

FOR SALE

7.25-ACRE REDEVELOPMENT OPPORTUNITY

2300 & 2312 LAKE LANSING RD, LANSING, MI 48912



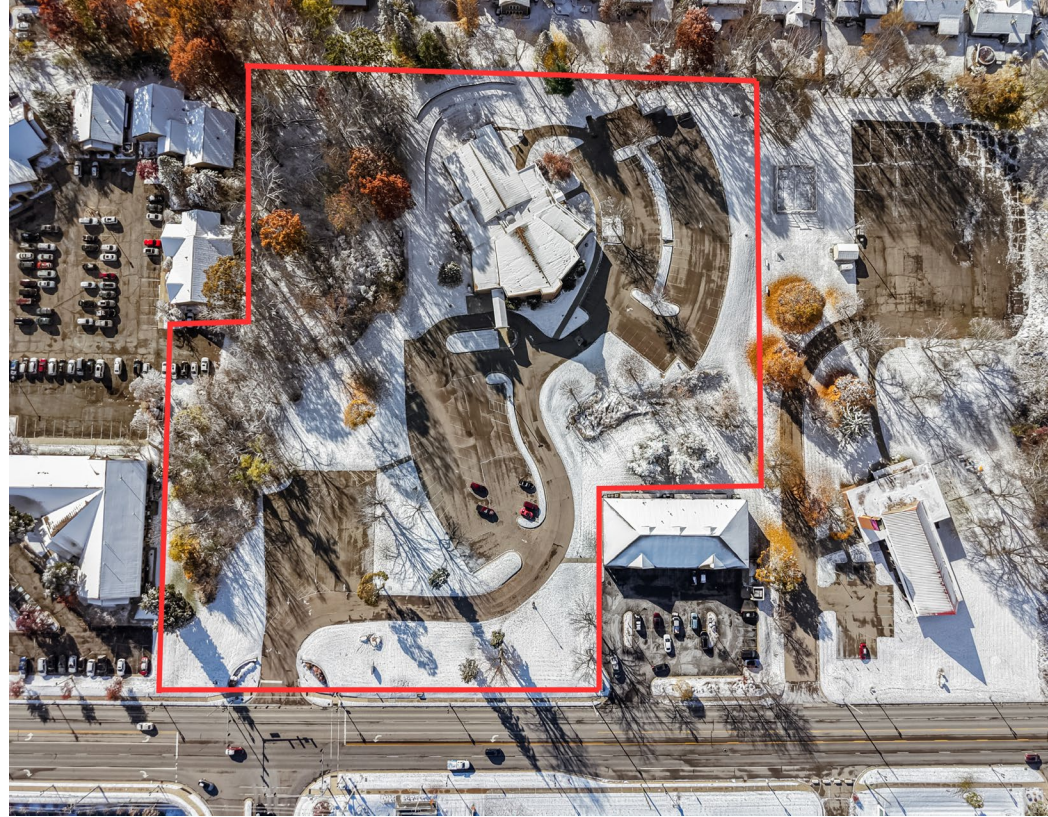
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2300 & 2312 LAKE LANSING RD PROPERTY HIGHLIGHTS

- **Prime Redevelopment Opportunity:** 7.25-acre site located at 2300 Lake Lansing Road in Lansing, MI. Ideal for mixed-use, retail, multifamily, or medical redevelopment.
- **Exceptional Visibility & Access:** Prominent frontage along Lake Lansing Road with dedicated traffic light access, ensuring easy ingress/egress and strong daily traffic counts.
- **Unmatched Location:** Directly across from Eastwood Towne Center, mid-Michigan's premier open-air shopping and entertainment destination featuring retail, dining, hotel, and residential components.
- **High-Density Trade Area:** Surrounded by national retailers, restaurants, apartments, and office users drawing consistent consumer traffic from Lansing, East Lansing, and nearby Michigan State University.
- **Strong Market Fundamentals:** Lansing's north retail corridor continues to see robust demand with limited available land – offering long-term value and multiple exit strategies for developers and investors.



2300 & 2312 LAKE LANSING RD

PROPERTY HIGHLIGHTS (continued)

- Development-Friendly Zoning & Site Configuration: The parcel's generous size and existing infrastructure provide flexibility for a variety of redevelopment concepts – including retail, restaurant, medical, multifamily, or mixed-use (subject to municipal approvals).

Sale Price	\$4,990,000
Parcel IDs	21-01-02-302-010 21-01-02-327-011 21-01-02-327-009 21-01-02-302-009
# of Lots	4
Acres	7.25
Building Size	14,000 SF
Parking	165 surface spaces

CLICK FOR
ZONING
MAP

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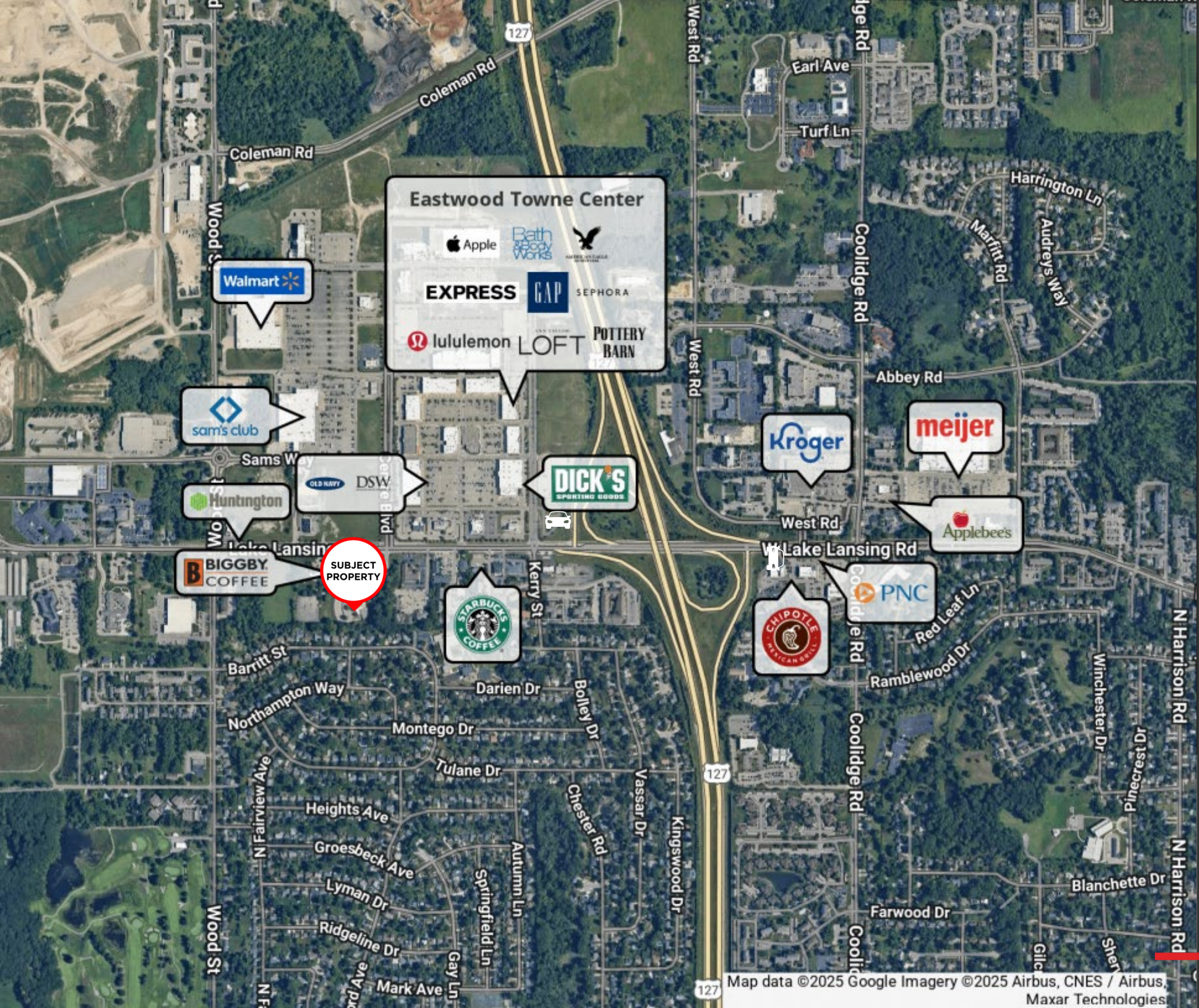
TOWNE CENTER BLVD

LAKE LANSING RD

SUBJECT
PROPERTY

PROPERTY LOCATION

NEARBY AMENITIES





LANSING, MI

Lansing, Michigan, the state capital, serves as the economic and governmental hub of the mid-Michigan region. Historically rooted in manufacturing—especially automotive—its economy has diversified significantly in recent years. Today, key employment sectors include health care and social assistance, education services, and retail trade. The region is experiencing strong growth: between June 2024 and June 2025, the Lansing metropolitan area added approximately 5,400 jobs, making it the second fastest-growing job market in Michigan, driven by manufacturing, government, and health care gains.

Lansing, Michigan, the state's capital, has a diverse and vibrant cultural scene that reflects its rich history and growing creativity. The city celebrates its industrial and political heritage while embracing art, music, and multicultural traditions. Downtown Lansing and the nearby Old Town district host numerous festivals, art galleries, and live music events, such as the Lansing JazzFest and ArtFeast. The Michigan State Capitol, Impression 5 Science Center, and Michigan History Center highlight the area's civic and educational pride. With Michigan State University located in neighboring East Lansing, the community benefits from a steady influx of students, global perspectives, and cultural exchange. Together, these influences make Lansing a lively hub for arts, education, and community engagement in mid-Michigan.

LANSING, MI

EST POPULATION (2024)	± 114,335
HOUSEHOLDS (2024)	± 53,145

CREATING VALUE BEYOND REAL ESTATE



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