



FusionProperties

2026 PORT SHELDON STREET

GEORGETOWN TOWNSHIP, OTTAWA COUNTY, MICHIGAN



STORAGE CONDOS
1,342-4,026 SF

FOR SALE

FOR SALE: 2026 PORT SHELTON STREET GEORGETOWN TOWNSHIP, MICHIGAN

Property Information

Lot Size	13.2 Acres
Taxing Authority	Georgetown Township
Part of APN	70-14-27-100-096
County	Ottawa
Zoning	Highway Service (HS)
Year Built	2025



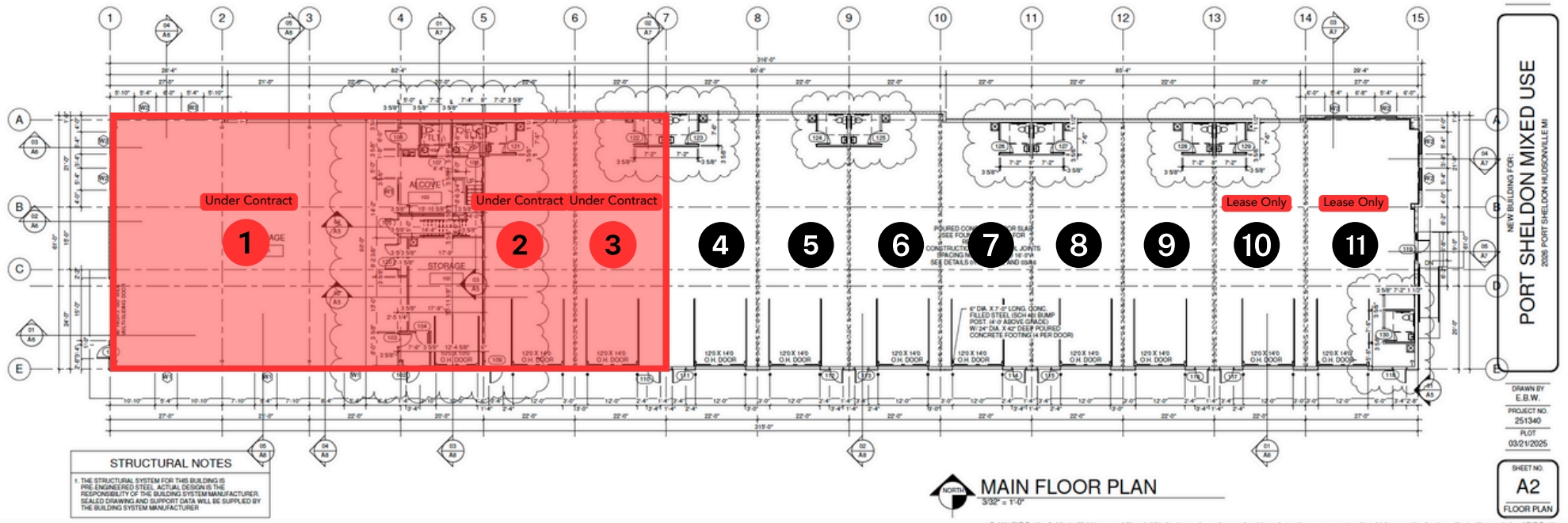
Sale and Lease Information

Unit #	Total SF	Price/Unit	Price/SF	Measurements
1	4,275	\$1,124,325	\$263/SF	SOLD 70'x61'
2	1,342	\$352,954	\$263/SF	PENDING 22'x61'
3	1,342	\$352,954	\$263/SF	PENDING 22'x61'
4	1,342	\$352,954	\$263/SF	22'x61'
5	1,342	\$352,954	\$263/SF	22'x61'
6	1,342	\$352,954	\$263/SF	22'x61'
7	1,342	\$352,954	\$263/SF	22'x61'
8	1,342	\$352,954	\$263/SF	22'x61'
9	1,342	\$352,954	\$263/SF	22'x61'

*Purchase of more than one unit comes with a 5% price reduction per unit.

Unit #	Total SF	Rental Rate	Monthly Rent	Measurements
10	1,342	\$26/SF	\$2,907.67	22'x61'
11	1,647	\$26/SF	\$3,568.50	27'x61'

*In addition to Monthly Base Rent, separately metered utilities, phone/data services, and in-suite janitorial, Tenant pays pro-rata share of all common area maintenance, real estate taxes, and insurance. Landlord will provide a \$45/SF allowance to qualified tenant.



FOR SALE: 2026 PORT SHELDON STREET GEORGETOWN TOWNSHIP, MICHIGAN

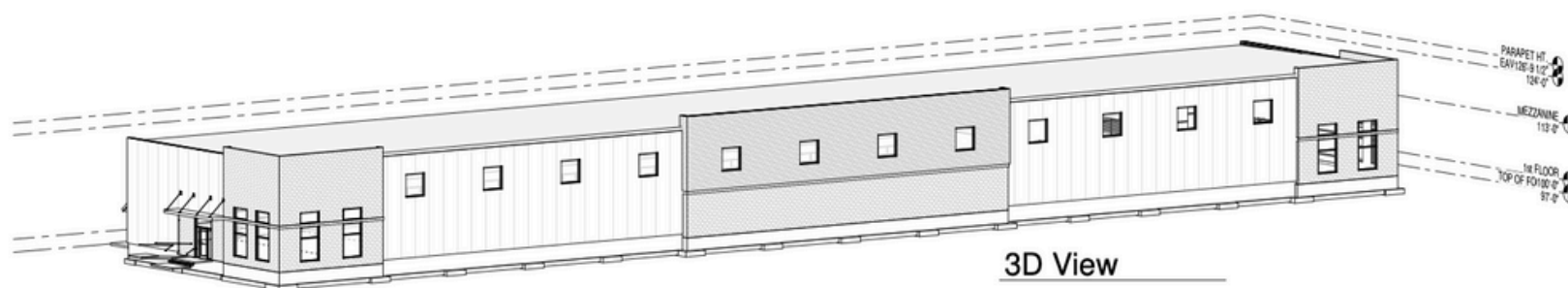
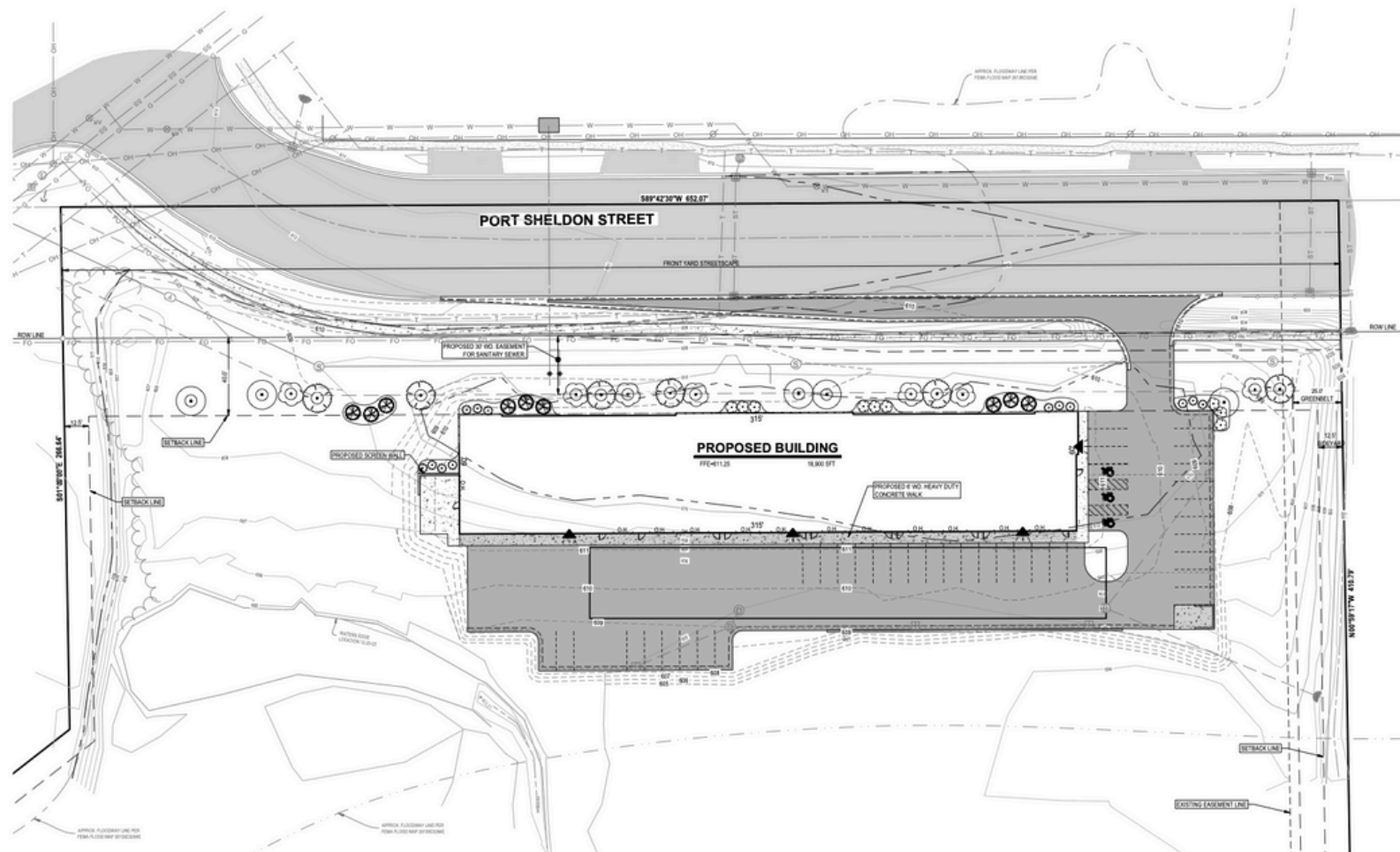


Building Highlights

- 22'+ ceiling height
- R-22 3" insulated metal panel exterior walls
- R-38 insulated steel roof
- 12' wide x 14' tall insulated overhead door with operator
- All units customizable
- 4" insulated metal panel, separation walls.
- 5" concrete floor with "burnished" finish and floor drain at overhead door
- One barrier free toilet room and rough-in for kitchenette
- Painted interior finish
- Forced air heating
- 120/208 volt three phase electrical service with 125 AMP panel
- Standard warehouse level LED lighting
- Fire protection sprinkling system



FusionProperties



FOR SALE: 2026 PORT SHELTON STREET GEORGETOWN TOWNSHIP, MICHIGAN

