

5489 RED ARROW HWY

STEVENSVILLE, MI 49127



10,000 SF FOR LEASE

CBRE

PROPERTY OVERVIEW

The subject property is a freestanding 10,176 square foot light industrial building on 2 acres on Red Arrow Highway, just half a mile away from Interstate 94. The office was recently remodeled and the owner plans to paint the metal exterior during the summer of 2025.



PROPERTY HIGHLIGHTS

10,176

SQUARE FEET

2

ACRES

566

SF OFFICE

9,610

SF WAREHOUSE

INDUSTRIAL SPECIFICATIONS



2
Acres



10,176
Square Feet



.5 miles
From I-94



25'
Clear Height



Dry Valve
Sprinklers



2
Dock Doors

One moving height & one dock height

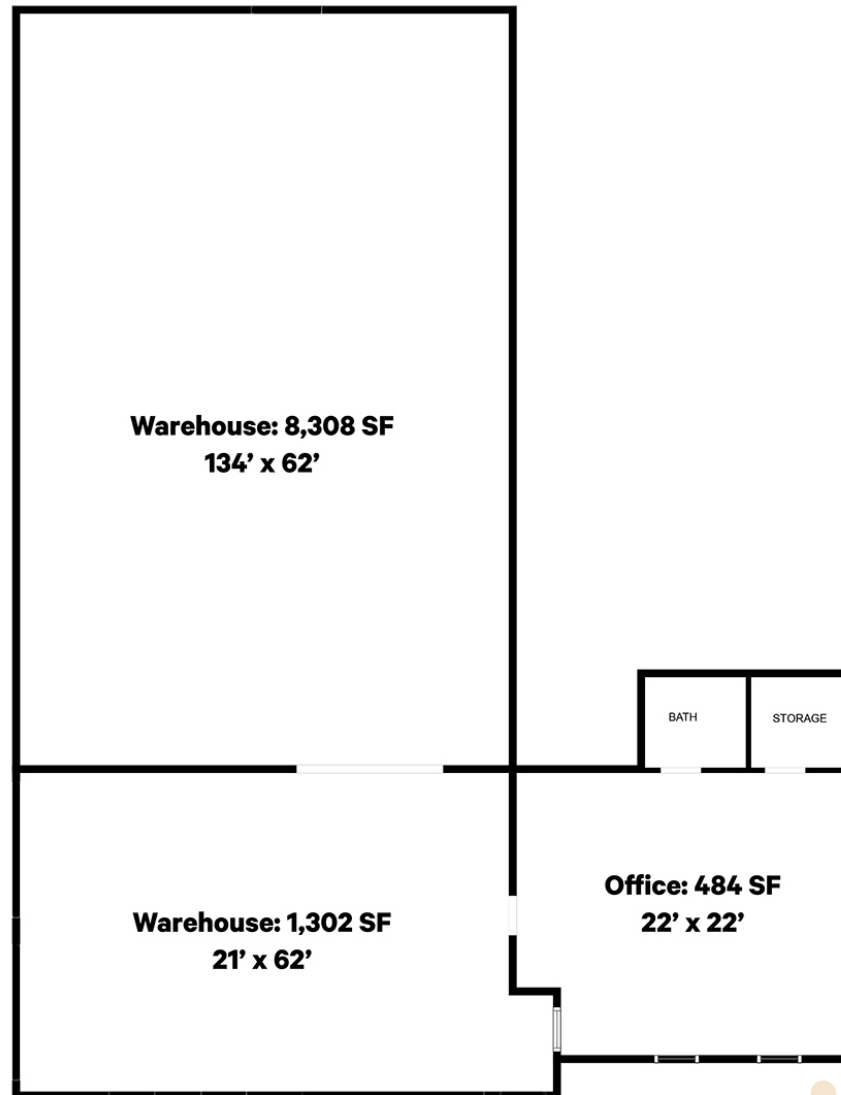


2 Phase
200 Amps
Electrical



2
Drive Ins - 14'

PROPERTY SKETCH



Information is only approximates
and all parties should consult
professionals for actual numbers.



SITE LOCATION



Alena & Co.
AVEDA

5489 RED ARROW HWY

Marathon

Stevensville United Methodist Church

SENSATIONAL
Spas

Red Arrow Hwy

Ridge Rd

Ridge Rd

AMENITY MAP

Lake Michigan

S Cleveland Ave

Lincoln Ave

E Napier Ave

Nickerson Ave

Niles Rd

63

E John Beers Rd

Scottdale Rd

River Rd

St Joseph Valley Pkwy

31

31

139

PIPESTONE PLAZA

meijer KOHL'S



Walmart
SUBWAY

Bob Evans



FAMILY Farm & Home

HARBOR FREIGHT
QUALITY TOOLS LOWEST PRICES



Applebee's
GRILL & BAR

PET SMART

T.J. MAXX



Culver's

TSC TRACTOR SUPPLY CO



COACH'S
BAR & GRILL



Auto Zone

meijer



LONG JOHN SILVER'S



5489 RED ARROW HWY



Watermark
BREWING CO.

DOLLAR GENERAL

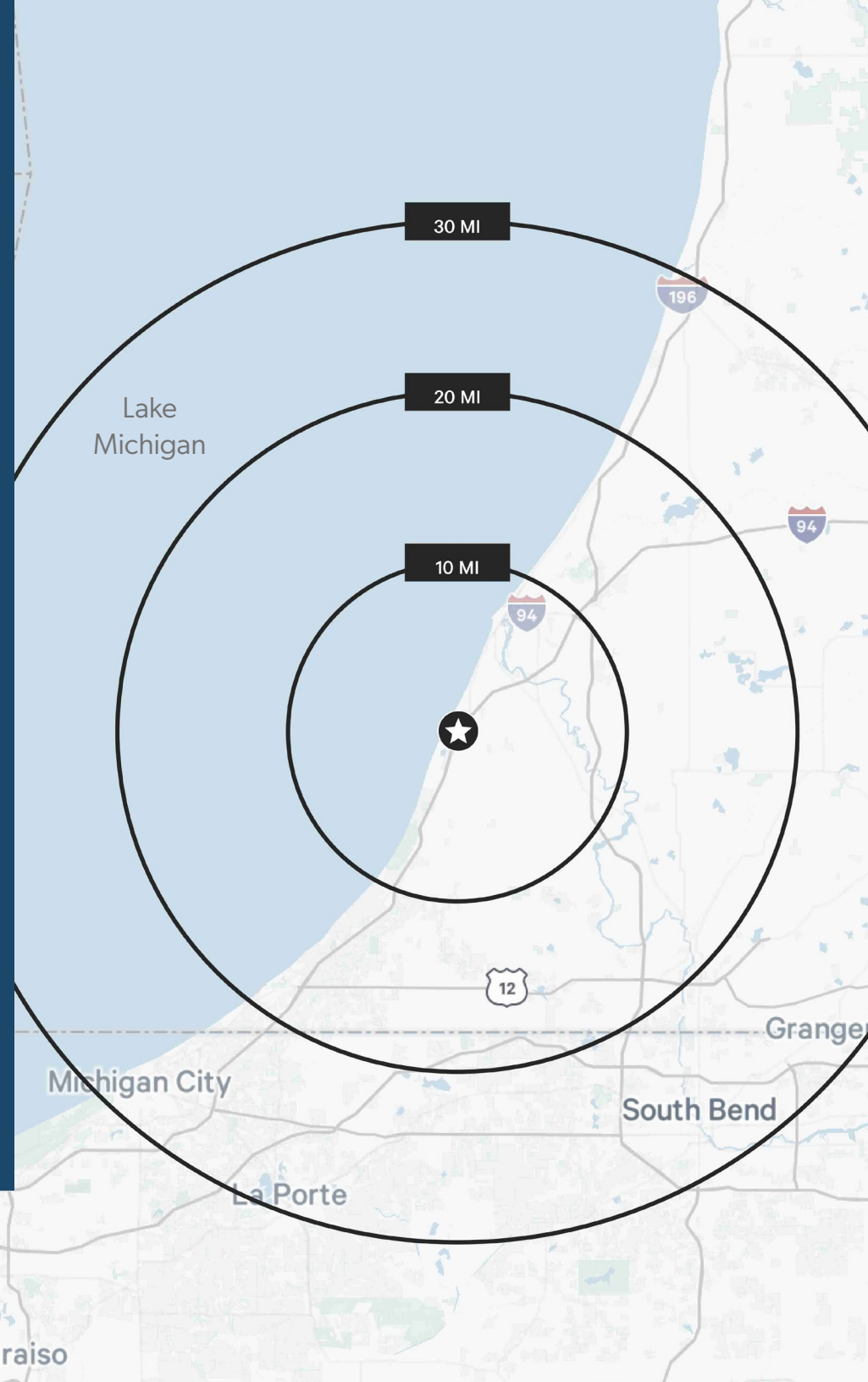


A 10x10 grid of 100 small orange circles. The circles are arranged in 10 rows and 10 columns, filling the entire area of the slide.



AREA DEMOGRAPHICS

2024 DEMOGRAPHICS	10 MILES	20 MILES	30 MILES
POPULATION	74,622	147,621	471,259
AVERAGE HOUSHOLD INCOME	\$99,325	\$94,038	\$90,483
AVERAGE HOUSEHOLD SIZE	2.34	2.35	2.39
MEDIAN AGE	42.2	43.4	40



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