



8 N. St. Joseph Ave.

Niles, MI 49120

Property Highlights

- Single-story medical office building for lease
- Suites available from 1,226 4,620 SF
- Co-tenants include Michiana Spine, Sports & Occupational Rehab and West Michigan Hearing Specialists
- Located across the street from Lakeland Hospital in downtown Niles
- Professionally managed with ample on-site parking
- Estimated operating expenses = \$6.88 per square foot

Lease Rate:	: \$12.00 SF/yr (NNN)		
Available SF:	1,226 - 4,620 SF		
Lot Size:	1.72 Acres		
Building Size:	19,050 SF		

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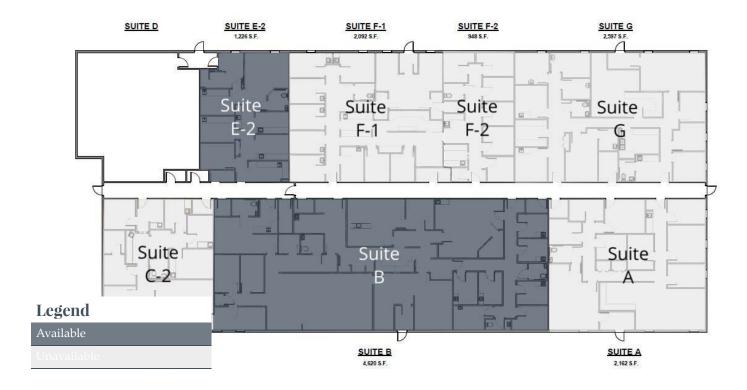
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Lease Information

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,226 - 4,620 SF	Lease Rate:	\$12.00 SF/yr

Available Spaces

Suite	Tenant	Size	Type	Rate
В	Available	4,620 SF	NNN	\$12.00 SF/yr
E-2	Available	1,226 SF	NNN	\$12.00 SF/yr







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