

A Family Business.  
In the Business of Families.



For 30 years, we've built our reputation in real estate development on integrity, innovation and social consciousness. Because for us, it's not just about land and bricks and lumber. It's about people. About families. This is our story.



***The DeBruler Co.***

# Building on our good name.

Just as every property must be built on a solid foundation, our business success stands on the strength and reputation of our family name.

Since 1973, when Chuck and Bill DeBruler started a real estate business in Lake County, IL, we've made a commitment to our customers, our business partners, our tenants, and ourselves.

Simply put, we strive to conduct our business with a level of personal service, business acumen and community awareness which recognizes two things: that our reputation is our most important asset, and that it must be earned every day in all that we do.

The DeBruler name stands proudly behind a diverse scope of projects in an ever-broadening geographic area. From acquisition and development to construction and management, we never lose sight of the fact that our business is about helping families of varying income levels to live comfortable lives in pleasant surroundings.

Every professional at The DeBruler Company is dedicated to meeting the needs of our constituents. Following is a brief profile of four key individuals.

**Bill DeBruler:** Focusing on property acquisition and development, Bill has been active in the real estate business for over 25 years as a broker, developer and property manager. He has an AB from Brown University, an MA from Roosevelt University in Chicago, and served in the Marine Corps as an officer. He is a Certified Property Manager and licensed real estate broker.

Bill is president of Lake County Residential Development Corporation, a not-for-profit corporation that develops low and moderate income housing throughout Lake County. He is

## *The DeBruler Company is a member of the following organizations:*

- Lake County Board of Realtors
- Institute of Real Estate Management
- National Association of Realtors
- Illinois Association of Realtors
- National Association of Real Estate Appraisers
- Lake County Chamber of Commerce



also a member of the Lake County Affordable Housing Commission and chairman of its not-for-profit arm, the Housing Development Committee. In addition, Bill is former director and treasurer of A Safe Place, which provides shelter, counseling and legal assistance to abused women and children. He is currently on their advisory staff.

**Andy DeBruler:** Currently, Andy heads our rapidly growing construction division. Since joining the company in 1993, Andy has served as a project manager at various DeBruler developments including Osprey Lake Apartments in Gurnee, IL. Andy received his Bachelor's degree from St. Norbert College. He is a licensed real estate salesperson.

**Chris DeBruler:** Chris leads our acquisition and development division. Previously, Chris served as property manager at several DeBruler developments including Colonial Park Apartments in Park City, IL, and Hebron Townhomes in Zion, IL. Chris received his Bachelor's degree from the University of Miami and joined our Company in 1997. He is a licensed real estate broker.

**Trudy Valenti:** Trudy has been a part of The DeBruler Company since 1983. She is in charge of administration and management for all DeBruler developments. Additionally, she serves as our company administrator. Trudy is a Certified Property Manager.



# A growing range of projects.

Our capabilities are unique in the scope of projects we undertake and the geographic areas in which we do business. The DeBruler Company excels in three primary areas of real estate involvement:

## Development.

Our developments range from high rises to large scale land developments including senior living centers – like the 148 unit Library Lane facility in Grayslake, IL – and luxury rental units, including the 483 unit Osprey Lake Apartments complex in Gurnee, IL.

We place a premium on careful design, organization and execution, and are committed to every detail until each project is completed. In every instance, we create a development that blends functional utility with a site's natural characteristics.

As a result, DeBruler properties complement their surroundings while meeting the needs of the marketplace and creating a viable addition to their communities.

## Construction.

Our construction division primarily focuses on residential properties. Our experienced craftsmen build single family homes, townhouses, and apartments that cater to first time homebuyers, high end luxury seekers, and everyone in between.

## Property management.

Our property management division is responsible for the day-to-day operations of our company-owned commercial and residential properties. We are resolved to provide a quality living and working environment with optimal operating performance. Of equal importance, we are also dedicated to maintaining the asset value of each property.

We consider our business to be about people and families. We're proud of the long-term relationship we have with so many of them. It is only through our commitment to outstanding service for our tenants and stakeholders that our success can be measured.



*Osprey Lake Apartments: Located in Gurnee, IL, this two-phase, luxury, 483 unit development is located on 88 acres of lush forest and wetlands. A gated community with indoor and outdoor pools, clubhouse with exercise facility, tennis courts, wooded jogging path, and private 15-acre stocked lake. Class A+ rating.*

## We proudly present...



*Lilac Ledge: Located in Waukegan, IL, this twelve story senior housing complex features 203 units and was The DeBruler Company's first development.*



*Library Lane: This senior housing in Grayslake, IL, is a 148-unit complex which was built utilizing tax credits. Class A rating.*



*Spec Home: Located in prestigious Green Oaks, IL, this 4 bedroom, 4 bath home was designed and built by The DeBruler Company.*



*Prairie View Apartments: North Chicago, IL*



*Eagle Ridge Apartments: Waukegan, IL*



## **The DeBruler Co.**

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