



For Sale or For Lease
Retail
 7,200 SF

1259 E Grand River Ave

Okemos, Michigan 48864

Property Highlights

- NEW C-2 ZONING
- 1.47 acres
- 5,019 SF first-floor, 2,200 SF second-floor
- Signalized Intersection
- Includes two-story home with sale lease-back opportunity of \$2,000 per month.
- \$100,000 in improvements including roof, awnings and electrical
- Public water and sewer available
- 32 parking spots approved by Meridian Township
- Grand River Ave and Cornell Rd access
- Nearby future locations of LaFontaine new & used car dealerships

OFFERING SUMMARY

Sale Price	\$950,000
Available SF	7,200 SF
Lease Rate	\$10.00 SF/yr (NNN)
Lot Size	1.47 Acres
Building Size	7,200 SF

DEMOGRAPHICS

Stats	Population	Avg. HH Income
1 Mile	20,119	\$41,760
2 Miles	50,943	\$58,871
3 Miles	81,761	\$63,585

For more information

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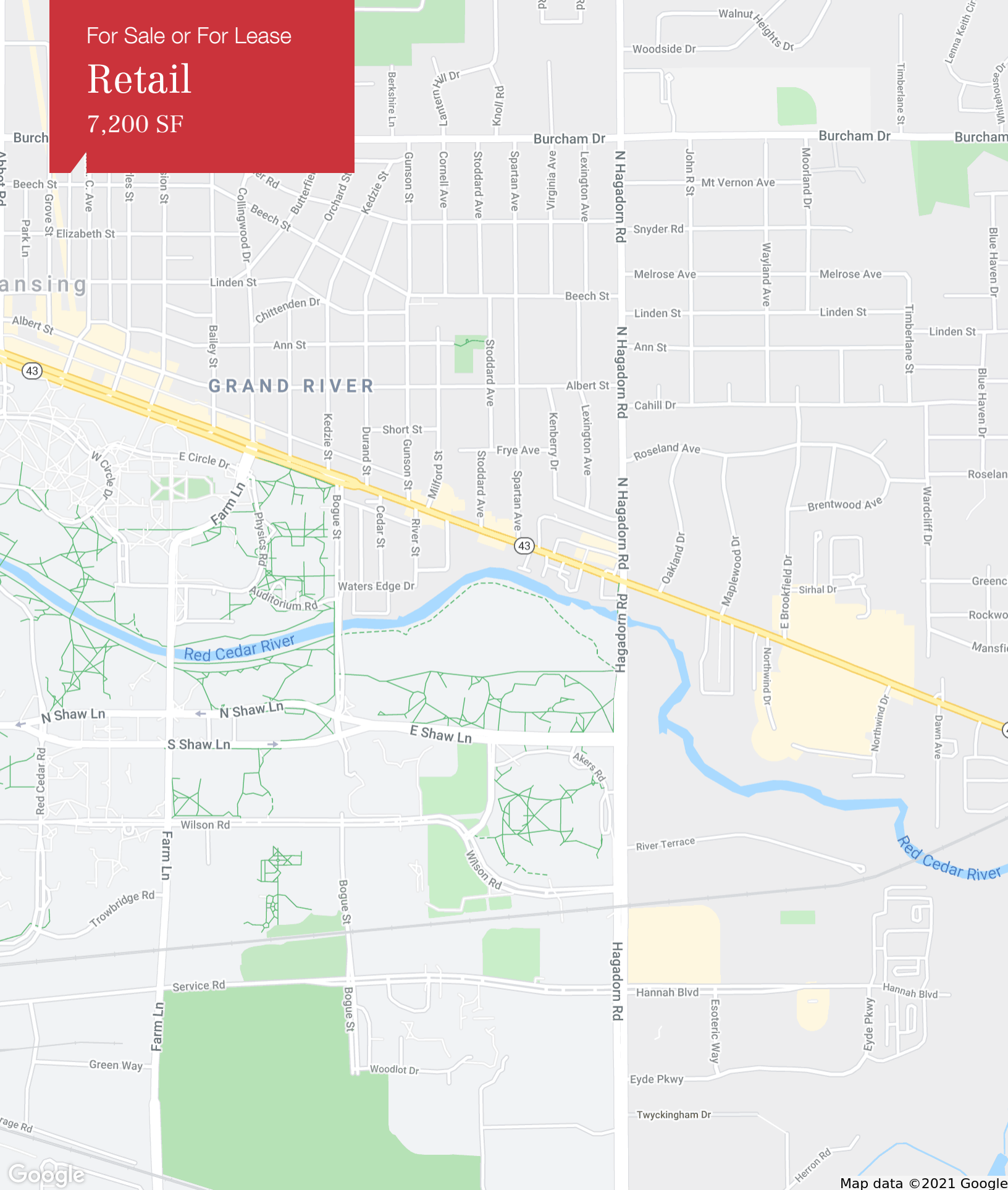
LOCATION DESCRIPTION

Southwest corner of Grand River Ave and Cornell Rd in Okemos

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