

# NORTHWEST INDIANA MEDICAL COMPLEX

9100-9200 Calumet Avenue, Munster, IN



▶▶ **TOTAL GLA**  
132,305 SF

▶▶ **AVAILABLE GLA**  
From 659 SF - 8,278 SF

▶▶ **NOTABLE TENANTS**

▶▶ **DEVELOPMENT OPPORTUNITIES**

Site 1: up to 6,500 SF    Site 2: up to 37,000 SF



## Property Highlights

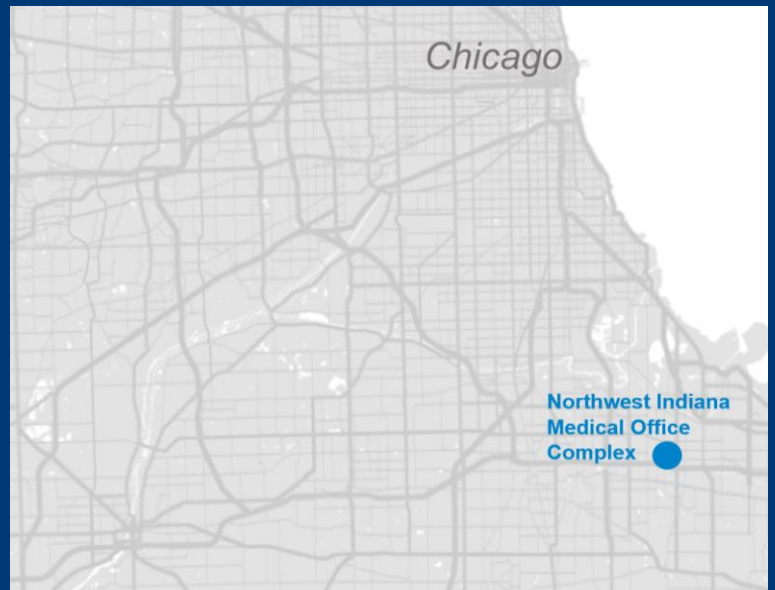
A state-of-the-art medical office building, 9200 Calumet Avenue features upgraded common areas and a strategic medical co-tenancy mix to create an ideal medical office environment.

The property is a three-building complex surrounded by prominent healthcare providers such as Community Hospital, Franciscan Health Hospital, DaVita, and abundant retail and restaurants.

Additionally, the property has two build-to-suit pad sites (6,500 SF retail/medtail and 37,000 SF medical office) fronting Calumet Avenue with building façade signage available for an anchor tenant.

## Strategic Location

- 32,914 vehicles per day on Calumet Avenue
- 1.8 Miles from I-80/94
- 0.1 Miles – Community Hospital
- 1.3 Miles – Franciscan Health Munster
- 5.5 Miles - Franciscan Health Hammond



## ▶▶ Contacts

### Leasing

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### Property Management

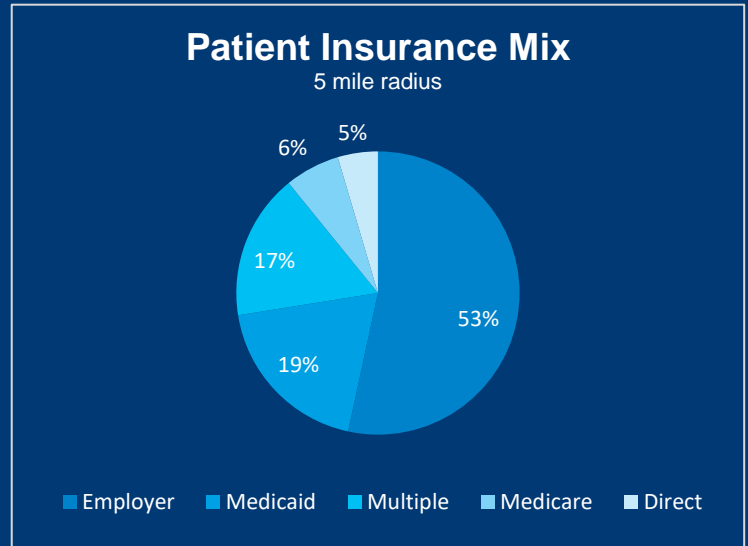
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# NORTHWEST INDIANA MEDICAL OFFICE COMPLEX

9100-9200 Calumet Avenue, Munster, IN



	1 mile	5 miles	10 miles
Population (2022)	6,986	210,957	654,410
Households (2022)	2,695	80,440	239,726
Population Projection (2027)	0.2%	0.0%	-0.1%
Average Household Income	\$114,532	\$77,843	\$71,827
Bachelor's Degree (Percentage)	42%	23%	21%



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