FOR SALE

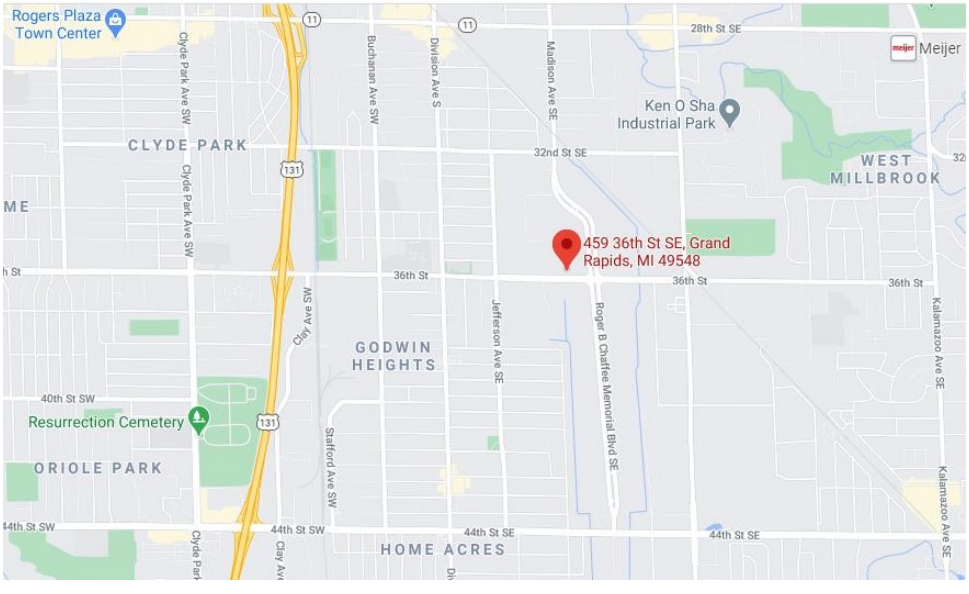
17,780 sq. ft. Industrial

459 – 36th St. SE $1,900,000.00



Why Locate Here?

- Just West of Roger B. Chaffee BLVD
- 1 Mile from US 131



Features:

- Approximately
  4,000 sf Office
  13,780 sf Warehouse
- Triple Nets
  Approximately
  $1.58 psf
- 440—3 Phase

For complete information Contact:

Dave Kwekel, CCIM

(616) 583-1200

dave@dkwekel.com

FOR SALE

459 – 36th St. SE

BUILDING SIZE:	17,780 Square Feet	
LOCATION:	1 Mile east of US 131	
MUNICIPALITY:	City of Wyoming	
GENERAL BUILDING FEATURES:	**Construction:**	Block
	Drive-In Doors:	1
	Docks:	2
	Floors:	1
	Heat:	Forced Air / Radiant in W/H
	Ceiling Height:	17.5’
	Lighting:	Fluorescent
	Roof:	Rubber
	Sprinklered:	Yes
	Year Built:	999
GENERAL OFFICE FEATURES:	**Air Conditioning:**	100%
	Ceiling:	10’
	Construction:	Drywall
	Windows:	Thermal
	Heat:	Gas / Forced Air
	Restrooms:	Yes
UTILITIES:	All municipal utilities available	
PERMANENT PARCEL #:	41-18-18-451-006	
ZONING:	201 Commercial Improved	
PRICE & TERMS:	$1,900,000.00 Cash / Conventional	
POSSESSION:	At Close	

For More Information Contact:

Dave Kwekel, CCIM
Dave Kwekel Development, LLC
589 100th St. SE
Byron Center, Michigan 49315
Telephone: 616-583-1200

SEE OUR WEBSITE AT: **www.dkwekel.com**

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