

# BATTLE CREEK TOWER

70 W. Michigan Avenue, Battle Creek, MI 49017



## ADVANTAGES / OPPORTUNITIES

- Competitive lease rates
- In-house legal, space planning and construction management for smooth transactions

## FEATURES/AMENITIES

- 184,000 SF class A office building
- 25,000 SF footprint available on single floor
- Historic twenty-one story downtown high-rise
- Fire protected
- Attached to a 700+ space, covered parking structure
- The top floors of the Tower are dedicated to luxury residential suites
- **Virtually Tax-Free Renaissance Zone:**
  - No Single Business Tax
  - No Personal Property Taxes
  - No Real Estate Taxes

## LOCATION

- Located in downtown Battle Creek
- Easy-to-find location with convenient parking near the building
- Convenient access to I-94
- Close proximity to Kellogg's world headquarters
- Restaurants and retail within walking distance

## CONTACT

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