

**Friday, August 31, 2007**

**FOR:** The Prime Group, Inc.  
Ten East Delaware

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**FOR IMMEDIATE RELEASE:**

**Ten East Delaware Announces Partnership with Talbott Hotel,  
Bice Restaurant**

Gold Coast residents will soon have a new, expanded Bice restaurant to frequent thanks to a recent partnership between the Talbott Hotel and [Ten East Delaware](#), a 35-story luxury residential building by The Prime Group, Inc.

Located on the northeast corner of State and Delaware, Ten East Delaware will allocate more than half of its first floor retail space to the adjacent Talbott Hotel. In turn the hotel will use the 2,900 square feet of newly gained space to expand the size of its current tenant, Italian restaurant Bice. The new, larger Bice restaurant will occupy 4,200 square feet and offer an expanded outdoor dining area that will seat 110 people along Delaware Street.

“We couldn’t ask to be affiliated with more revered businesses than the Talbott Hotel and Bice restaurant,” said Michael W. Reschke, CEO and chairman of The Prime Group, Inc. “And the best part is that Ten East Delaware’s future residents will be able to benefit from their proximity to Bice restaurant and the Talbott Hotel from the day they move into their new home.”

For example, all condominium residents will be able to enjoy á la carte hotel services from the Talbott Hotel, including 24-hour room service, housekeeping and catering services.

Both Ten East Delaware and the new Bice restaurant are expected to open in fall 2009.

– More –

In addition to the first floor space at Ten East Delaware occupied by Bice, the condominium building has approximately 2,000 additional square feet of available retail space. According to Reschke, the remaining space can accommodate either one or two tenants.

“Ten East Delaware marks the first opportunity for new retail space along this block of Delaware Street in more than 15 years,” said Reschke. “It’s even rarer for a business to have the opportunity to enter this stretch of the Gold Coast with such a built-in and captive audience. Not only will a retailer have the attention of Bice’s patrons and guests from the 149-room Talbott Hotel, but also the year-round residents of Ten East Delaware.”

Currently under construction, the [Lucien Lagrange](#)-designed Ten East Delaware will comprise 121 luxury condominiums. Buyers can choose from one-, two-, and three-bedroom floor plans ranging from 845 to 3,095 square feet. Residences include 1½ to 3½ baths; 9- to 10-foot ceilings; and oversized balconies. Prices range from \$550,000 to \$2.6 million with climate-controlled, indoor parking starting at \$65,000. More than 60 percent of the homes are sold.

Ten East Delaware’s sales center is located at 33 W. Delaware Place. Hours are Tuesday through Friday from noon to 7 p.m., Saturday and Sunday from noon to 5 p.m., and Mondays by appointment. For more information, call (312) 397-1010 or visit [www.teneastdelaware.com](http://www.teneastdelaware.com).

Chicago-based @properties is the exclusive sales and marketing agent for Ten East Delaware.

Founded in 1982, Chicago-based The Prime Group, Inc. owns, operates, and develops commercial and residential real estate throughout the U.S. Their mission is to provide excellence in every phase of real estate development, including architecture, design, innovation and technology to create superb environments in which to live and work.

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**Editors:** Prices are subject to change. To confirm current pricing information or schedule and interview, call Taylor Johnson & Olesker at (312) 245-0202.