

INVESTMENT OPPORTUNITY LAINGSBURG TOWN PLAZA

INCLUDES LEASED STRIP CENTER, (VALUE-ADD) MEDIUM-BOX & PAD SITE

7400 WOODBURY RD.

750 E. GRAND RIVER RD.

FOR SALE
7400 Woodbury Rd., &
750 E. Grand River Rd.
Laingsburg, MI

AVAILABLE:
BUILDING 1: 16,902 SF
BUILDING 2: 6,250 SF

SITE SOURCE
RETAIL BROKER NETWORK

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MULTI-BUILDING RETAIL OPPORTUNITY WITH OUTLOT

This multi-building retail opportunity at the corner of Woodbury Road and Grand River Avenue offers a highly visible, strategically positioned presence within Laingsburg Town Plaza. The offering includes two commercial buildings along with an additional outlot, providing flexibility for a range of users, future development, or expansion.

Situated on a prominent corner along the main thoroughfare into Laingsburg, the property benefits from strong visibility, easy access, and proximity to established neighboring tenants including national and local retailers. The existing space offers adaptable layouts suitable for retail, service, or mixed-use concepts, while the additional land presents a unique opportunity to enhance the site's long-term value.

Centrally located within close proximity to Lansing, East Lansing, and surrounding communities, this offering combines immediate usability with future upside in a growing regional market.

7400 WOODBURY:

SALE PRICE:

\$675,000

CASH OR NEW MORTGAGE

750 E. GRAND RIVER:

SALE PRICE:

\$742,000

CASH OR NEW MORTGAGE

OUTPARCEL:

SALE PRICE:

\$70,000

CASH OR NEW MORTGAGE

PROPERTY FEATURES



ZONED:
C-2 Commercial



PARKING:
75 Paved Spaces



DOCKS:
6 Expandable

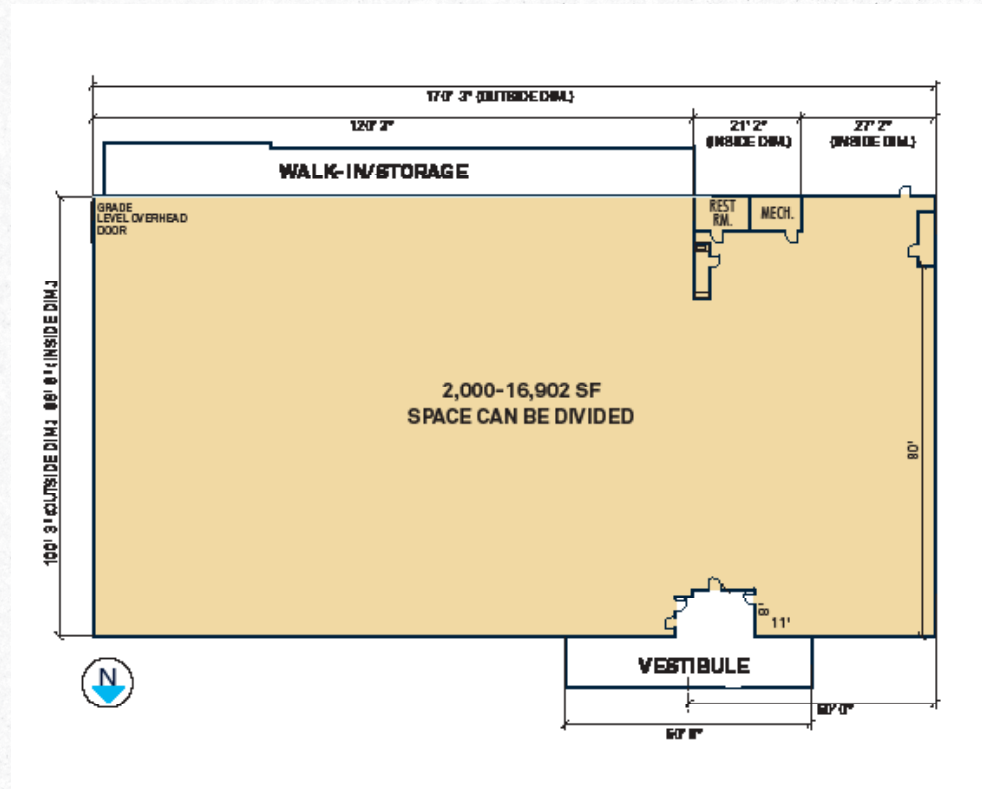


SIGNAGE:
Building & Monument



GALLERY

BUILDING 1: 7400 WOODBURY RD.



7400 WOODBURY RD. SUITE A



7400 WOODBURY RD. SUITE B



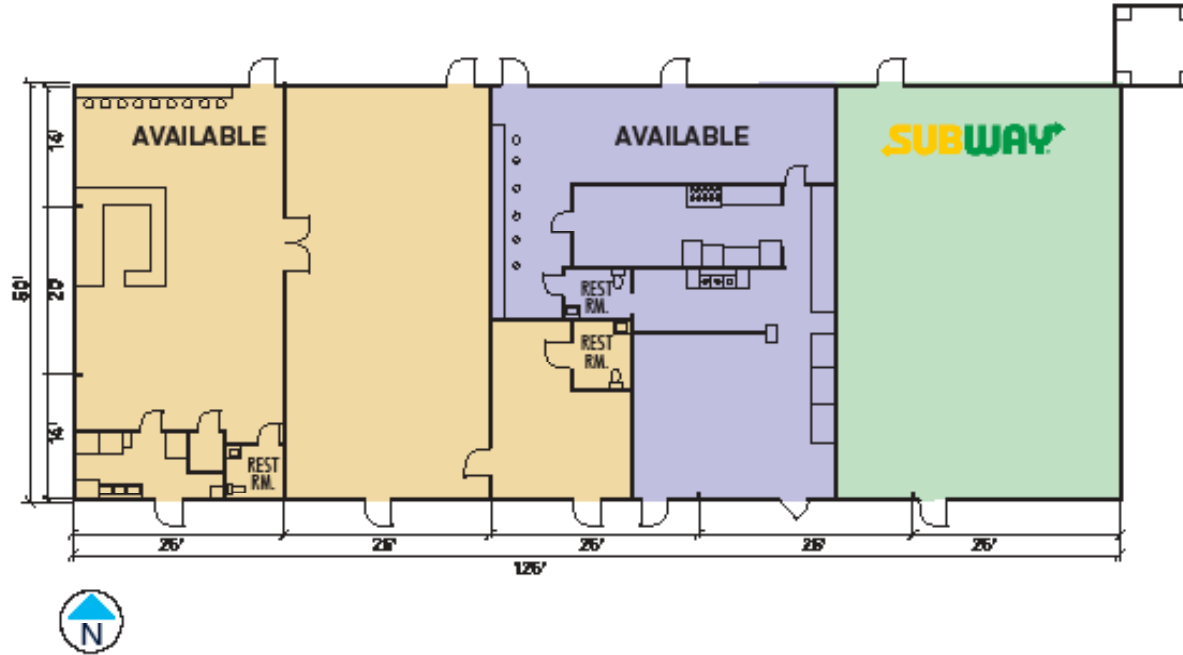
7400 WOODBURY RD. SUITE C





GALLERY

BUILDING 2: 750 E GRAND RIVER RD.



750 E. GRAND RIVER RD.





AREA INFORMATION

10 Minutes
to I-69

16 Minutes
to US-127

9 Miles
to Perry

Centrally Located
within 20 miles of Owosso,
Lansing, East Lansing & MSU



DEMOGRAPHICS

Proximity	3-Mile	7-Mile	10-Mile
Population	4,782	16,250	46,480
Avg. HH Income	\$110,529	\$114,932	\$119,171

CITY OF LAINGSBURG TAX DATA

Parcel Number	7400 Woodbury: 022-60-087-001-00 750 E. Grand River: 022-60-087-002-00
SEV & Taxable Value	7400 Woodbury: \$293,450 750 E. Grand River: \$164,050 Total: \$457,500
2022 Taxes	7400 Woodbury: \$14,000 750 E. Grand River: \$8,200 Total: \$22,200

Martin Your Vision. Our Mission.

Martin Commercial Properties is a vertically integrated commercial real estate firm with an established track record of delivering superior service and unparalleled results to clients since 1962. Our experienced team efficiently serves clients nationally by combining big business benefits with the attentiveness to detail and insight that you would expect from a local firm. With offices in Lansing, Grand Rapids, and Tampa, we provide strategic advice and execution in five core lines of business including brokerage services, investment services, property management, property development, and corporate services.



Brokerage
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Construction
Services



Investment
Services



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