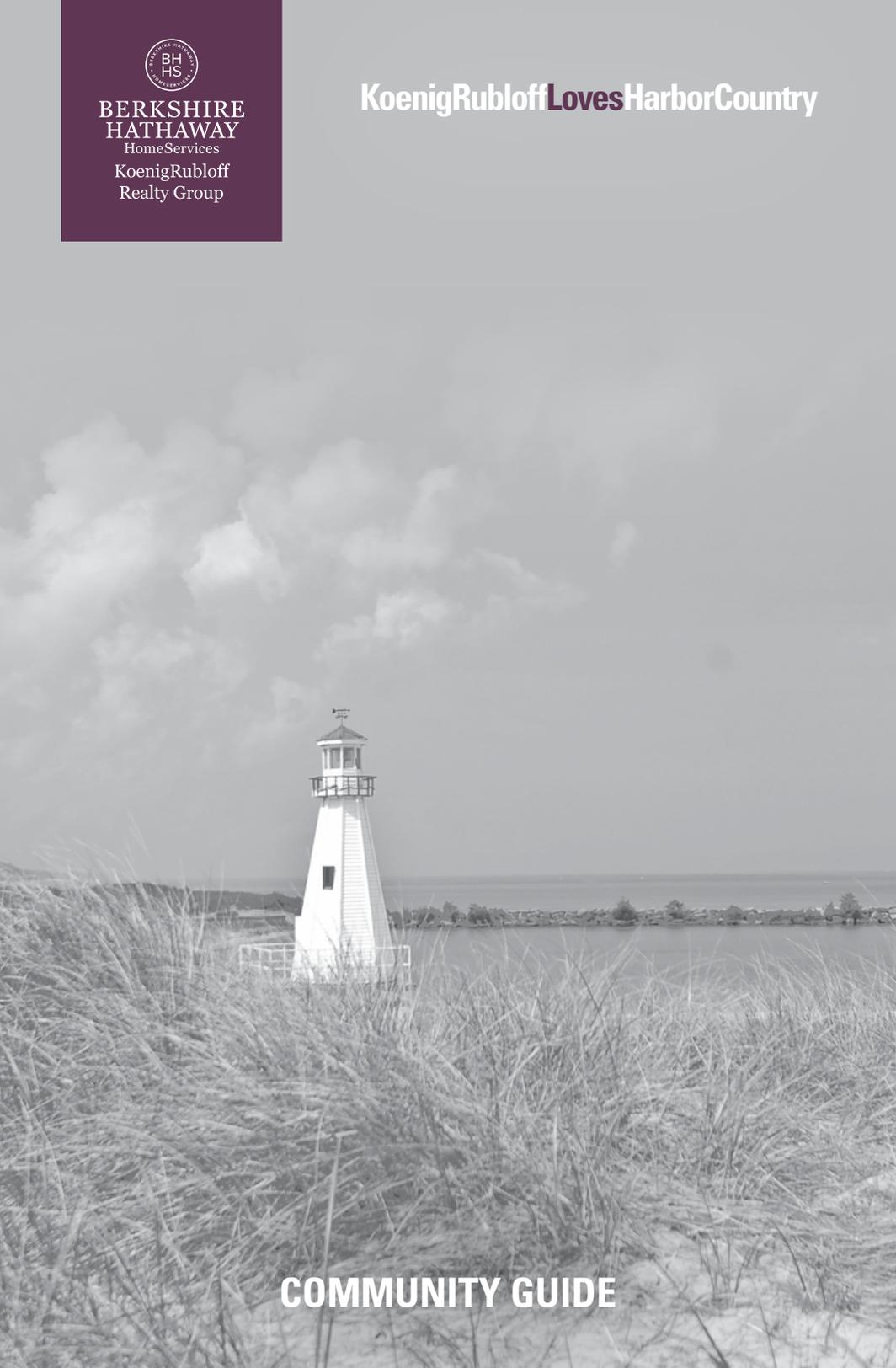




**BERKSHIRE  
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Realty Group

**KoenigRubloff** Loves HarborCountry



**COMMUNITY GUIDE**



**BERKSHIRE  
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## **HARBOR COUNTRY IS A VERY SPECIAL PLACE THAT WE ARE THRILLED TO SERVE**

Few places in America can compare to the communities in Harbor Country. With incredible natural beauty at every turn - from the beaches and waters of Lake Michigan to the sandy dunes nearby, and with close proximity to Chicago - Harbor Country easily has something for everyone. Known as the Riviera of the Midwest, Harbor Country offers a tremendous lifestyle with the best of everything including countless outdoor activities, boutique and antique shopping, festivals, fine dining and more.

At its heart, real estate is a local business, and we participate in and give back to the communities we live in and love. At Berkshire Hathaway HomeServices KoenigRubloff Realty Group, we are passionate about what we do and continually strive to be the foremost provider of superior real estate services.

KoenigRubloff Loves Harbor Country!

**NANCY NAGY**

Chief Executive Officer

**MICHAEL PIERSON**

President

**CHRIS EIGEL**

Chief Operating Officer

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# MICHIANA

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Positioned along the shores of Lake Michigan, Michiana's name comes from its location on the border of Indiana and Michigan. The community is known for its quiet and relaxing cottage life, quaint log cabins, relaxing beaches and an overall soothing environment.

## **Distance to Downtown Chicago**

70 miles

## **Average Drive Times**

80 minutes to Chicago Loop | 95 minutes to O'Hare Airport | 85 minutes to Midway Airport

## **Transportation**

I-94 is located 10 minutes from almost all points of town in Michiana. Traveling to Chicago on I-94 takes approximately 1 hour and 20 minutes. Grand Beach Road also runs directly through Michiana as an alternative for drivers.

## **Shopping**

Michiana is just 7 miles north of Michigan City, which is home to Lighthouse Place Premium Outlet mall and its dozens of well-known designers and retailers in one location!

## **Schools**

New Buffalo schools serve the Michiana area.

## **Recreation**

Aside from the many water-themed activities on Lake Michigan, the neighboring town of Union Pier is approximately 25 minutes away from the Warren Dunes State Park and offers many outdoor activities.

## **Hospitals**

Nearby Michigan City has multiple healthcare facilities.

## **Places of Worship**

Most major denominations are served by the surrounding communities.

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Located within New Buffalo Township, Grand Beach is known for its architecture and close proximity to shopping, casinos and botanical gardens. Founded by the Grand Beach Company around 1903, Grand Beach is known for the Golfmore Hotel. In its heyday, it was one of the finest of the Great Lakes vacation spots with many film stars choosing to visit. Lost to a fire in 1939, the hotel's name has been preserved through the lake estates, neighborhoods and streets. Today, Grand Beach is thriving as a picturesque village on the lake.

#### **Distance to Downtown Chicago**

75 miles

#### **Average Drive Times**

80 minutes to Chicago Loop | 95 minutes to O'Hare Airport | 85 minutes to Midway Airport

#### **Transportation**

I-94 is located 10 minutes or less from almost all points of the town of Grand Beach. Drivers can take I-94 to Chicago in approximately 1 hour and 20 minutes. Grand Beach Road also runs directly through Grand Beach as an alternative transportation option for drivers.

#### **Shopping**

New Buffalo, which is approximately 8 minutes away, hosts many shops and antique stores.

#### **Schools**

New Buffalo schools serve the Grand Beach area.

#### **Recreation**

Aside from Lake Michigan and the state parks located in close proximity, Grand Beach also has a 9-hole golf course that runs from the club house down to the village gate.

#### **Hospitals**

Nearby Michigan city has multiple healthcare facilities.

#### **Places of Worship**

Most major denominations are served by the surrounding communities.

## NEW BUFFALO

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Located at the mouth of the Galien River on Michigan's west coast, New Buffalo was officially recognized in 1836 as a safe harbor for ships traveling the Great Lakes. The town is now known for being the capitol of Harbor Country, and is home to the Michigan Travel Center. New Buffalo and its surrounding areas have long been a vacationer's dream with miles of sandy shoreline to enjoy. New Buffalo also boasts unique dining, gift shops and a wide range of outdoor activities that make it a very memorable and exciting place.

### **Distance to Downtown Chicago**

75 miles

### **Average Drive Times**

60 minutes to Chicago Loop | 95 minutes to O'Hare Airport | 85 minutes to Midway Airport

### **Transportation**

For those who wish to travel to and from Chicago, Amtrak offers service from the New Buffalo station to Chicago's Union Station which takes approximately 1 hour. Drivers also have the option of traveling on I-94 as well as Red Arrow Highway.

### **Shopping**

With dozens of storefronts, shops and malls, it's easy to see why New Buffalo has a reputation as a great place to find antiques.

### **Schools**

New Buffalo is served by the New Buffalo School District.

### **Recreation**

Individuals looking for outdoor recreational activities have plenty from which to choose. In addition to bicycling, sightseeing, kayaking, boating, and going to the beach, The Galien River County Park Preserve features 86 acres of upland, wetland and marsh habitats.

### **Hospitals**

The Health Partners Medical Group is located in New Buffalo, hospitals are nearby in Michigan City and LaPorte, Indiana as well as St. Joseph, Michigan.

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Union Pier has something for everyone. While it is known for exquisite nearby wineries like St. Julian, Free Run Cellars and the Round Barn, this beachside town hosts a plethora of outdoor activities. Union Pier originally acquired its name from the shipping piers that used to transport timber to Chicago during the 1800s. Then, as tourism replaced timber as the area’s main industry in the 1900s, the village was transformed into a charming town with many unique shops and the name stuck!

**Distance to Downtown**  
80 miles

**Average Drive Times**  
80 minutes to Chicago Loop | 95 minutes to O’Hare Airport | 85 minutes to Midway Airport

**Transportation**  
I-94 is located 10 minutes or less from almost all points of town in Union Pier. Traveling on I-94, drivers can reach Chicago in approximately 1 hour and 20 minutes. Red Arrow Highway also runs directly through Union Pier as an alternative transportation option for drivers.

**Shopping**  
Union Pier boasts numerous art galleries and home décor shops while surrounding communities have ample opportunities for more traditional shopping.

**Schools**  
The New Buffalo Area Schools and River Valley Schools serve the Union Pier area.

**Recreation**  
Aside from the many water-themed activities on Lake Michigan, Union Pier is approximately 10 minutes from the Warren Dunes State Park which provides additional activities.

**Hospitals**  
Medical care options can be found in nearby Michigan City and LaPorte, Indiana and St. Joseph, Michigan.

**Places of Worship**  
Most major denominations are served by the surrounding communities.



Originally named “Chikaming”, an Indian word meaning ‘at the shore of sea’; Lakeside prospered as a popular turn of the century resort town. Chicagoans began using Lakeside as a vacation destination in the early 1920s.

**Distance to Downtown Chicago**

80 miles

**Average Drive Times**

85 minutes to Chicago Loop | 95 minutes to O’Hare Airport | 85 minutes to Midway Airport

**Transportation**

I-94 is located 10 minutes or less from almost all points of town in Lakeside. Travelers on I-94 can reach Chicago in 1 hour and 25 minutes. Red Arrow Highway also runs directly through Lakeside as an alternative transportation option for drivers.

**Shopping**

Shopping in Lakeside includes many chic shops, art galleries, boutiques and antique stores.

**Schools**

Lakeside is served by the River Valley School District.

**Recreation**

Located 10 minutes from the Lakeside center is the Warren Woods State Park which offers a variety of outdoor activities. Individuals looking for a larger range of activities also have the option of the Warren Dunes State Park which is one of the state’s most popular parks.

**Hospitals**

Medical care options can be found in nearby Michigan City and LaPorte, Indiana and St. Joseph, Michigan.

**Places of Worship**

Most major denominations are served by the surrounding communities.





This charming and quiet town is located just 7 miles inland to the East of New Buffalo and Lake Michigan, which gives visitors easy access to many outdoor activities including canoeing, golf, hiking trails, horseback riding and more. The Harbor Arts organization in town sponsors many activities and festivals that are fun for all ages.

**Distance to Downtown Chicago**

80 miles

**Average Drive Times**

80 minutes to Chicago Loop | 95 minutes to O'Hare Airport | 85 minutes to Midway Airport

**Transportation**

Located 10 minutes from I-94, 20 minutes from I-80 and 15 minutes from US-31, Three Oaks is in an easily accessible location. Pulaski Highway runs directly through Three Oaks, a great advantage to commuters heading out of town.

**Schools**

Three Oaks is served by the River Valley School District.

**Recreation**

Located 8 minutes from Warren Woods State Park, 6 minutes from Warren Dunes State Park and 13 minutes from the Chikaming Country Club, Three Oaks is close to shops, beaches and outdoor recreational activities including the Region of Three Oaks History Museum.

**Hospitals**

South Bend, Michigan City and LaPorte, all in Indiana, are close and have all the resources needed for medical care.

**Places of Worship**

Most major denominations are served by the surrounding communities.



“Harbert is out of the ordinary, not out of the way” proclaims the Harbert Business Association, which reflects the feeling and picturesque atmosphere of the town that was created by Scandinavian families. Their influence is still felt today in this thriving resort community. Harbert’s close proximity to Lake Michigan and the amenities offered by surrounding communities make it a great destination.

#### **Distance to Downtown Chicago**

80 miles

#### **Average Drive Times**

85 minutes to Chicago Loop | 100 minutes to O’Hare Airport | 90 minutes to Midway Airport

#### **Transportation**

I-94 is located 10 minutes or less from almost all points of town in Harbert. Traveling on I-94 will bring commuters into Chicago in approximately 1 hour and 25 minutes. Red Arrow Highway also runs directly through Harbert as an alternative transportation option for drivers.

#### **Shopping**

Harbert’s shoppers will encounter art galleries and antique shops, while a wide variety of trendy shops are located in nearby communities.

#### **Schools**

Harbert is served by the River Valley School District.

#### **Recreation**

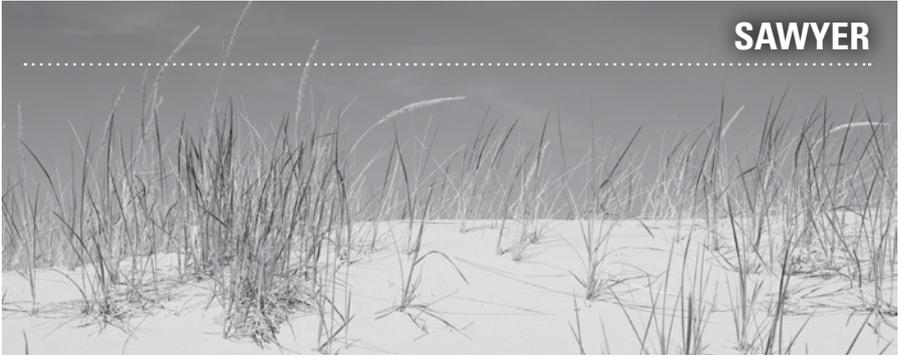
With the Warren Dunes located mere miles away, Harbert has access to many outdoor activities, as well as shops and restaurants.

#### **Hospitals**

Nearby South Bend, Michigan City and Benton Harbor have all the resources needed for medical care.

#### **Places of Worship**

Most major denominations are served by the surrounding communities.



Sawyer is the northernmost community of Harbor Country and is home to the most frequently visited state park, Warren Dunes. Sawyer was founded by Silas Sawyer, in the mid-1800s. He had a vision of keeping the land's natural beauty. Subsequently, he set about planting many fruit trees, many of which still remain today. The town of Sawyer grew into a hub for the agriculture and lumber trades, yet still remains the quaint town Silas Sawyer envisioned.

**Distance to Downtown Chicago**

85 miles

**Average Drive Times**

85 minutes to Chicago Loop | 100 minutes to O'Hare Airport | 90 minutes to Midway Airport

**Transportation**

I-94 is located 10 minutes or less from almost all points of town in Sawyer. Traveling on I-94 will bring commuters into Chicago in approximately 1 hour and 25 minutes. Red Arrow Highway also runs directly through Sawyer as an alternative transportation option for drivers.

**Shopping**

Sawyer's shopping is very true to the quaint feel of the town. The downtown area includes various storefronts, an old-fashioned hardware store, a brewery, and a home and garden showplace.

**Schools**

Sawyer is served by the River Valley School District.

**Recreation**

Sawyer is known for the Warren Dunes, which has several hundred acres of sand dunes, campgrounds and beaches. Warren Dunes is one of the state's most popular parks and has over a million visitors each year.

**Hospitals**

Medical care options can be found in nearby St. Joseph, Michigan.

**Places of Worship**

Most major denominations are served either in Sawyer or in the surrounding communities.



Home to the Weko Beach Campground and in close proximity to Warren Dunes Park, Bridgman is a great location for those who enjoy being outdoors. Platted by George C. Bridgman in 1870 and centered around a railroad station, Bridgman grew rapidly as many in the nursery business heard about the success stories coming from the village. The mail order nursery business in Bridgman became a million-dollar industry and led to significant population growth. Today, Bridgman is a relaxed town with a great education system. Individuals that live in the area describe it as a ‘pleasant rural community’ and love the nearby outdoor attractions.

#### **Distance to Downtown Chicago**

86 miles

#### **Average Drive Times**

85 minutes to Chicago Loop | 100 minutes to O’Hare Airport | 90 minutes to Midway Airport

#### **Transportation**

With I-94 and the Old US Highway 12 running directly through Bridgman, transportation by car in and out of the village is easy. The nearest Amtrak station is located within St. Joseph, which is approximately 25 minutes away. Once at the station, the train ride to Chicago is approximately 1 hour.

#### **Schools**

Students attend Bridgman Public Schools. Immanuel Lutheran School, located in the center of the village, is a private school alternative.

#### **Recreation**

Located directly on the lakeshore and about 5 minutes away from the Warren Dunes State Park, Bridgman offers plenty of outdoor activities.

#### **Hospitals**

The Lakeland Regional Medical Center is located in St. Joseph, which is no more than 25 minutes away.



Ever since 1893, when Stevensville was officially proclaimed a village by the State of Michigan, the village has been a quaint and small township that greatly values its local heritage. Without the railroad company laying a rail line through the village, Stevensville would probably not have grown into the town it is now. Stevensville is still a small town, but individuals living there still hold onto the strong roots that started the town.

**Distance to Downtown Chicago**

92 miles

**Average Drive Times**

90 minutes to Chicago Loop | 105 minutes to O’Hare Airport | 95 minutes to Midway Airport

**Transportation**

With I-94 and Red Arrow Highway running directly through Stevensville, transportation by car in and out of the village is easy. The nearest Amtrak station is located in St. Joseph, which is approximately 15 minutes away. Once at the station, the train ride to Chicago is approximately 1 hour.

**Schools**

Stevensville is served by the Lakeshore Public School System.

**Recreation**

Nature activists will love Stevensville as the Grand Mere State Park is located 5 minutes from the village center. Grand Mere State Park offers many outdoor activities such as hiking, swimming, a boat launch, a picnic shelter and a beach.

**Hospitals**

The Lakeland Regional Medical Center is located in St. Joseph which is no more than 20 minutes away.

**Places of Worship**

Most major denominations are served by the surrounding communities.

## ST. JOSEPH

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Located just 90 miles from downtown Chicago, St. Joseph is a quaint resort community that has prospered throughout the years through its support of a balanced mix of industrial, commercial and residential development. St. Joseph is not only a great place to live, but also offers a variety of activities for tourists including shopping and festivals! Thousands come every year to relax on the beaches of Lake Michigan and more. Whatever your reason to come to St. Joseph, you will be sure to enjoy yourself.

### **Distance to Downtown Chicago**

90 miles

### **Average Drive Times**

90 minutes to Chicago Loop | 115 minutes to O'Hare Airport | 100 minutes to Midway Airport

### **Transportation**

Individuals driving can take I-94 east to exit 27, then head north for approximately 5 miles. Individuals may also use Amtrak to the St. Joseph station located within the city limits of St. Joseph. The train ride is approximately 1 hour.

### **Schools**

The St. Joseph community is served by the St. Joseph Public School system. Students interested in a private education have the option of attending Lake Michigan Catholic School, Michigan Lutheran High School or Trinity Lutheran School.

### **Recreation**

St. Joseph has something for everyone! Either within the village or very close by are the Dickinson Park, the John and Dede Howard Ice Arena, the John and Dede Howard Family Recreation Trail, Kiwanis Park and a dog park. The Harbor Shores Development has a Jack Nicholas-designed golf course, homes and a marina, and nearby is the Silver Beach Carousel.

### **Hospitals**

Located within the city limits of St. Joseph is the Lakeland Regional Medical Center, the Lakeland Health Center, and the Lakeland Care Center.

Incorporated as a village in 1866, Benton Harbor became a well-known town when its main canal became a lake port. The 1870s was a time of huge growth where ships were loading more than 300,000 packages of fruit a year. During that time, a high school, a college, a street railway, an opera house and a national bank were established. In 1986, Benton Harbor was designated by the state government as an enterprise zone which now provides substantial incentives for businesses in the area and has become a great foundation for a village renewal of Benton Harbor. The renewal process has restarted the village and has allowed it to return to its former glory.

**Distance to Downtown Chicago**

101 miles

**Average Drive Times**

100 minutes to Chicago Loop | 115 minutes to O'Hare Airport | 110 minutes to Midway Airport

**Transportation**

I-94E is located 10 minutes from downtown Benton Harbor. Commuters also have the option of taking the Amtrak train with the closest station being located in St. Joseph, 8 minutes away.

**Shopping**

The Orchards Mall, Target, Wal-Mart Supercenter, JC Penney and many other stores are located within Benton Harbor. In recent years, Benton Harbor has also become home to many local shops such as new specialty retail shops, art galleries, restaurants, and a local cinema.

**Schools**

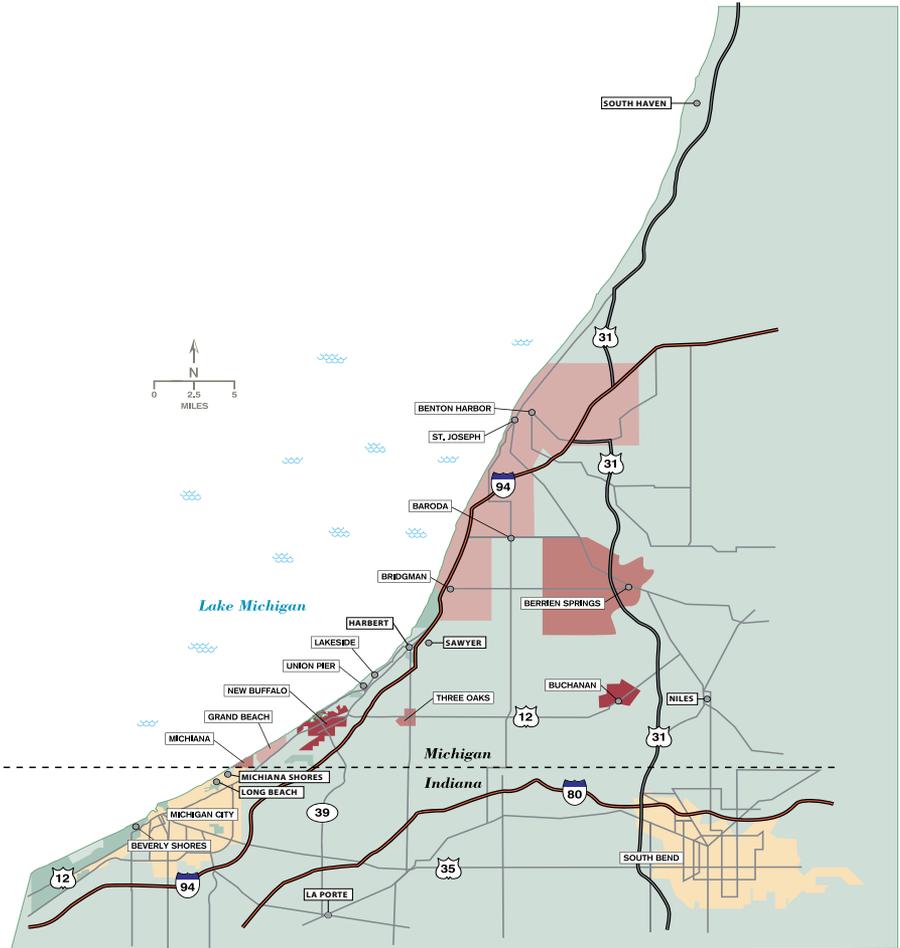
Benton Harbor students are served by the Benton Harbor Area School District which has 11 schools.

**Recreation**

Benton Harbor has many different parks within its district including Jean Klock Park, Hall Park, Riverfront Park and the Benton Harbor City Boat Launch. Each park has its own unique attraction which offers a variety of outdoor activities. The Harbor Shores Development has a Jack Nicholas-designed golf course, homes and a marina, and an active Arts District through the New Territory Arts Association.

# THE PERFECT PLACE IN HARBOR COUNTRY

Our full service office in New Buffalo, Michigan brings a high level of professionalism to those seeking real estate throughout Southwest Michigan and Northwest Indiana.



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