



HINMAN
DEVELOPMENT ♦ MANAGEMENT ♦ LEASING

OFFICE SPACE FOR LEASE

TRESTLEBRIDGE ONE

5228 LOVERS LANE | PORTAGE, MI 49002



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TRESTLEBRIDGE OFFICE CENTRE ONE IS A SINGLE STORY, 14,357 SF OFFICE BUILDING LOCATED IN TRESTLEBRIDGE OFFICE PARK; A PRIVATE, WOODED, CAMPUS STYLE SETTING COMPRISING OF FOUR OFFICE BUILDINGS. THIS BUILDING OFFERS NATURE VIEWS AND AN AMPLE AMOUNT OF PARKING. TRESTLEBRIDGE'S CENTRAL LOCATION OFFERS EASY ACCESS TO I-94 & THE SOUTH WESTNEDGE AVENUE RETAIL CORRIDOR.



SUBURBAN,
PROFESSIONALLY
MANAGED, OFFICE
PARK SETTING



MULTIPLE RETAIL &
DINING OPTIONS
NEARBY



CONVENIENT &
FREE EMPLOYEE /
VISITOR PARKING



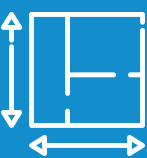
REGIONAL
LOCATION WITH
EASY ACCESS TO
I-94



24 HOUR CARD
ACCESS & VIDEO
SECURITY



1.1 MILES TO
KALAMAZOO /BC
INTERNATIONAL
AIRPORT



FLEXIBILITY TO
HANDLE FUTURE
SPACE NEEDS
WITHIN PARK



CONNECTED
ACCESS TO
WALKING &
BIKING TRAILS



METRO TRANSIT
STOP LOCATED
IN FRONT OF
OFFICE PARK

LEASING //

HINMANCOMPANY.COM



COLE RATHBUN

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KALAMAZOO MARKET OVERVIEW

TRESTLEBRIDGE ONE

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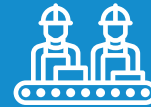
STRATEGICALLY LOCATED HALFWAY BETWEEN CHICAGO & DETROIT, KALAMAZOO HAS CONTINUED TO BE A HUB OF ECONOMIC DEVELOPMENT.



REGIONAL
POPULATION OF
783,308



MORE THAN
17,548
COMPANIES IN
REGION



\$18.79 BILLION
GROSS REGIONAL
PRODUCT



3 COLLEGES AND
UNIVERSITIES



UNEMPLOYMENT
RATE OF 3.7%



COST OF LIVING
IS 22.5% LOWER
THAN NATIONAL
AVERAGE



HIGHWAY SYSTEM
OFFERS MULTI-
REGIONAL
ACCESSIBILITY



AVERAGE 20
MINUTE TRAVEL
TIME FOR MOST
COMMUTERS



DAILY FLIGHTS TO
2 MIDWEST HUBS
VIA AZO AIRPORT

RECOGNITIONS

- KALAMAZOO IS "ONE OF THE BEST PLACES TO LIVE IN AMERICA" BY **US. NEWS & WORLD REPORT**
- THE KALAMAZOO-PORTAGE MSA OFFERS THE LOWEST COST OF LIVING IN THE U.S. BY **COST OF LIVING INDEX**
- SOUTHWEST MICHIGAN IS "ONE OF THE WORLD'S TOP 50 PLACES TO TRAVEL." BY **TRAVEL & LEISURE**
- KALAMAZOO IS THE NUMBER ONE COOLEST CITY IN THE U.S. WITH THE LOWEST COST OF LIVING BY **PUREWOW**
- KALAMAZOO NAMED #3 "BEST MARKET FOR FIRST-TIME HOME BUYERS." BY **REALTOR.COM**

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