



HINMAN
DEVELOPMENT ♦ MANAGEMENT ♦ LEASING

OFFICE SPACE FOR LEASE **MILHAM TECH CENTER**

510 E MILHAM AVENUE | PORTAGE, MI 49002

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MILHAM TECH CENTER

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MILHAM TECH CENTER

MILHAM TECH CENTER IS A SINGLE-STORY OFFICE AND FLEX-USE BUILDING LOCATED AT NEWPORT ROAD AND E MILHAM AVENUE IN PORTAGE, MICHIGAN. THIS BUILDING OFFERS AN UNMATCHED OPPORTUNITY IN THE REGION TO CREATE A UNIQUE ENVIRONMENT THAT ENCOURAGES COLLABORATION, PRODUCTIVITY, AND WELLNESS TO BRING TENANTS AND IDEAS TO NEW HEIGHTS.



SUBURBAN
OFFICE SETTING,
PROFESSIONALLY
MANAGED



MULTIPLE RETAIL &
DINING OPTIONS
NEARBY



CONVENIENT &
FREE EMPLOYEE /
VISITOR PARKING



REGIONAL
LOCATION WITH
EASY ACCESS TO
US-131 & I-94



ABILITY FOR
24 HOUR CARD
ACCESS & VIDEO
SECURITY



1.8 MILES TO
KALAMAZOO /BC
INTERNATIONAL
AIRPORT



PYLON & BUILDING
SIGNAGE
OPPORTUNITIES
AVAILABLE



CONNECTED
ACCESS TO
WALKING &
BIKING TRAILS



METRO TRANSIT
STOP LOCATED
NEARBY

LEASING //

HINMANCOMPANY.COM



COLE RATHBUN

ASSOCIATE VP OF MARKETING & LEASING

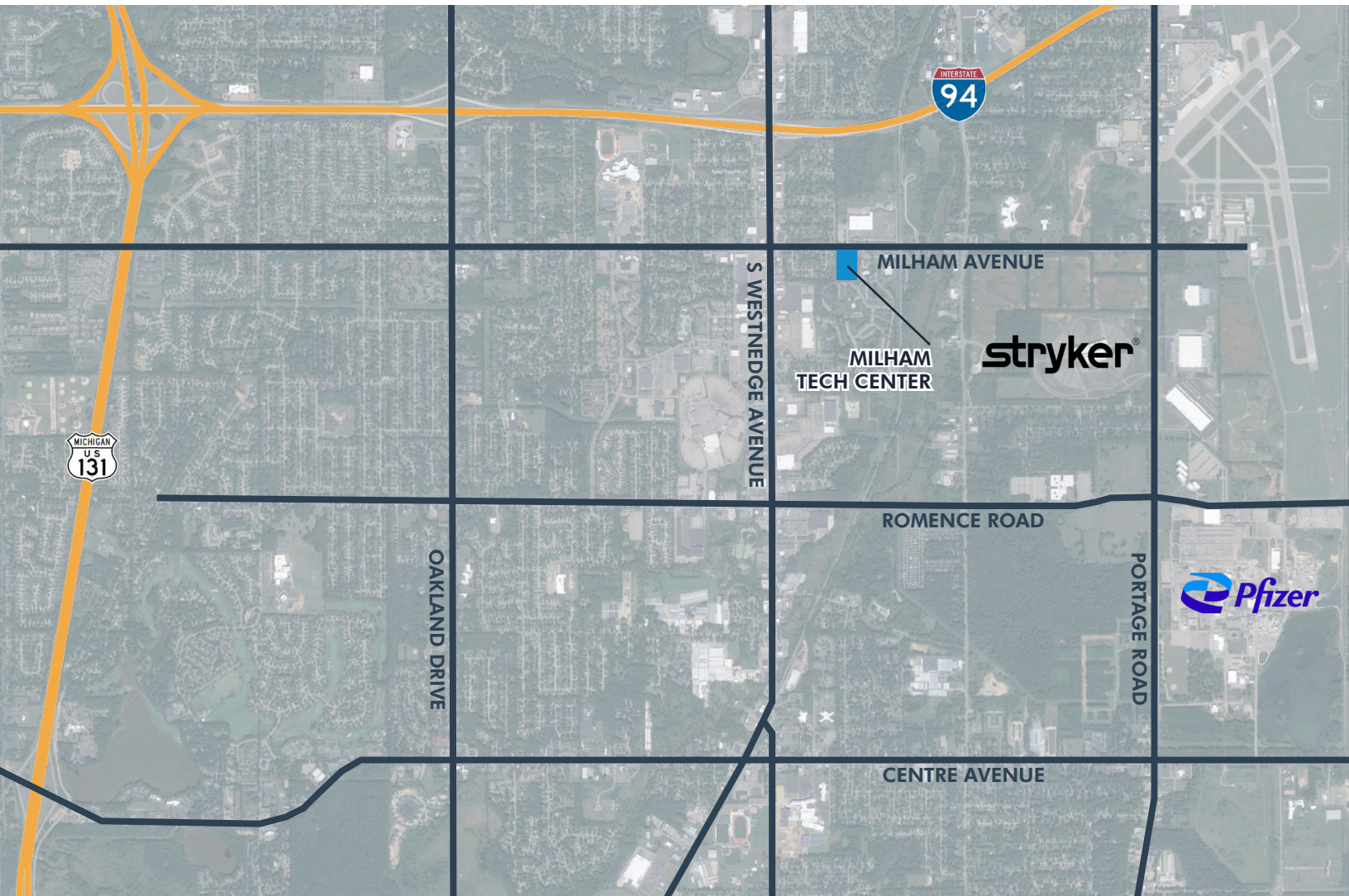
269.488.3658

COLE@HINMANCOMPANY.COM

LOCATION

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KALAMAZOO MARKET OVERVIEW

MILHAM TECH CENTER

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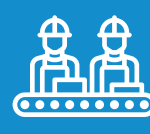
STRATEGICALLY LOCATED HALFWAY BETWEEN CHICAGO & DETROIT, KALAMAZOO HAS CONTINUED TO BE A HUB OF ECONOMIC DEVELOPMENT.



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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