



# ARBOR GATE

2501 WEST BELTLINE HIGHWAY – MADISON, WI

## BUILDING

Arbor Gate consists of two six-story office and retail towers joined by glass skywalks and features magnificent upper-floor views of the beautiful University of Wisconsin – Madison Arboretum and the State Capitol in downtown Madison to the north, and either the green tree tops of summer or the more colorful autumn foliage of the Arbor Hills neighborhood to the south.

## LOCATION

Arbor Gate is conveniently located centrally with exposure to 150,000+ cars per day and close proximity to restaurants, bus line, bike path, fitness studio, and more.

## AMENITIES

Amenities include ample parking (875 parking stalls, including 625 spaces in a multi-level attached ramp that protects your car, and you, from the elements), large lobby seating areas, and showers.

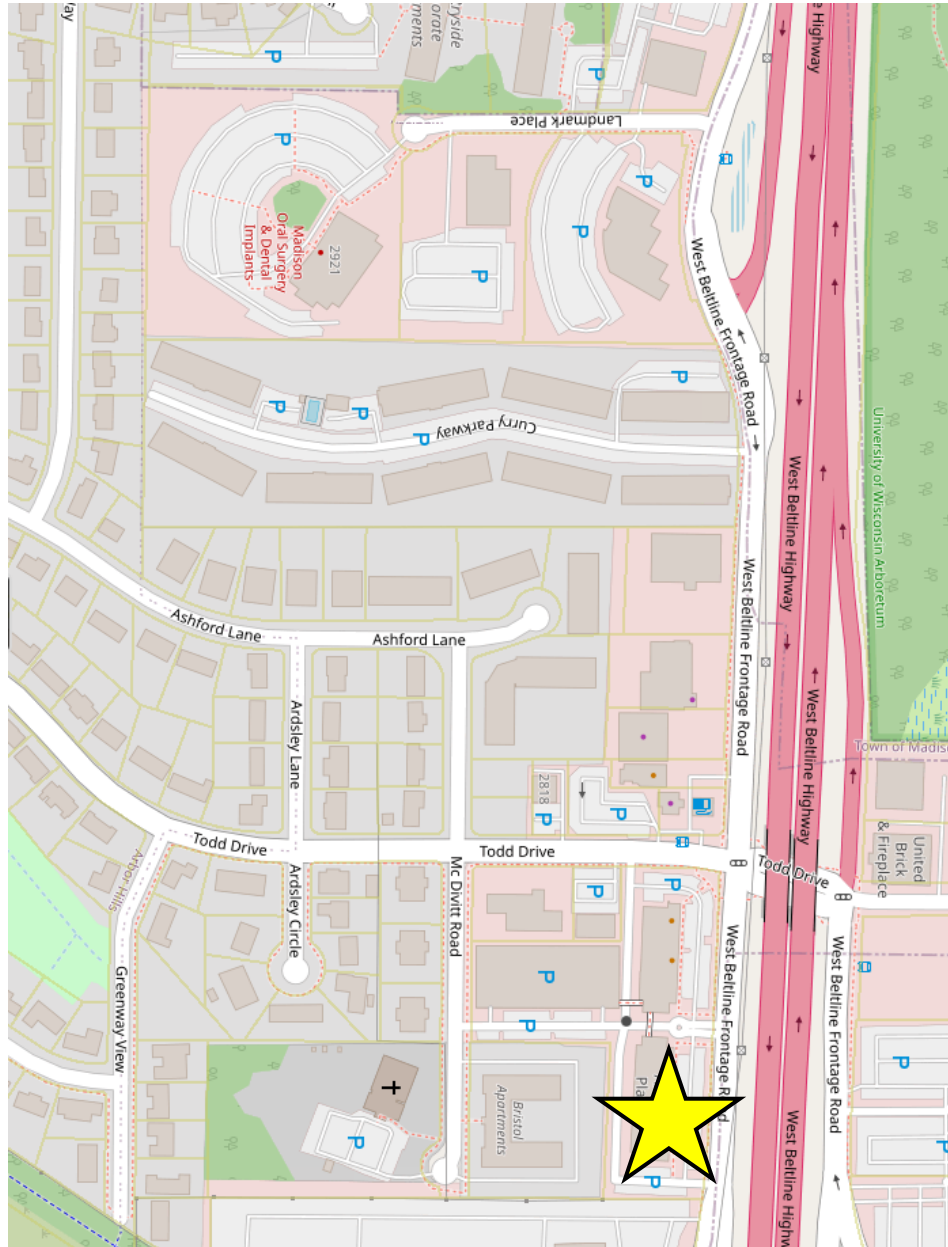
Brandi Zander  
VP of Brokerage & Development  
608-509-1002  
bzander@migllc.biz

MIG Commercial Real Estate  
3001 West Beltline Hwy, #202  
Madison, WI 53713  
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# MAP VIEW

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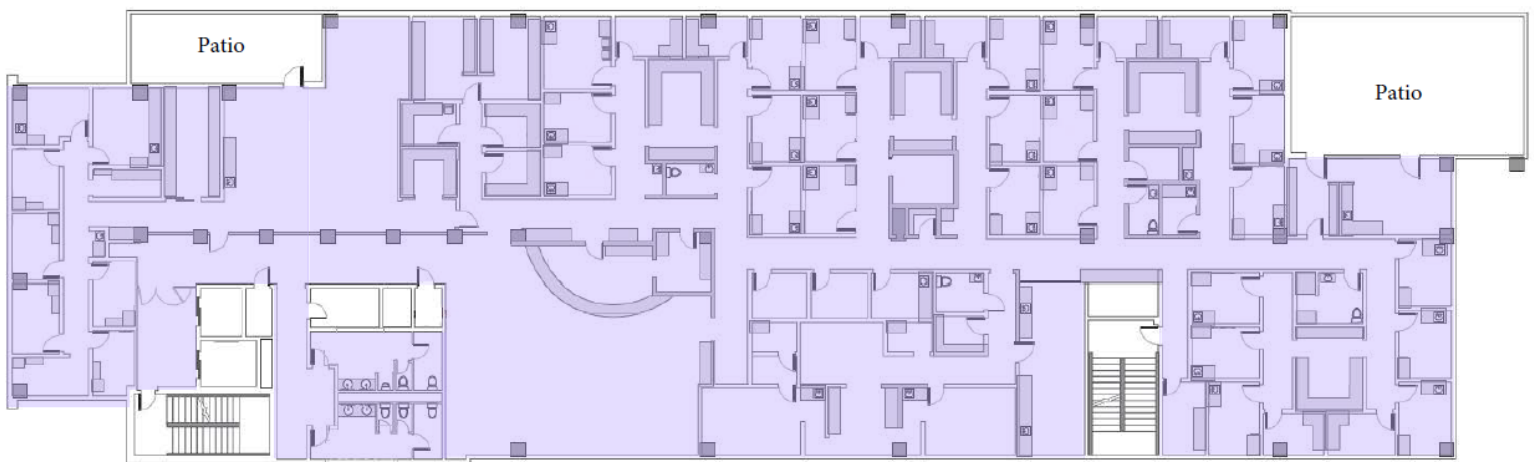


# SPACE FOR LEASE

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## SIXTH FLOOR

15,756 USF / 18,195 RSF  
(+ 1,400 SF of patio space)



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# EXTERIOR SIGNAGE

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