

TALMAN CONSULTANTS

THE PERFECT FIT GOALS

Speed to close

Collaborative office space & key amenities

Brand and culture alignment

Proximity to City Hall

CLIENT PROFILE

Engineering design consulting firm

Specializing in underground utility infrastructure management

THE CHALLENGE

Talman Consultants is a fast-growing engineering design consulting firm in Chicago that partners with utility leaders to manage complex infrastructure projects. Since its establishment in 2016, Talman has tripled in size, outgrowing the coworking space where it was located.

The firm required a larger and more productive space for its team and one that complemented its culture but struggled to project how much more growth it would experience in the future.

Talman decided it was time to move when its busy season was approaching. Needing to finalize a deal within 60 days, it was critical to identify existing, cutting edge spaces that would allow them to fulfill their needs, while not having to commit to a long-term deal, which is not suitable for a new business.



"Our new offices will allow us to leverage technology and collaborate in new ways. It also provides a terrific foundation as we continue to scale our operations to handle additional work and expand into new markets."

Katherine Latham | Managing Partner

THE SOLUTION

Speed to close was essential, and Bespoke found the ideal property to meet Talman's goals within a tight timeline. Bespoke brokered the lease for a 16,917 square-foot space in the iconic Chicago Board of Trade Building located at 141 W. Jackson Boulevard.

The office's central location, less than a half-mile from City Hall, was a big selling point for the firm since its team must regularly meet with city officials. The property features attractive amenities for employees, such as a gym, a rooftop, multiple food service options, banking, and dry cleaning services.

THE RESULTS

The new space is move-in ready and perfectly suited to Talman's current needs and company culture. It also offers the option of adding 12,000 square feet of extra space when the firm is ready to expand.

Bespoke brought in strategic partner Box Studios to assist with current and future space programming and to optimize the office for greater productivity which included allocating space for client meetings, clustering teams, and establishing private work areas for employees and executives.

"The move provides Talman an important opportunity to customize our space and technology to support our multi-disciplinary teams, proprietary design, and project management tools," said Managing Partner James Norton. "It gives us the chance to establish a strong company culture, which wasn't possible when we were in a coworking space."