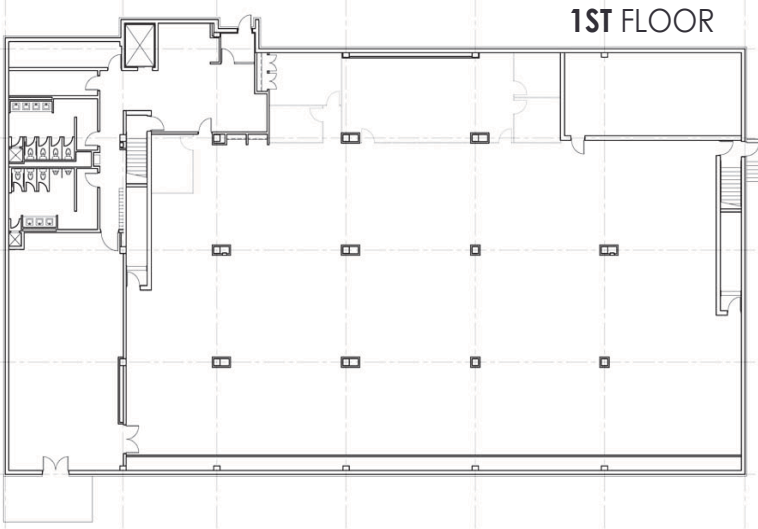
### Security

Keycard access system  
CCTV/Video system throughout building, data center, parking area and common areas

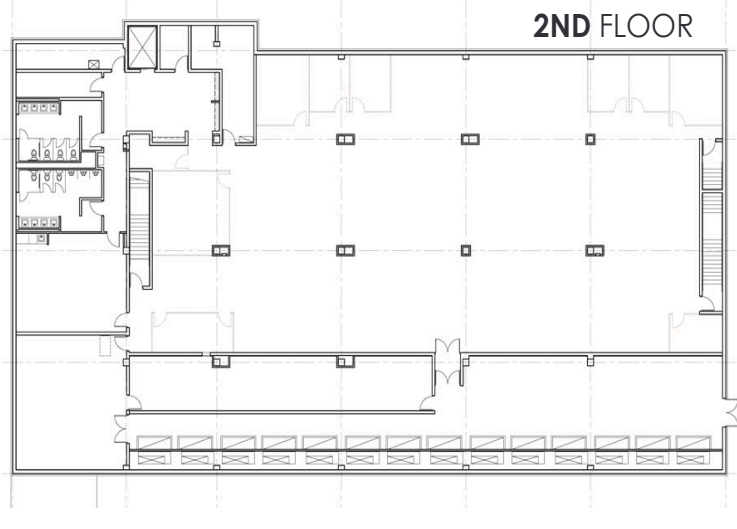


## FLOOR PLANS

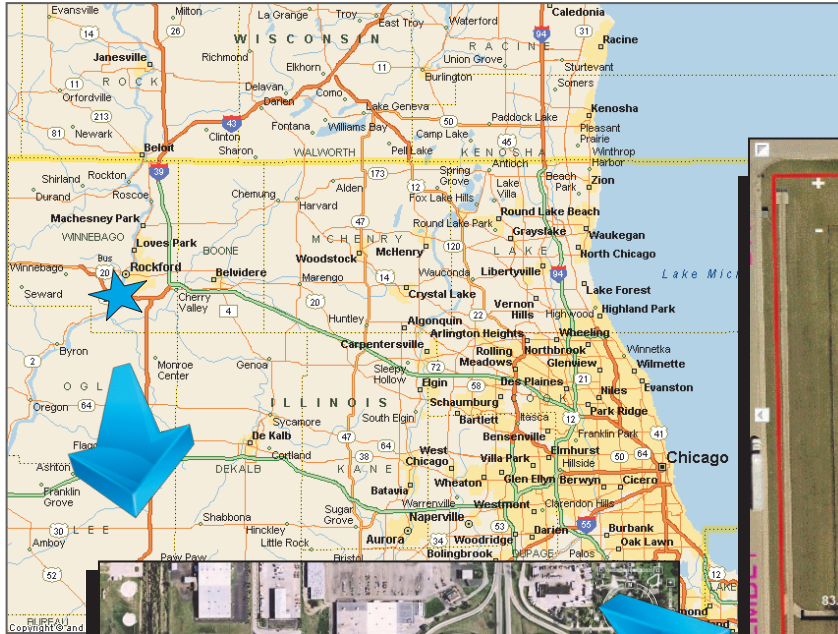
**1ST FLOOR**



**2ND FLOOR**



## AERIAL MAPS



**LandMark**

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**PARKING EXPANDABLE TO 265 STALLS**

