



FOR LEASE

1,645 sq. ft. / \$7.22 psf per year

2486 - 84th St. SW

Features:

- ◆ 900 sq. ft. on Main Level
- ◆ Parking at Front Door
- ◆ Multi-tenant Building



For complete information
Contact:

Dave Kwekel, CCIM

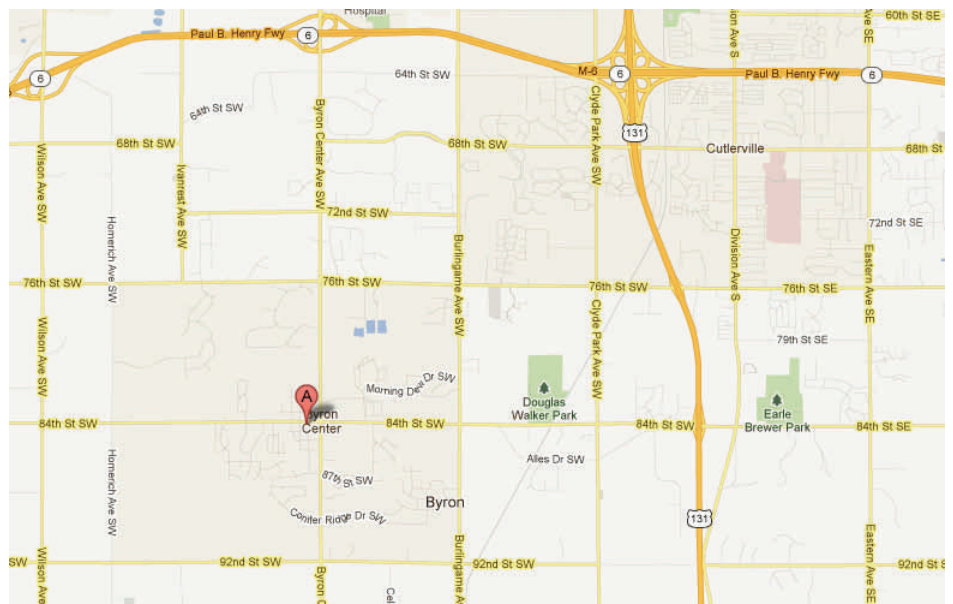
(616) 583-1200

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Why locate here?

- ◆ Good Byron Center Demographics
- ◆ Streetscape Project Complete



FOR LEASE
2486 – 84th St. SW

SIZE: • 1,645 sq. ft. \$990/month

LOCATION: 131 to 84th St, W to property-in downtown Byron Center-1 block W of Byron Center Ave

GENERAL BUILDING FEATURES:

Construction:	Steel / Brick
Heat:	Forced Air / Gas
Ceiling Height:	9'
Lighting:	Fluorescent
Roof:	Rubber
Sprinklered:	Yes
Parking:	Ample Off-street
Year Built:	1960/ Totally Renovated 2009

GENERAL INTERIOR FEATURES:

Air Conditioning:	100%
Ceiling:	9'
Construction:	Drywall
Windows:	Thermal
Heat:	Forced Air / Gas
Restrooms:	Yes

UTILITIES: All municipal utilities available.

PERMANENT PARCEL #: 41-21-21-228-003

MUNICIPALITY: Byron Township

ZONING: 201 COMMERCIAL - IMPROVED

PRICE & TERMS: \$7.22 per square foot per year or \$990.00 per month with tenant paying all costs of insurance, utilities, and building maintenance along with annual cost of living adjustment in the rental.
Term: 12-36 mo. Lessor to approve use & credit.

POSSESSION: At Close

**For More Information
Contact:**

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SEE OUR WEBSITE AT:

<http://www.dkwekel.com>

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