

FOR LEASE

259 Hoover Blvd,
Suite 100
Holland, MI 49423

3,149 SF of professional Class

A office space, located in close proximity to the major intersections of E 8th Street, and E 16th Street along US-31. This location has high visibility and exposure on US-31. There is ample on-site parking, and it's only minutes away from Downtown Holland.

TOM POSTMA

- DIR +1 616 355 3145
- MOB +1 616 283 2411
- TOM@LAKESHORECOMMERCIAL.COM

DREW DURHAM

- DIR +1 616 355 3148
- MOB +1 616 566 2039
- DREW@LAKESHORECOMMERCIAL.COM



OFFICE SUITES
3,149 SF

www.LakeshoreCommercial.com

44 East 8th Street, Suite 510 | Holland, MI 49423 | 616.394.4500

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LISTING INFORMATION

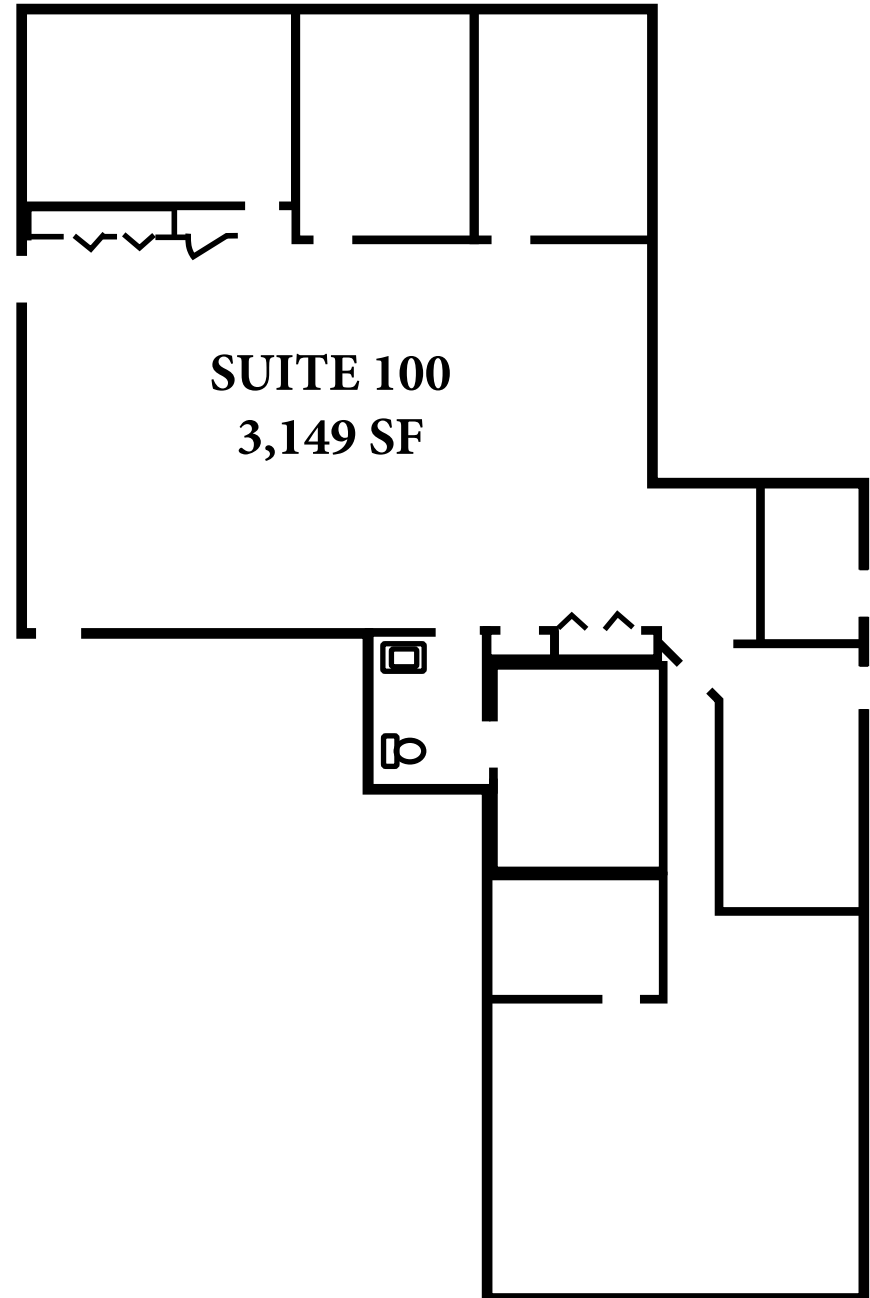
Suite	100
Available SF	3,149 SF
Lease Price/ SF	\$11.00 + NNN
Monthly Rate	\$2,886.58 + NNN
Term	36 Months
Lease Type	Triple Net
Triple Net	\$5.64/SF
Rent/Month (Approx)	\$4,367/ Month
Taxing Authority	Holland Charter Township
County	Ottawa
Zoning	C-2

BUILDING HIGHLIGHTS

- Professional multi- tenant office building
- Great location on Hoover Boulevard with high exposure on US-31
- Adequate on-site parking providing easy access for clients and employees

AADT AS OF 2024

- E 8th Street- 7,402
- E 16th Street- 13,318
- US-31- 40,174

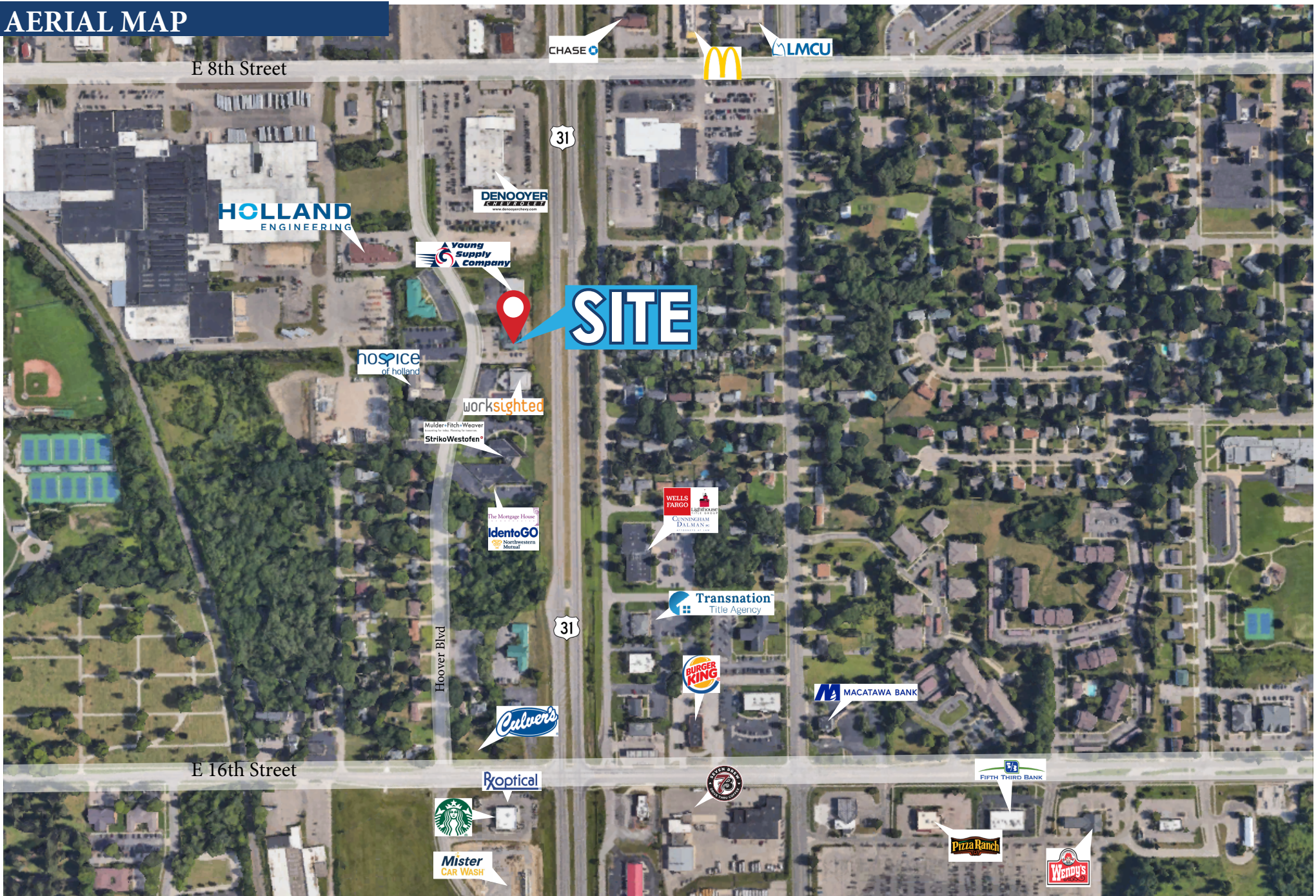


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AERIAL MAP



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YOUR PREMIER BROKER IN WEST MICHIGAN



DREW DURHAM
PRINCIPAL

DIRECT (+1) 616-355-3148
CELL (+1) 616-566-2039
DREW@LAKESHORECOMMERCIAL.COM



TOM POSTMA
PRINCIPAL

DIRECT (+1) 616-355-3145
CELL (+1) 616-283-2411
TOM@LAKESHORECOMMERCIAL.COM



CALEB DRISENGA
ADVISOR

DIRECT (+1) 616-355-3149
CELL (+1) 616-283-8205
CALEB@LAKESHORECOMMERCIAL.COM



JASON DEWITT
PRINCIPAL

DIRECT (+1) 616-355-3156
CELL (+1) 616-836-2856
JASON@LAKESHORECOMMERCIAL.COM



JIM EDEWAARD, CCIM
ADVISOR

DIRECT (+1) 616-355-3144
CELL (+1) 616-403-6131
JIM@LAKESHORECOMMERCIAL.COM



KRIS DEPREE
PRINCIPAL

DIRECT (+1) 616-355-3141
CELL (+1) 616-212-5576
KRIS@LAKESHORECOMMERCIAL.COM



MIKE NAGELKIRK
ADVISOR

DIRECT (+1) 616-355-3151
CELL (+1) 616-836-1122
MIKE@LAKESHORECOMMERCIAL.COM

Lakeshore Commercial Real Estate has over 100 years of experience in the industry. We have seen many changes and evolutions over the years, but our focus has always remained the same: to serve businesses in our community and help them achieve their success. We specialize in all aspects of commercial real estate, including sales, management, and leasing. We have a deep understanding of the local market and the unique needs of different businesses. We use our expertise to help our clients find the right property, negotiate the best deals, and manage their properties efficiently and effectively. We don't just have you covered on the Lakeshore. We have created excellent relationships with brokers outside of the Lakeshore area to ensure we are serving you best. We are committed to our clients and their success. We work closely with each client to understand their needs and goals, and we develop customized solutions to help them achieve those goals.