



FOR LEASE

1,472 sq. ft. suite / \$21.50 psf per year

820 Forest Hill Ave. SE

Features:

- ◆ Triple Nets Approx. \$6.28 psf
- ◆ Currently a Frozen Yogurt Store
- ◆ Signage in Front of Suite and on Forest Hill - Pylon



**For complete information
Contact:**

Dave Kwekel, CCIM

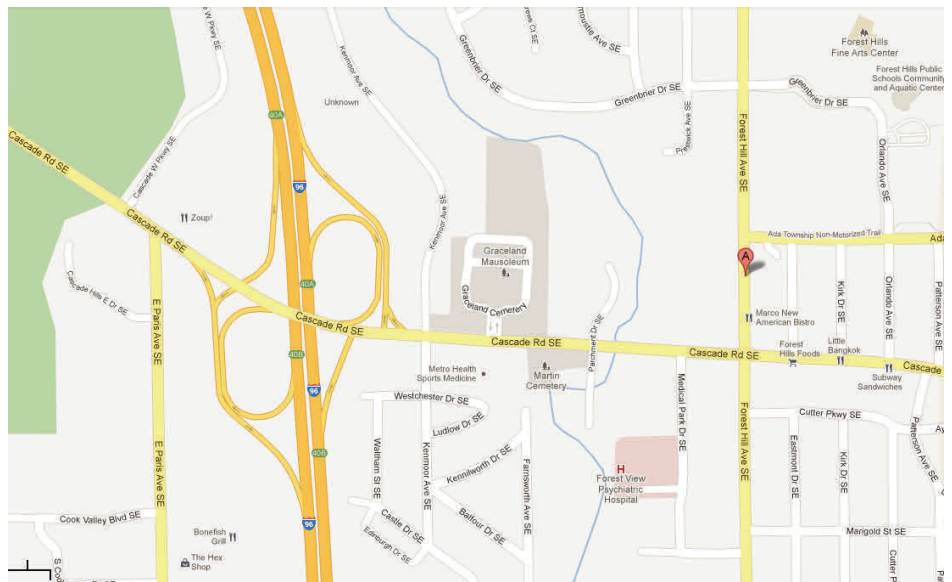
(616) 583-1200

dave@dkwekel.com



Why locate here?

- ◆ Join Brunch House, Great Clips, Jets Pizza, Dear Prudence, TLC Spa, and Funky Buddha Yoga Hothouse
- ◆ Super Successful Tenant Mix!



FOR LEASE
820 Forest Hill Ave. SE

SIZE: • 1,472 sq. ft. \$2,637.33 per month

LOCATION: Southeast corner of Ada Dr. and Forest Hill Ave.

GENERAL BUILDING FEATURES:	Construction:	Block and Glass / Brick
	Heat:	Forced Air / Gas
	Ceiling Height:	9' to 15'
	Lighting:	Fluorescent
	Roof:	Rubber
	Sprinklered:	Yes
	Parking:	Ample Off-street
	Year Built:	2013

GENERAL INTERIOR FEATURES:	Air Conditioning:	100%
	Ceiling:	9' to 15'
	Construction:	Drywall / Masonry
	Windows:	Thermal
	Heat:	Forced Air / Gas
	Restrooms:	Yes

UTILITIES: All municipal utilities available.

PERMANENT PARCEL #: 41-14-36-432-008 and -432-049

MUNICIPALITY: Grand Rapids Township

ZONING: 201 Commercial-Improved

PRICE & TERMS: \$21.50 per square foot per year with tenant paying all costs of taxes and insurance, utilities, grounds and building maintenance along with annual cost of living adjustment in the rental.
Term: 60 months. Lessor to approve use & credit.

POSSESSION: At Closing

**For More Information
Contact:**

Dave Kwekel, CCIM
Dave Kwekel Development, LLC
7660 Clyde Park Ave. SW
Byron Center, Michigan 49315
Telephone: 616-583-1200
Fax: 616-583-1201
Email: dave@dkwekel.com

SEE OUR WEBSITE AT: <http://www.dkwekel.com>

THIS INFORMATION HAS BEEN FURNISHED FROM SOURCES WHICH WE DEEM RELIABLE, BUT FOR WHICH WE ASSUME NO LIABILITY.