FLEX SPACE FOR LEASE

WEST MAIN PLACE

678 MAPLE HILL DRIVE | KALAMAZOO, MI 49008

SPACE AVAILABLE: 786 - 2,230 SF

- 20,226 SF MULTI-LEVEL, MIXED-USE DEVELOPMENT LOCATED ON BUSY WEST MAIN STREET NEAR US-131
- LARGE DAYTIME, PROFESSIONAL EMPLOYEE PRESENCE IN AREA
- MANY HIGH INCOME ROOFTOPS IN IMMEDIATE AREA
- PROMINENT, HIGHLY VISIBILE PYLON & BUILDING SIGNAGE
- NUMEROUS RETAILERS & RESTAURANTS IN SURROUNDING AREA
- ABUNDANT AMOUNT OF CUSTOMER PARKING AVAILABLE WITH **EASY IN & OUT ACCESS**
- NEAR KALAMAZOO COLLEGE & WESTERN MICHIGAN UNIVERSITY WITH 24,000+ STUDENTS
- TENANTS INCLUDE ALLSTATE, BRUMLEY & CO. HAIR STUDIO, CHOCOLATE THUNDER, KALAMAZOO BRIDGE CLUB, MEI LI MASSAGE, PAWRIFFIC GROOMING SALON, SNYDER DOJO & THE THERAPY PLACE

1 MILE	3 MILE	5 MILE
DAYTIME P	OPULATION	
10,222	55,649	111,639
AVERAGE H	H INCOME	
\$61,913	\$66,627	\$72,241
HOUSEHO	LDS	
4,895	23,077	45,759









RETAIL TRADE AREA SERVES A POPULATION OF OVER 922,700 PEOPLE & 42,340 HIGHER EDUCATION STUDENTS



VISIBLE TO APPROXIMATELY 30,156
VEHICLES PER DAY ON WEST MAIN STREET



OVER **750,000** SF OF CRITICAL RETAIL & **RESTAURANT MASS ADJACENCIES TO** WEST MAIN PLACE



13 PROJECTS LAST YEAR WORTH OVER \$2.7 BILLION CREATING 2,243 NEW, HIGH PAYING JOBS IN THE REGION



VISIBILITY EQUIVALENT TO BILLBOARD ADVERTISING COSTS OF \$57,346 PER

LEASING // 750 TRADE CENTRE WAY, SUITE 100, KALAMAZOO, MI 49002

HINMANCOMPANY.COM

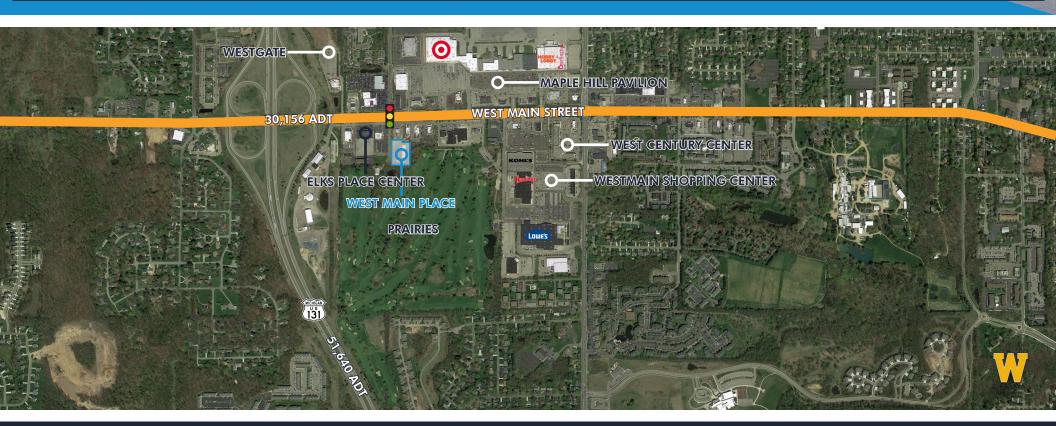


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WEST MAIN CORRIDOR MAP



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