

ALL FIELDS DETAIL



125 Ames Unit A - Elk Rapids

MLS # 1941438
Status New
Class Commercial
Type Office
County Antrim
Address 125 Ames
Address 2
City Elk Rapids
Zip 49629

Asking Price \$1,100
Sale or Lease For Lease



GENERAL

| | | | |
|----------------------------|--|-------------------------------|--|
| Originating MLS | TAAR | Original MLS # | |
| Agent Hit Count | 33 | Client Hit Count | 2 |
| Vacant Land | No | ECO Features | No |
| Business Incl | No | Real Estate Incl | |
| Inventory Incl | No | List Agent 1 | Deirdre Carroll - Cell: 231-534-4753 |
| List Office 1 | Century 21 Northland - 231-929-7900 | List Team | |
| List Agent 2 | | List Office 2 | |
| List Date | 1/5/2026 | Unit # | A |
| Municipality | Elk Rapids | Off Market Date | |
| Section # | 21 | Qtr Section | |
| Town | T 29N | Range | R 9W |
| Deeded Waterfront | No | Body of Water | |
| Lake Size | | Water Front Footage | |
| Private/Shared | | Listing Agreement Type | Exclusive Right to Sell |
| Development Name | RANKINS ADD TO EAST ELK RAPIDS | Approx Year Built | 2006 |
| Year Updated | | Year Remodeled | |
| % of Remodel | | Apx Total Fin SQFT | 644 |
| Number of Acres | 0.33 | Lot # | |
| Lot Dimensions | 108x164x118x199 | Occupied | Yes |
| Lease Expires | | Sign | Yes |
| Parking Spaces | | # Restrooms | |
| Full Time Employees | | Business Name | N/A |
| Owner | NGL Ventures LLC | Legal | LOTS 14, 15, 16 & 92; PLAT OF RANKINS ADD TO EAST ELK RAPIDS SPLIT/COMBINED ON 09/09/2021 FROM 05-43-275-003-00, 05-43-275-003-10; |
| Summer Taxes | | Winter Taxes | |
| Other Taxes | | Total Taxes | |
| Year: Summer | | Year: Winter | |
| Taxable Value | 255,300 | Confidential | Normal |
| Dual MLS # | 1941436/39 | Input Date | 1/5/2026 11:34 AM |
| Price Date | 1/5/2026 | HotSheet Date | 1/5/2026 |
| Status Date | 1/5/2026 | Update Date | 1/5/2026 |
| Directions | Take 31 North to Elk Rapids. Turn right onto Ames Street. Make left onto Olds; parking lot for 125 Ames Street accessible from Olds. | Assoc Documents | 0 |

Natl Green Build Standard
HERS-1
LEED-Homes
Energy Star Rated
Other Green Cert
Sale/Rent For Rent
CL Status CHG Flag
Listing Syndication
Geocode Quality
Days On Market
Sold Price Per SQFT
IDX
Input Date 1/5/2026 11:34 AM
VOW Include
VOW Comment

NAHB Green Guidelines
Indoor Air Quality
LEED-Neighborhood
Year Rated
State MI
Exp Date 8/31/2026
FIPS Code 26009
Cumulative DOM 1
Picture Count 12
Price Per SQFT \$1.71
Search By Map
Days On MLS 1
Update Date 1/5/2026 11:47 AM
VOW Address
VOW AVM

GENERAL

Unique Property Identifier
Monthly Assn Dues
Floor Plans Update Date

RESO Universal Property Identifier
Floor Plans Count 0

FEATURES

| PRESENT USE | LOCATION | EXTRAS | UNIVS DESIGN/BARRIER FREE |
|--------------------------|-------------------------------|--------------------------|---------------------------|
| Medical/Dental | Corner Lot | None | None |
| Office Building | Freestanding | | POSSESSION |
| LICENSES | ROAD | Common | Negotiable |
| None | Public Maintained | Parking Lot | Subject to Tenants Rights |
| FOUNDATION | Blacktop | | TERMS |
| Slab | | INCLUDED IN LEASE | Modified Gross Lease |
| CONSTRUCTION | HEATING/COOLING SOURCE | Garbage Pickup | ENERGY EFFICIENT |
| Other | Natural Gas | Grounds Maintenance | Not Applicable |
| ROOF | HEATING/COOLING TYPE | Snow Plowing | RENEWABLE |
| Asphalt | Forced Air | Tax | Not Applicable |
| EXTERIOR FEATURES | Central Air | | WATER CONSERVATION |
| Vinyl | WATER | COMMERCIAL | Not Applicable |
| | Municipal Water | DOCUMENTS ON FILE | |
| | SEWER | None | |
| | Municipal | | |

FINANCIAL

| | | | |
|------------------------|---------------|-----------------------|------------------|
| Original Price | \$1,100 | Tax ID | 05-43-275-003-01 |
| Inventory Value | | Annual Assn Dues | |
| Principal Residence | | Assessment | |
| Type of Ownership | Private Owner | Ins Exp (Annual) | |
| Heat Exp (Annual) | | Electric Exp (Annual) | |
| Lease Price per Month | \$1,100.00 | Lease Price per SQ FT | |
| Renewable (Y/N) | | Rent Exp (Annual) | |
| Rental Income (Annual) | | Gross Sales | |
| Fixtrs/Equip Value | | SEV | 255,300 |
| SEV Year | 2025 | | |

SOLD STATUS

| | |
|-------------------------|--------------------|
| Financing | Seller Concessions |
| If Yes, \$ Amt | Closing Costs |
| Prepaid | Repairs |
| Down Payment Assistance | Other |
| Pending Date | Close Date |
| Sold Price | Sell Agent 1 |
| Sell Office 1 | Sell Team |
| Sell Agent 2 | Sell Office 2 |
| Purchaser Zip | |

PUBLIC REMARKS

Public Remarks This professional office building in Elk Rapids offers a prime location within Antrim County for your next business venture. Spanning 644 square feet, the interior features two private offices and a spacious reception area to welcome your clients. Natural light fills the well maintained interior which features durable laminate flooring throughout. Situated among several established businesses, this property provides excellent visibility and captures significant attention from the frequent traffic along Ames Street. According to the most recent traffic data, this corridor serves as a vital artery for the village with thousands of vehicles passing by each day. The property also includes a parking lot for staff and clients. Zoning information can be found at: www.elkrapids.org/planning-zoning Showings are by appointment only. To ensure the continuity of business operations, please refrain from discussing this listing with the employees.

AGENT ONLY REMARKS

Agent Only Remarks Listing data including but not limited to, year built, measurements, square footage, acreage, & supplemental documents have been obtained via third-party sources and/or the owner. Information accuracy is deemed reliable but is not guaranteed. The tenant and/or their designated agent should make independent verification before closing. Units have shared access to restroom and utility room. Dual MLS listings, please see 1941436/38/39 for all options.

THIRD PARTY REMARKS

Third Party Remarks

SHOWING INSTRUCTIONS

Showing Instructions Please allow at least 24 hours notice and book via ShowingTime.

SOLD REMARKS

Sold Remarks

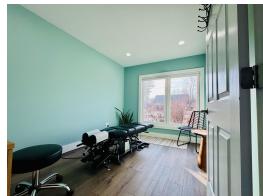
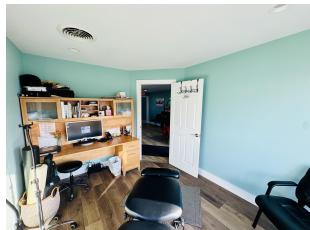
ADDITIONAL PICTURES



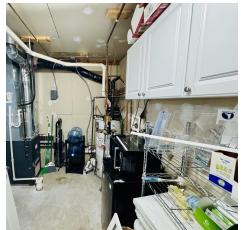
Spacious Reception Area



Office One



Office Two



DISCLAIMER

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