

205 S. DIVISION AVENUE
GRAND RAPIDS, MICHIGAN

RETAIL FOR LEASE
1,000 Square Feet Available



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CLASS A SPACE



PROPERTY FEATURES

- Approximately 40,000 total building square feet
- 1,000 square feet available for lease
- Lease Rate: \$13.50/sf NNN (\$1,125/mo)
- Estimated NNN Expense: \$3.50/sf

Comments: "Class A" retail space located in heart of downtown Grand Rapids, just walking distance from the entertainment district, Studio Park and VanAndel Arena. Space has great views of Downtown and also a parking ramp below for clients. Sit on a prime hard-corner, lighted intersection in the busy, bustling life of downtown. Potential Tenant Improvement Allowance for qualified and credited tenants.



For more information, please contact:

JOE RIZQALLAH
(616) 822 6310
jrizqallah@signatureassociates.com

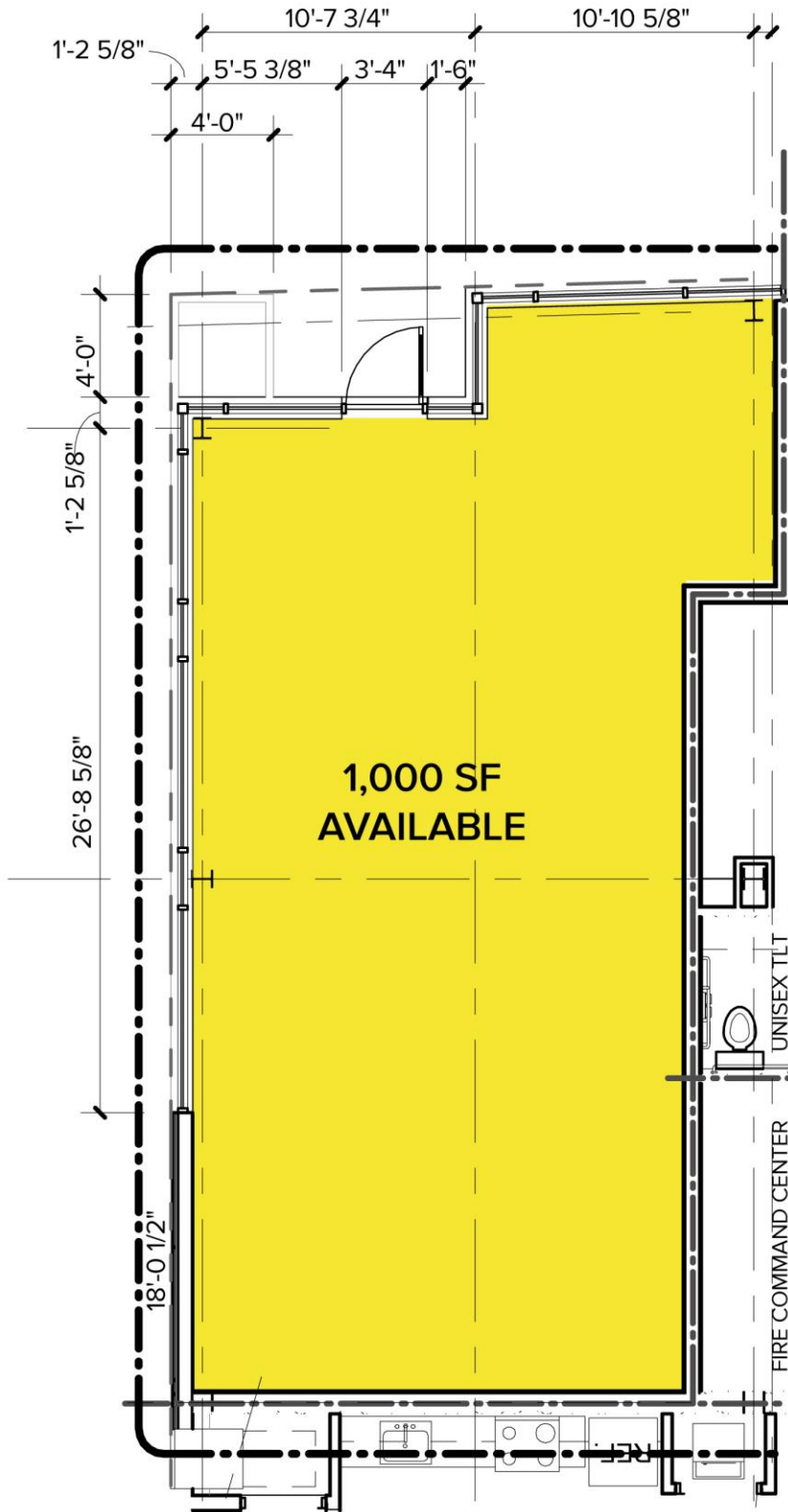
SIGNATURE ASSOCIATES
1188 East Paris Ave SE, Suite 220
Grand Rapids, MI 49546
www.signatureassociateswm.com

205 S. Division Avenue – Grand Rapids, Michigan

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Floor Plan



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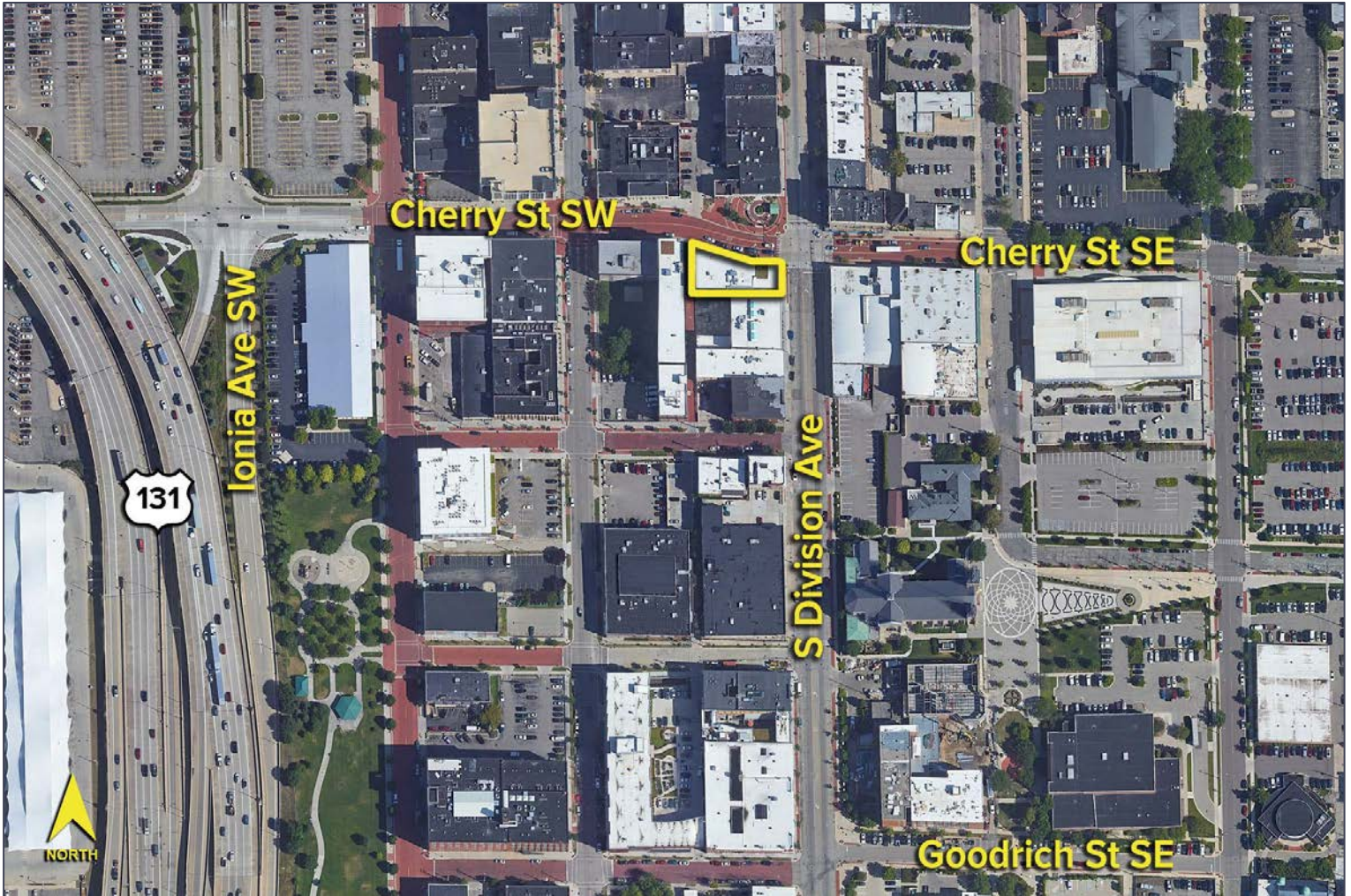
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Aerial



DEMOGRAPHICS		
	POPULATION	MED. HH INCOME
1 MILE	18,409	\$59,085
3 MILE	146,636	\$66,235
5 MILE	265,236	\$72,333

TRAFFIC COUNTS (TWO-WAY)	
10,631	Division north of Cherry
10,856	Division south of Cherry
7,857	Cherry west of Division
5,759	Cherry east of Division



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