



2419 Sybrandt Rd, Unit B | Traverse City, MI 49684

<b>AVAILABLE SF:</b>	1,458 SF
<b>LEASE RATE:</b>	\$1,094 PER MONTH (MG)
<b>ZONING:</b>	I-G EN IND

**PROPERTY OVERVIEW**

Inexpensive office space. Industrial setting. Multiple offices / storage configuration. See layout in pictures. Centrally located near S Airport and Cass Road. Tenant responsible for utility costs.

**PROPERTY HIGHLIGHTS**

- Centrally located
- Multiple Offices

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OFFICE FOR LEASE

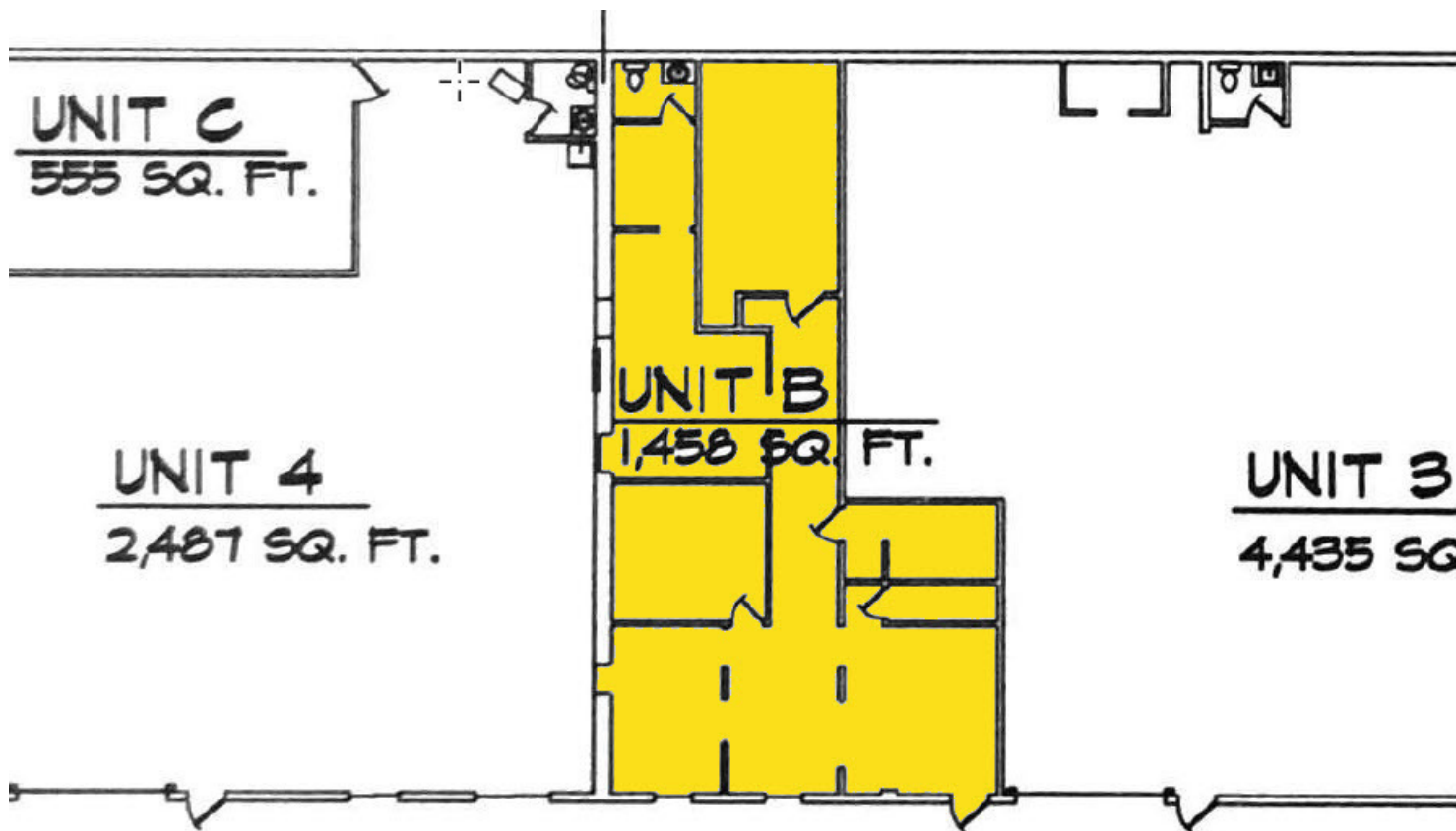
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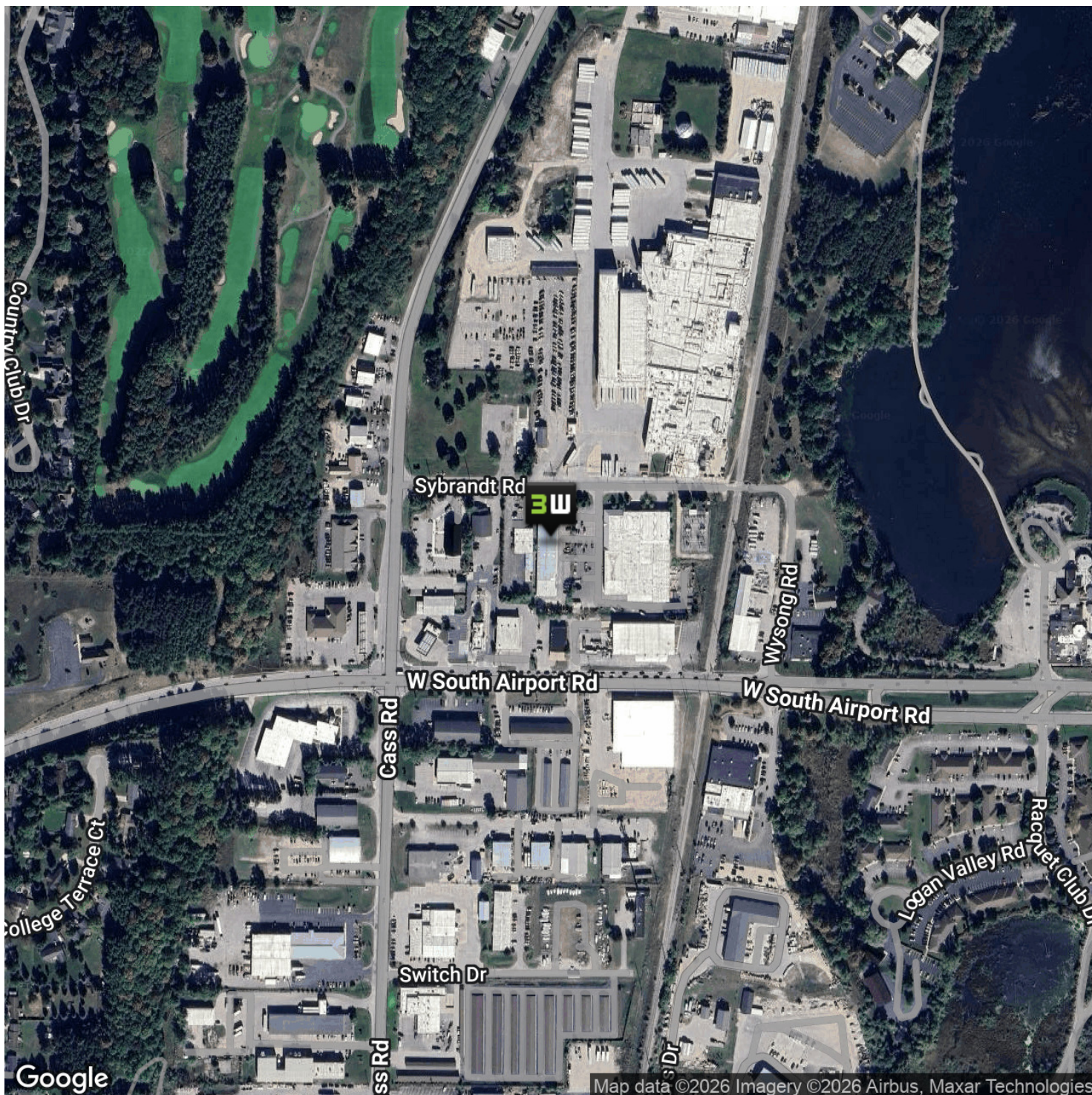
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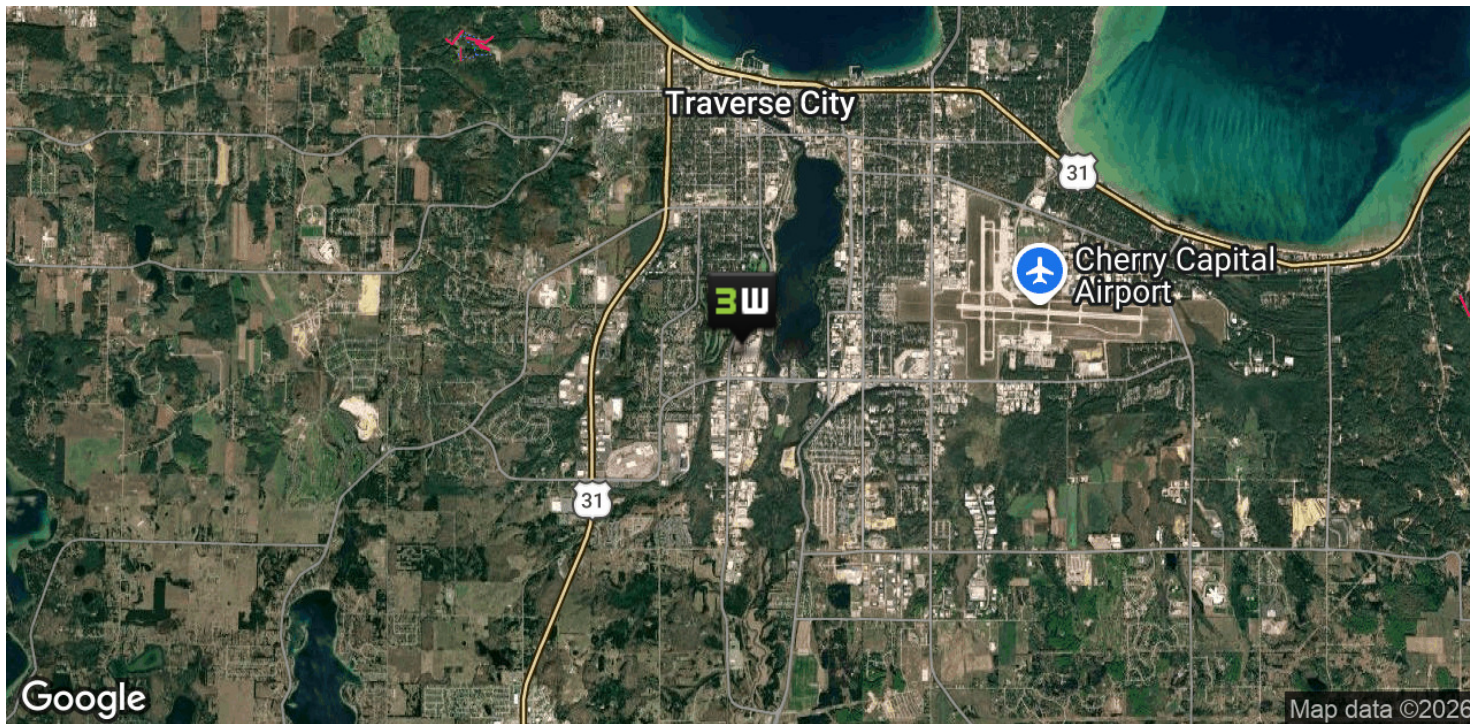
**OFFICE BUILDING FOR LEASE**  
2419 Sybrandt Rd, Unit B



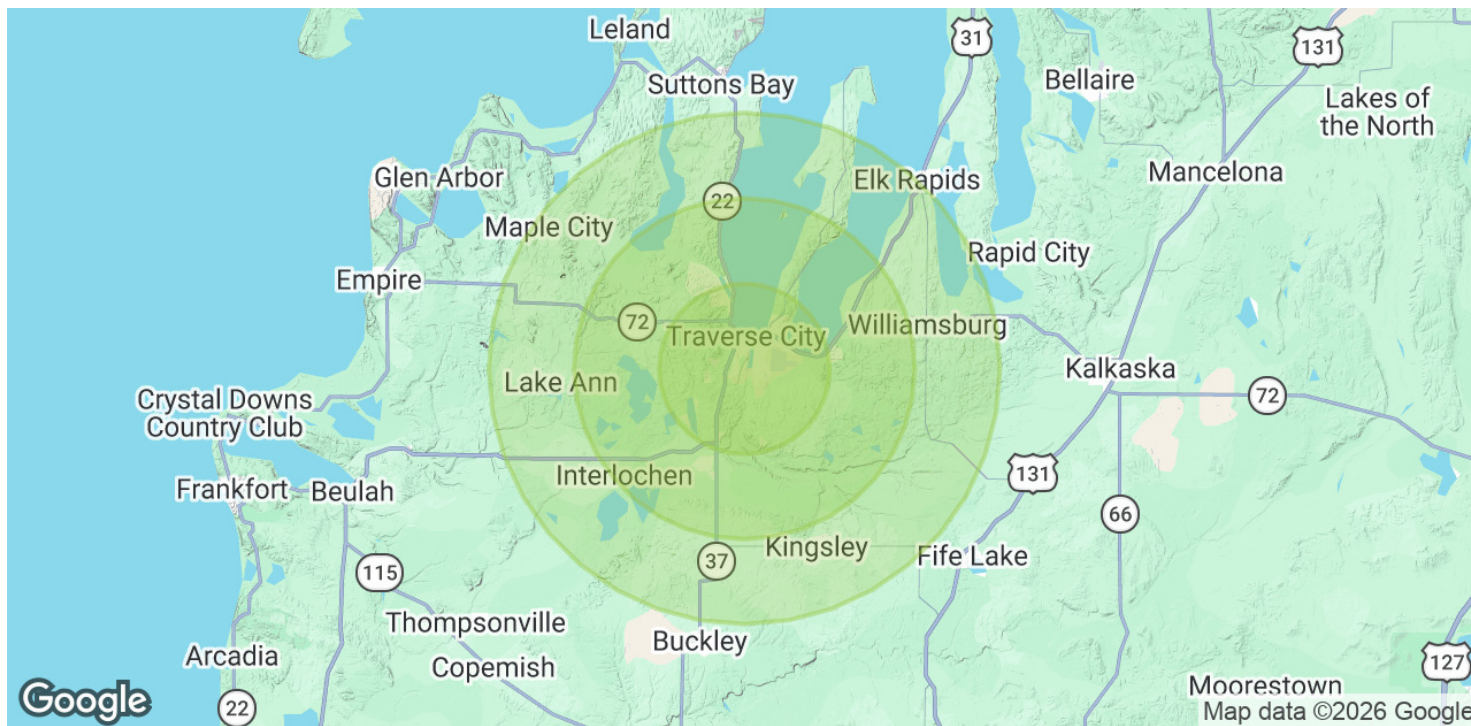
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<b>POPULATION</b>	<b>5 MILES</b>	<b>10 MILES</b>	<b>15 MILES</b>
Total Population	44,079	81,612	106,461
Average age	43.0	43.3	44.0
Average age (Male)	40.6	41.7	42.6
Average age (Female)	45.8	45.4	45.7
<b>HOUSEHOLDS &amp; INCOME</b>	<b>5 MILES</b>	<b>10 MILES</b>	<b>15 MILES</b>
Total households	21,188	38,599	51,614
# of persons per HH	2.1	2.1	2.1
Average HH income	\$71,105	\$74,131	\$72,220
Average house value	\$248,439	\$254,262	\$257,085

\* Demographic data derived from 2020 ACS - US Census

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