



3281 Racquet Club Dr, Suite B | Traverse City, MI 49684

<b>AVAILABLE SF:</b>	960 SF
<b>LEASE RATE:</b>	\$1,315.00 /MO/MG

**PROPERTY OVERVIEW**

Professional office suite in a convenient location in the Logan Place West office development off of South Airport Rd. Well configured with three private offices, reception/waiting area, restroom, coffee area and plenty of natural light. The complex provides for abundant onsite parking and access across S Airport Road to the newly completed Boardman Loop trail.

This is a sublease with the current tenant. Current tenants lease term expires in April of 2028. Tenant pays for rent plus utilities (electric and gas).

**PROPERTY HIGHLIGHTS**

- Conveniently Located
- Great Parking
- Move in Ready

DAVID COONROD | Associate | Commercial Realtor | 231.929.2955 | dcoonrod@threewest.com

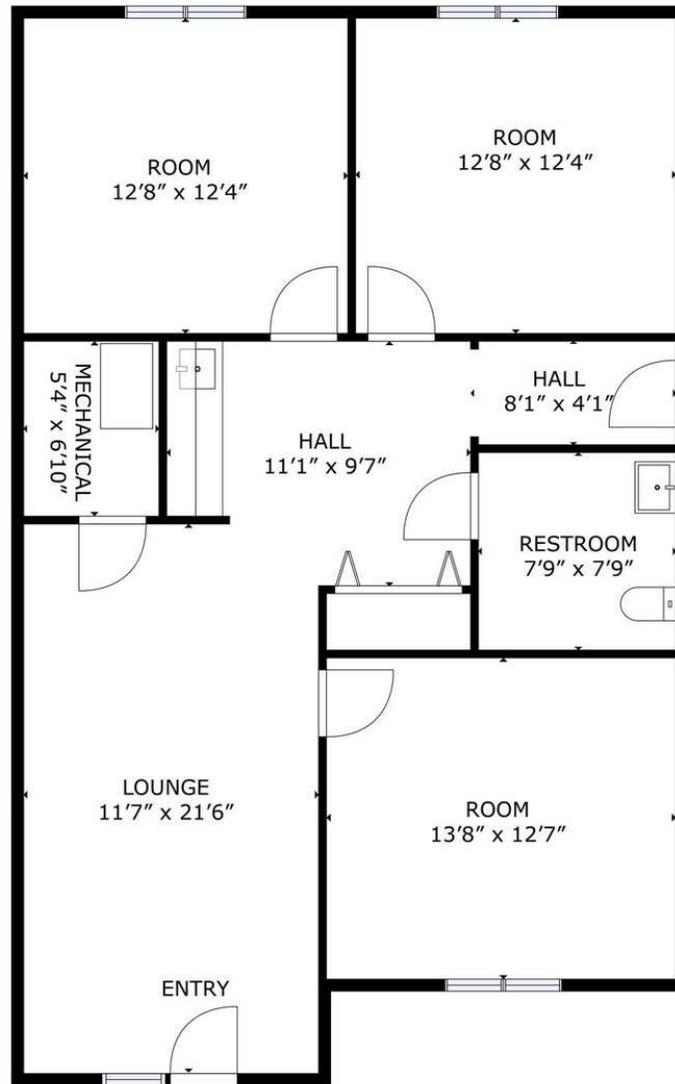


# OFFICE BUILDING FOR LEASE

## 3281 Racquet Club Dr, Suite B



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GROSS INTERNAL AREA  
TOTAL: 1005 sq.ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

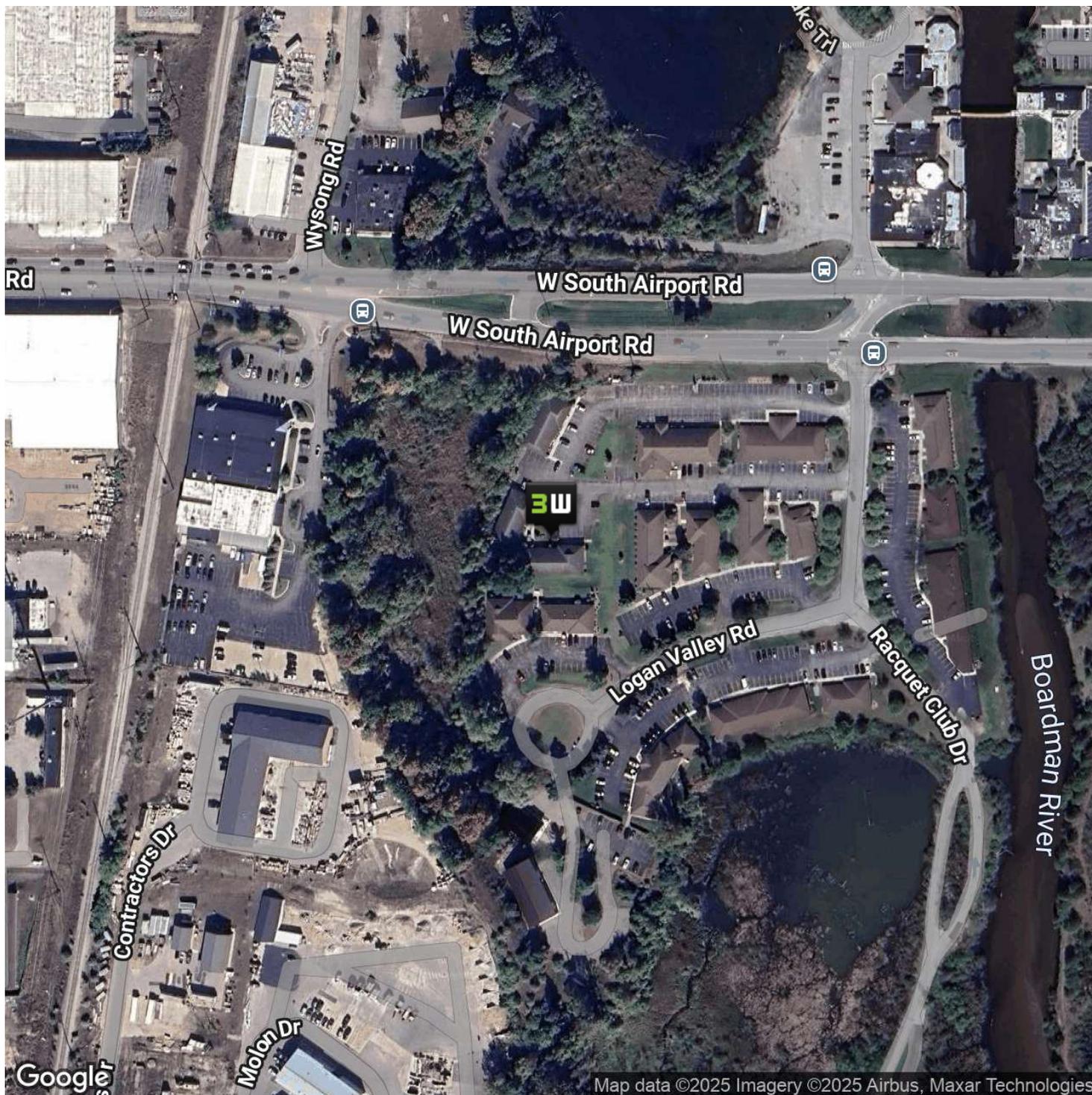


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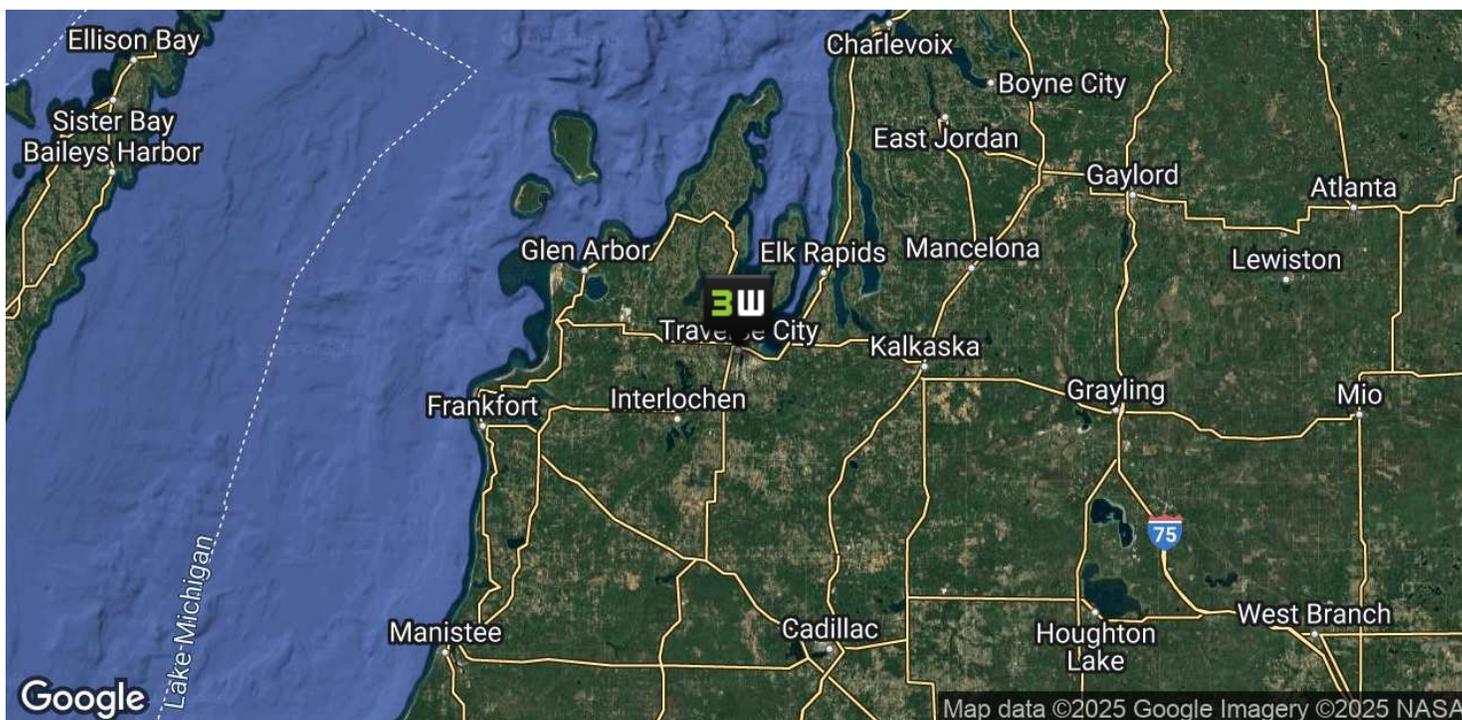
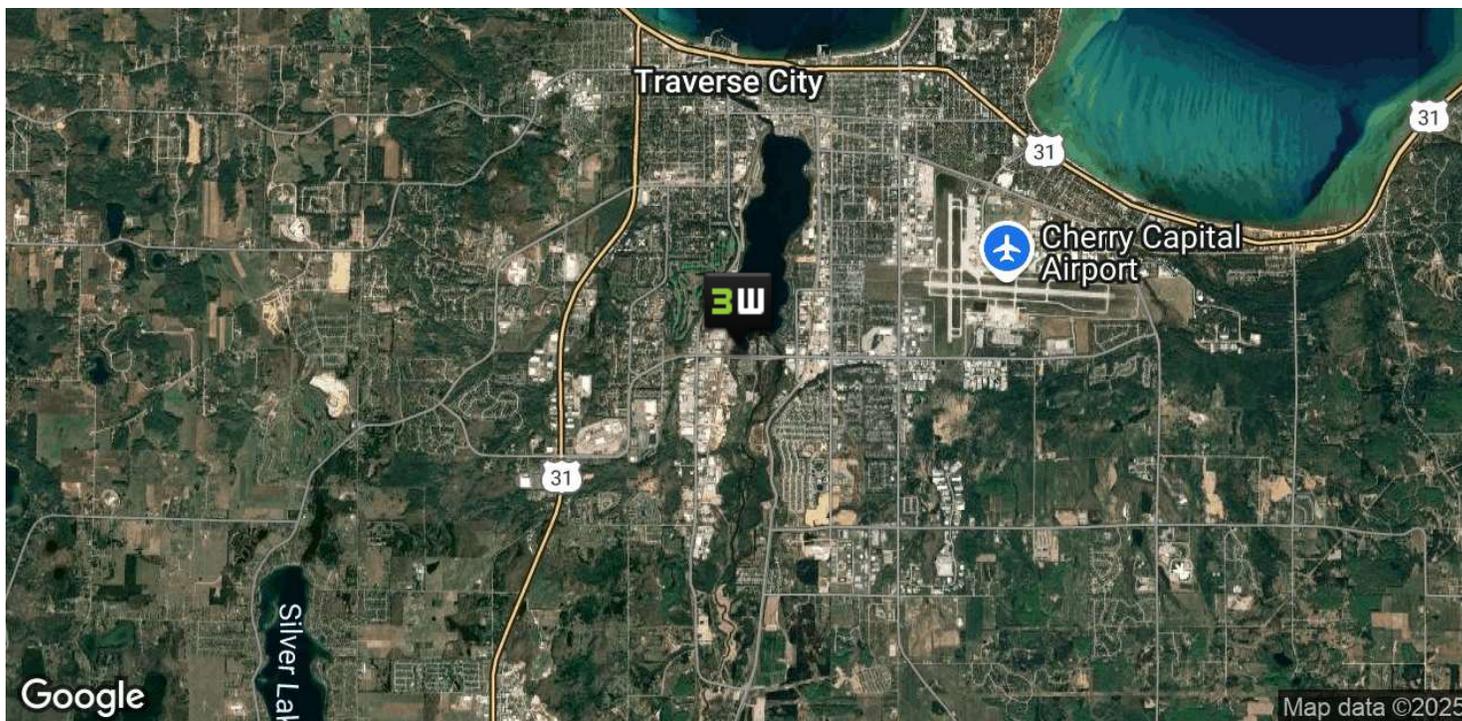
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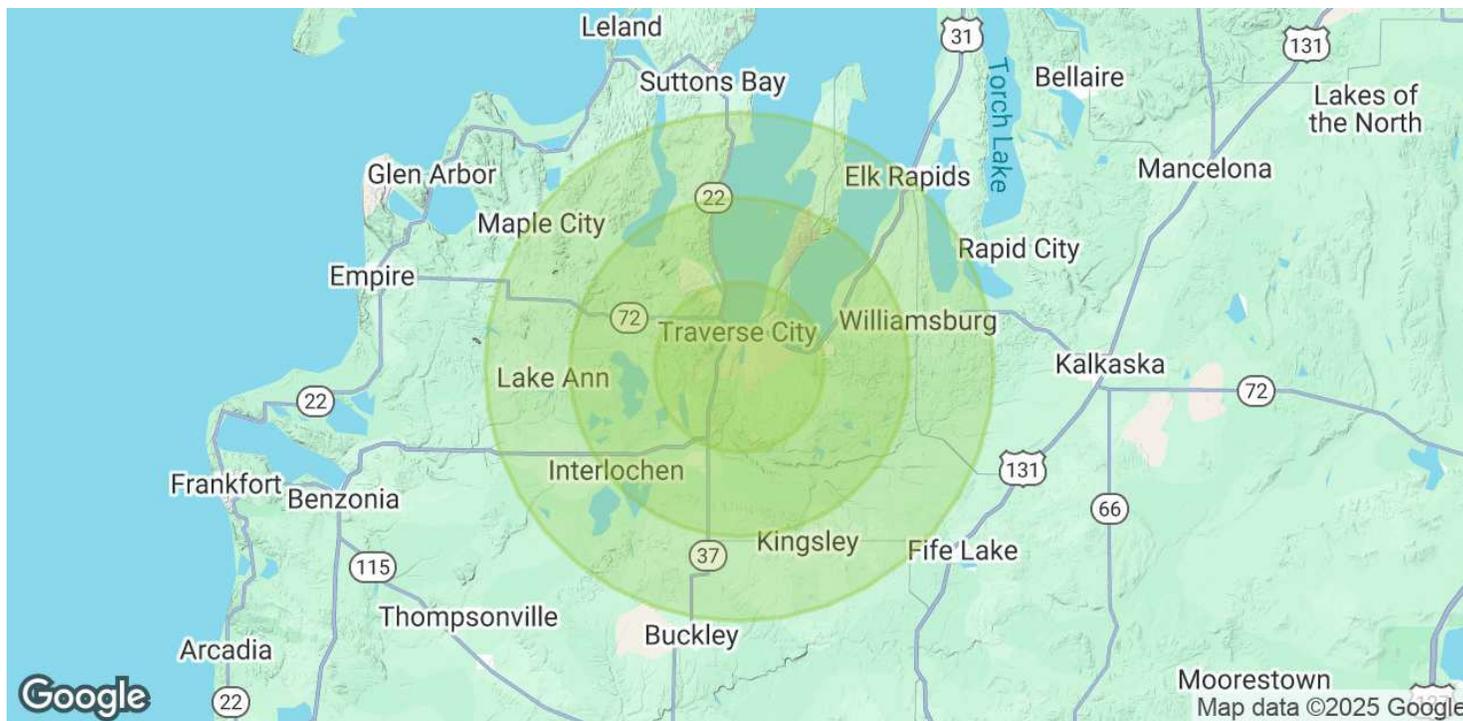


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# OFFICE BUILDING FOR LEASE

## 3281 Racquet Club Dr, Suite B



POPULATION	5 MILES	10 MILES	15 MILES
Total Population	44,103	81,481	106,478
Average Age	43.0	43.3	43.9
Average Age (Male)	40.5	41.7	42.6
Average Age (Female)	45.8	45.4	45.7

HOUSEHOLDS & INCOME	5 MILES	10 MILES	15 MILES
Total Households	21,194	38,531	51,553
# of Persons per HH	2.1	2.1	2.1
Average HH Income	\$71,004	\$74,171	\$72,222
Average House Value	\$247,772	\$253,897	\$256,587

2020 American Community Survey (ACS)

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