

FOR LEASE

4450 Cascade Road SE

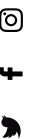
Grand Rapids, MI 49546



CONTACT

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FOR LEASE OFFICE SPACE

4450 Cascade Road SE is located in a highly-sought-after suburban corridor in Grand Rapids. The building is located just off I-96 and is surrounded by a variety of retailers and restaurants. There are two floor available for lease that feature both open work space and private offices. Monument signage is available and there is ample free on-site parking. Great natural light throughout the building with great natural views off the rear of the building.

LEASE INFORMATION

	MAIN FLOOR	LOWER LEVEL
Available Area	3,073 SF	3,979 SF
Lease Price/SF	\$16.95	\$14.95
Lease Price/Month	\$4,340	\$4,957.17
Lease Type	Modified Gross	
Lessor Pays	All expenses including but not limited to: refuse and snow removal, taxes and insurance, mechanical systems and building/grounds maintenance.	
Lessee Pays	Janitorial, electric, gas	
Date Available	Immediate	

BUILDING PHOTOS



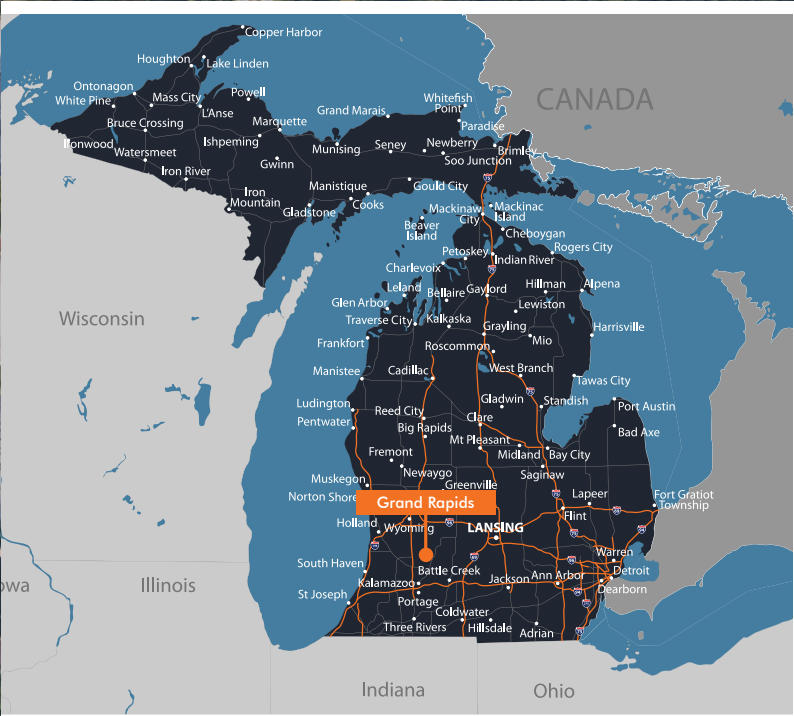
BUILDING PHOTOS



FLOOR PLAN



PROPERTY AERIAL



PROPERTY LOCATION

PROXIMITY TO	
Downtown Grand Rapids	9 miles
Gerald R Ford International Airport	8 miles
Lansing	61 miles
Detroit	151 miles
Chicago	185 miles
Indianapolis	263 miles



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