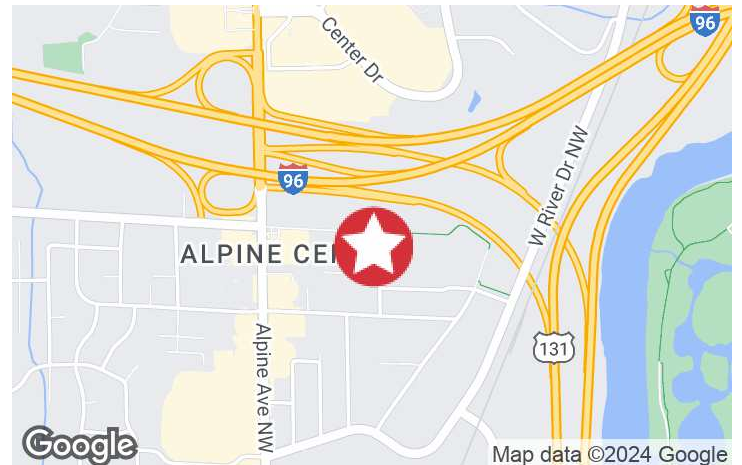




**600 3 Mile Rd NW**  
**Grand Rapids, Michigan 49544**

### Property Highlights

- 912, 1,512, 2,424 SF Available
- Excellent Location Near Alpine Ave on 3 Mile Rd NW
- Ample On-Site Parking
- Monument Signage with Excellent Visibility



For More Information

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**Hillary Taatjes Woznick**

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# Property Overview

600 3 Mile Rd NW  
Grand Rapids, Michigan 49544

## Property Overview

Great location with easy access to I-96. Available suites is located in walk-out level with four (4) private offices, open area and kitchenette. Monument signage available.

## Property Information

<b>Location:</b>	3 Mile East of Alpine Ave NW
<b>Municipality:</b>	City of Walker
<b>PPN:</b>	41-13-12-101-078
<b>Total Building Size:</b>	4,132 SF
<b>Year Built:</b>	1992
<b>Acreage:</b>	0.94 Acres
<b>Signage:</b>	Monument
<b>Parking:</b>	Surface/Ample Spaces
<b>Zoning:</b>	ORP
<b>Building Class:</b>	C



# Lease Overview

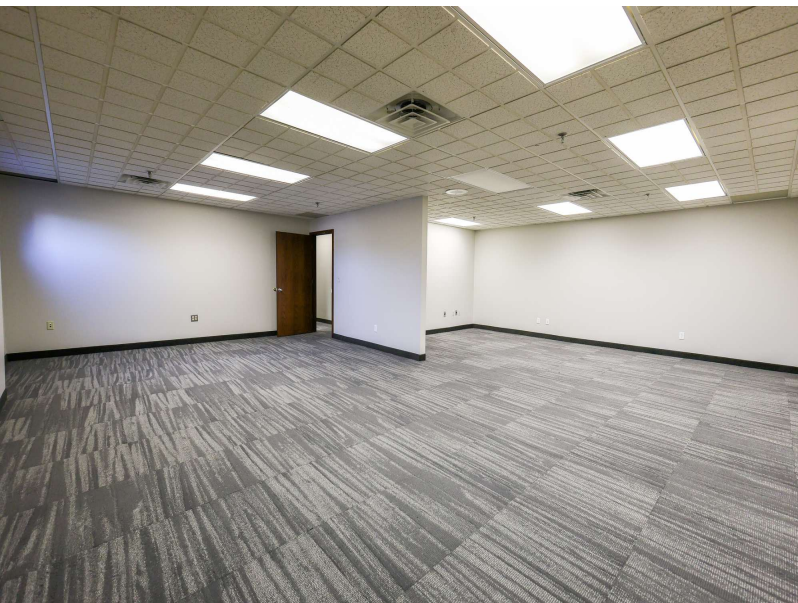
600 3 Mile Rd NW  
Grand Rapids, Michigan 49544

## Lease Information

<b>Lease Type:</b>	Modified Gross
<b>Terms:</b>	36 - 60 Months
<b>Tenant Provides:</b>	Air Conditioning, Electric, Gas/Heat, Insurance, Janitorial, Phone
<b>Landlord Provides:</b>	Refuse Removal, Sewer, Snow Removal, Taxes, Water
<b>Renewal Option:</b>	Yes
<b>Possession:</b>	November 1, 2023

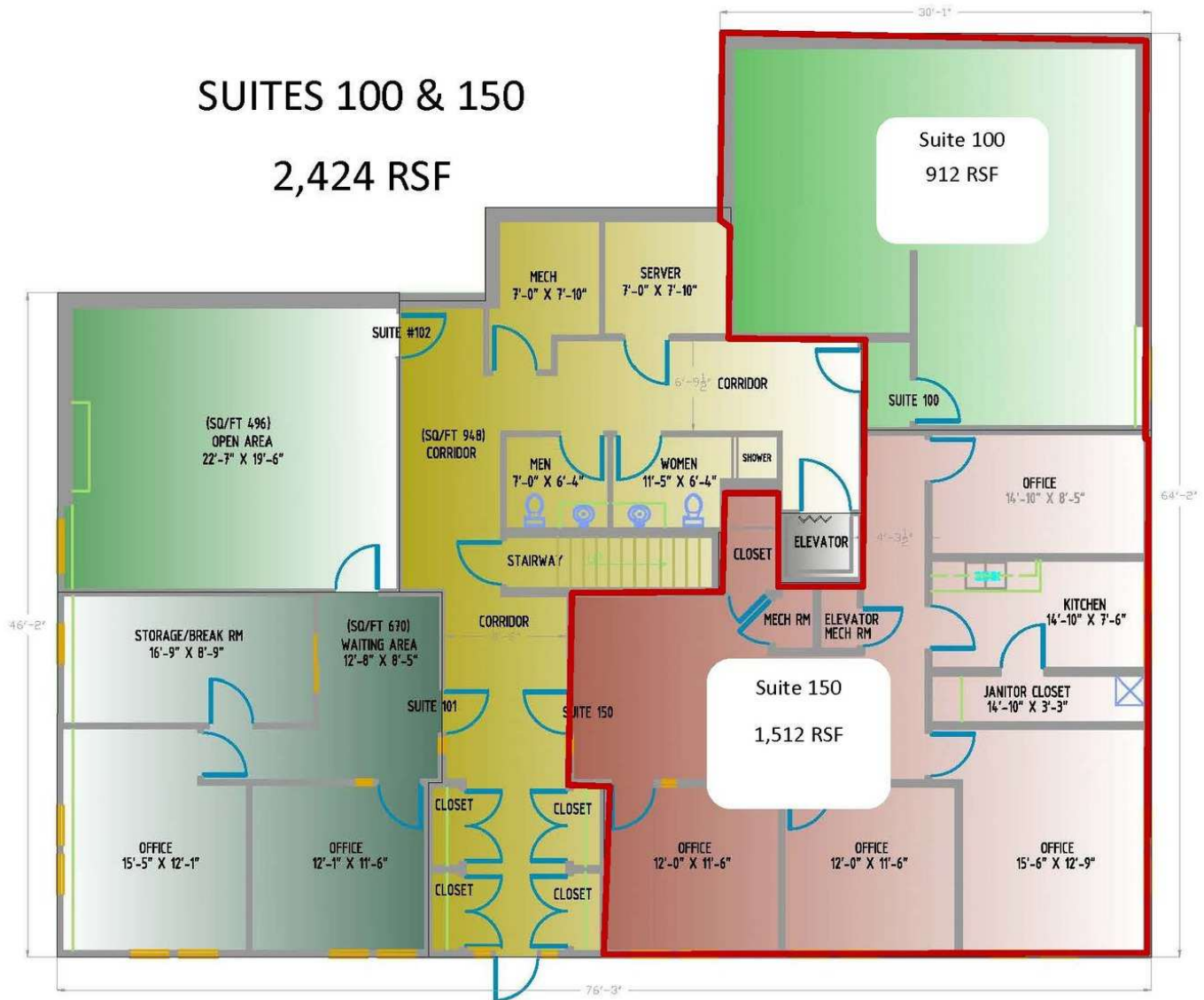
## Availability

SUITE	RENTABLE SF	RATE / SF / YR	MONTHLY RENT
100 & 150	2,424 SF	\$14.95	\$3,019.90
100	912 SF	\$15.95	\$1,212.20
150	1,512 SF	\$15.95	\$2,009.70



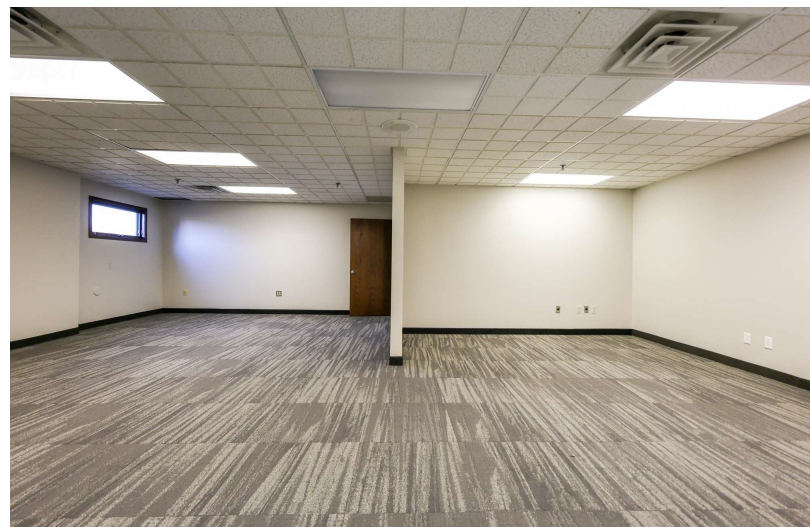
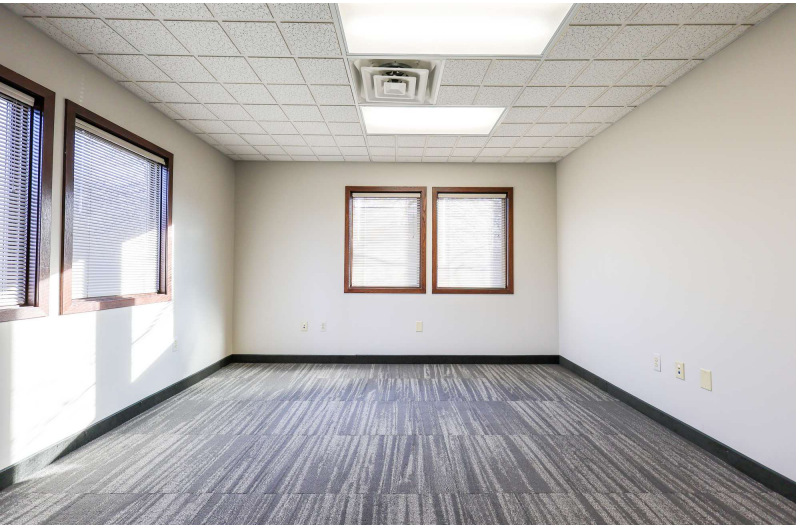
## SUITES 100 & 150

2,424 RSF



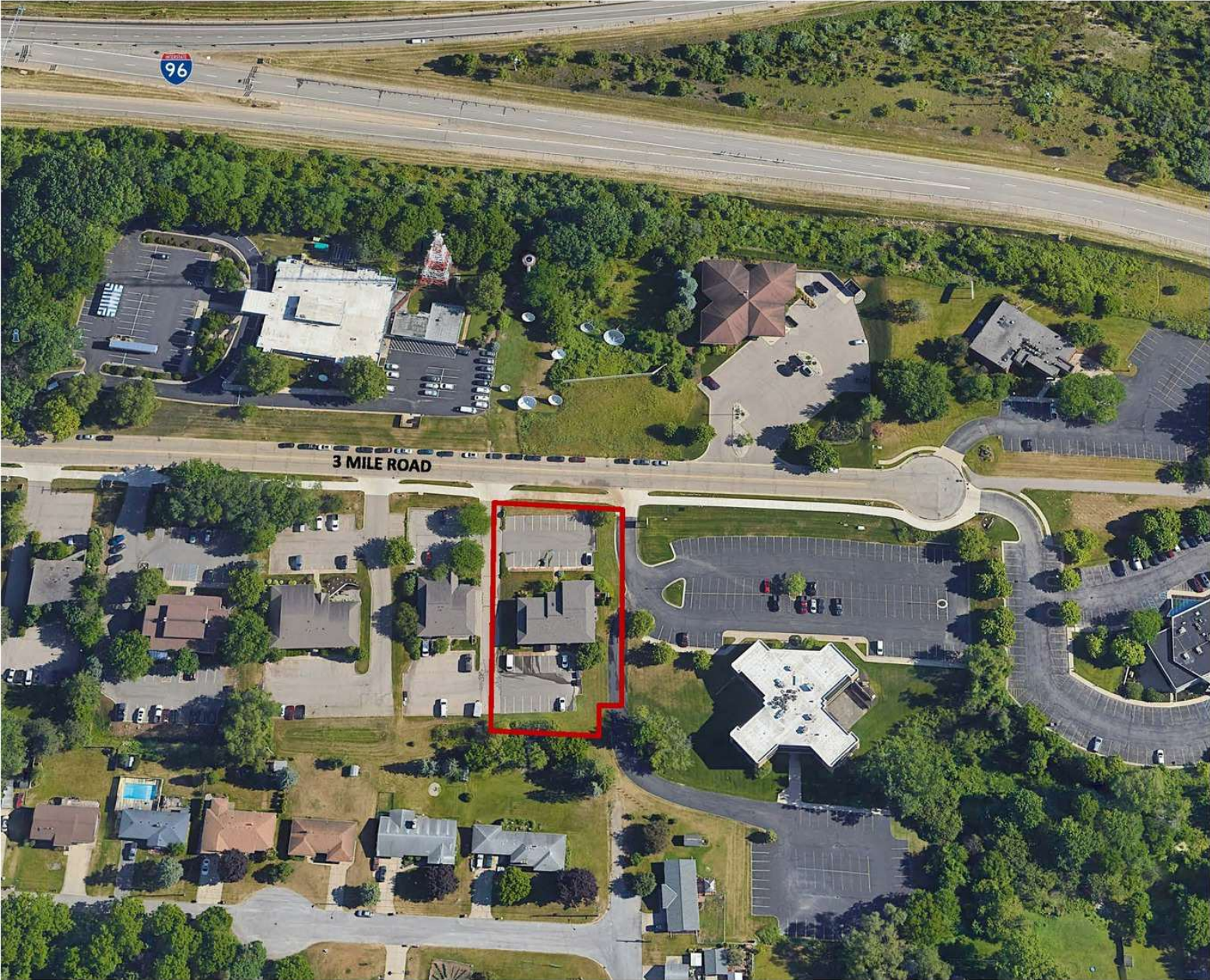
# Additional Photography

600 3 Mile Rd NW  
Grand Rapids, Michigan 49544



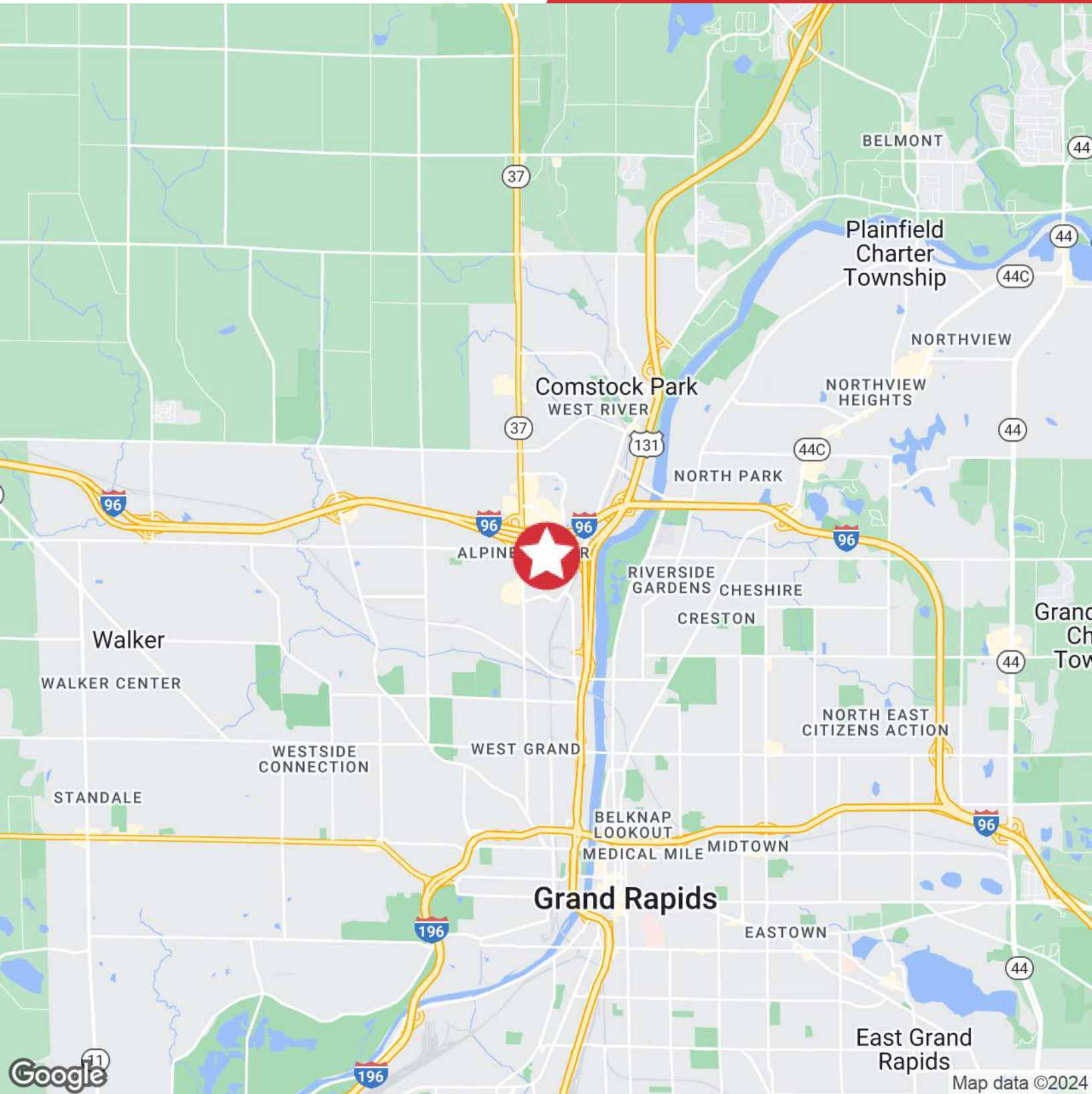
# Parcel Map

600 3 Mile Rd NW  
Grand Rapids, Michigan 49544



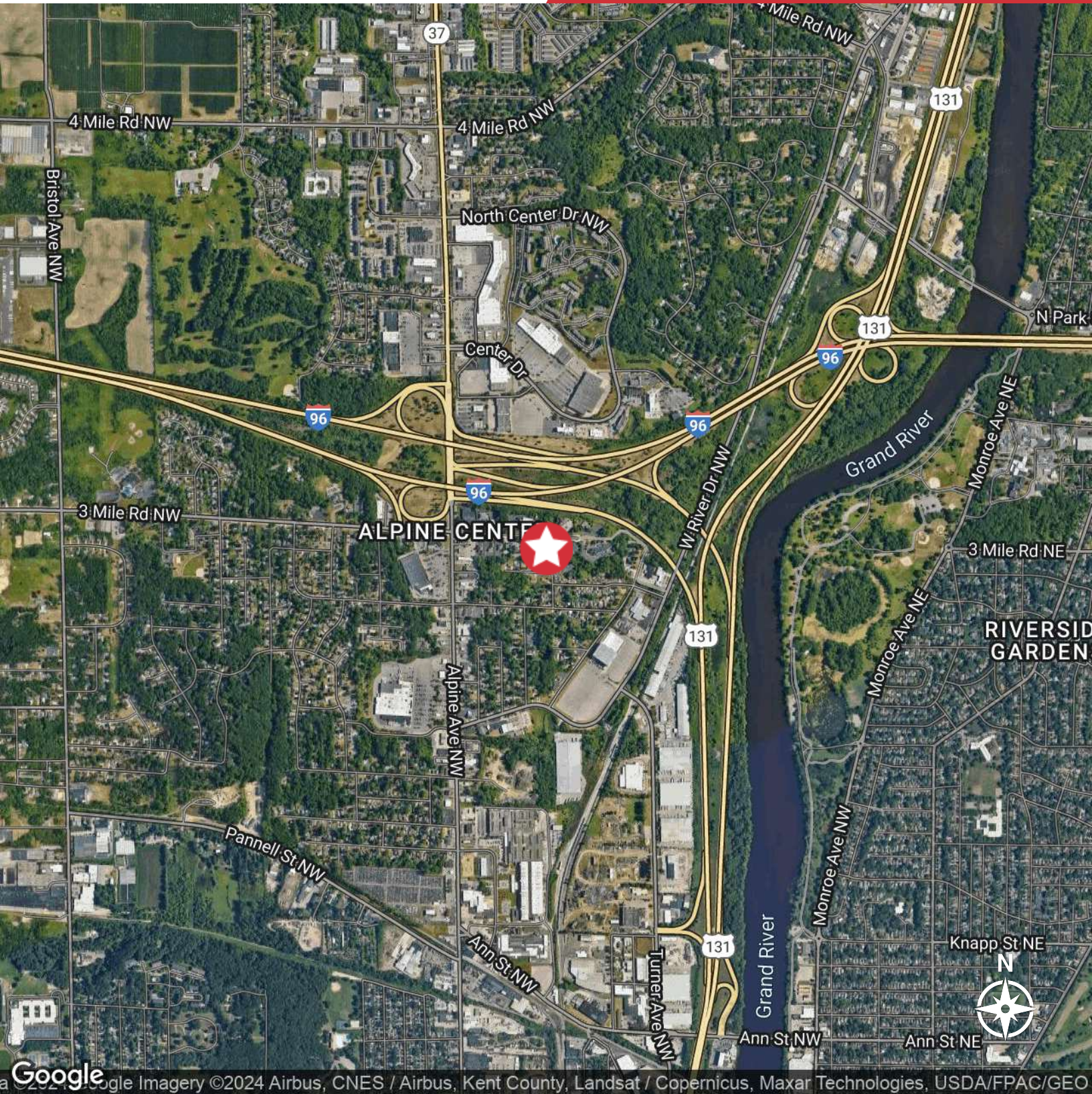
# Location Map

600 3 Mile Rd NW  
Grand Rapids, Michigan 49544



# Aerial Map

600 3 Mile Rd NW  
Grand Rapids, Michigan 49544



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