

For Lease/Sale

Retail



1387 E Laketon Ave

Muskegon, MI 49442

Position your business in a highly visible Muskegon retail corridor with this versatile, 8,736±sq ft single story building—perfectly suited for a showroom, office suites, or mixed use operations. Constructed in 1947, the structure boasts a durable cement block façade and functional layout offering a balance of form and function.

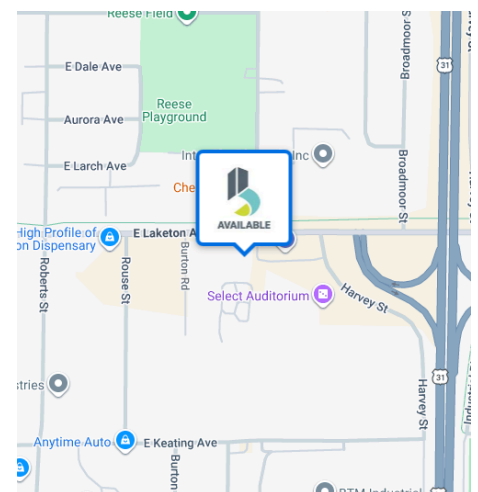
Highlights

- Generous Size & Frontage: 8,736 sq ft of flexible commercial space ideal for multi-tenant use or a single anchored operation
- Strong Visibility & Access: Fronting Laketon Ave near Broadmoor St, the property benefits from high exposure, signage, and access to nearby transit lines
- Strategic Location: In the East Muskegon submarket, this site serves a growing population of over 10,900 within one mile and more than 58,600 within three miles—offering access to a mixed use customer base.
- Property Highlights Placeholder

Sale Price \$495,000

Lease Rate \$7.00-8.00/SF/YR (NNN)

Available SF 2,900 - 8,736 SF



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Lease Spaces

1387 E Laketon Ave, Muskegon, MI 49442



Suite	Size (SF)	Lease Rate	Lease Type	NNN Expenses	Total Monthly Rent
Suite 1	2,900 SF	\$8.00 SF/YR	NNN	\$4.00 SF/YR	\$2,900/Month
Suite 2	2,900 SF	\$8.00 SF/YR	NNN	\$4.00 SF/YR	\$2,900/Month
Suite 3	2,900 SF	\$8.00 SF/YR	NNN	\$4.00 SF/YR	\$2,900/Month
Suite 1,2, & 3	8,736 SF	\$7.00 SF/YR	NNN	\$4.00 SF/YR	\$8,008/Month

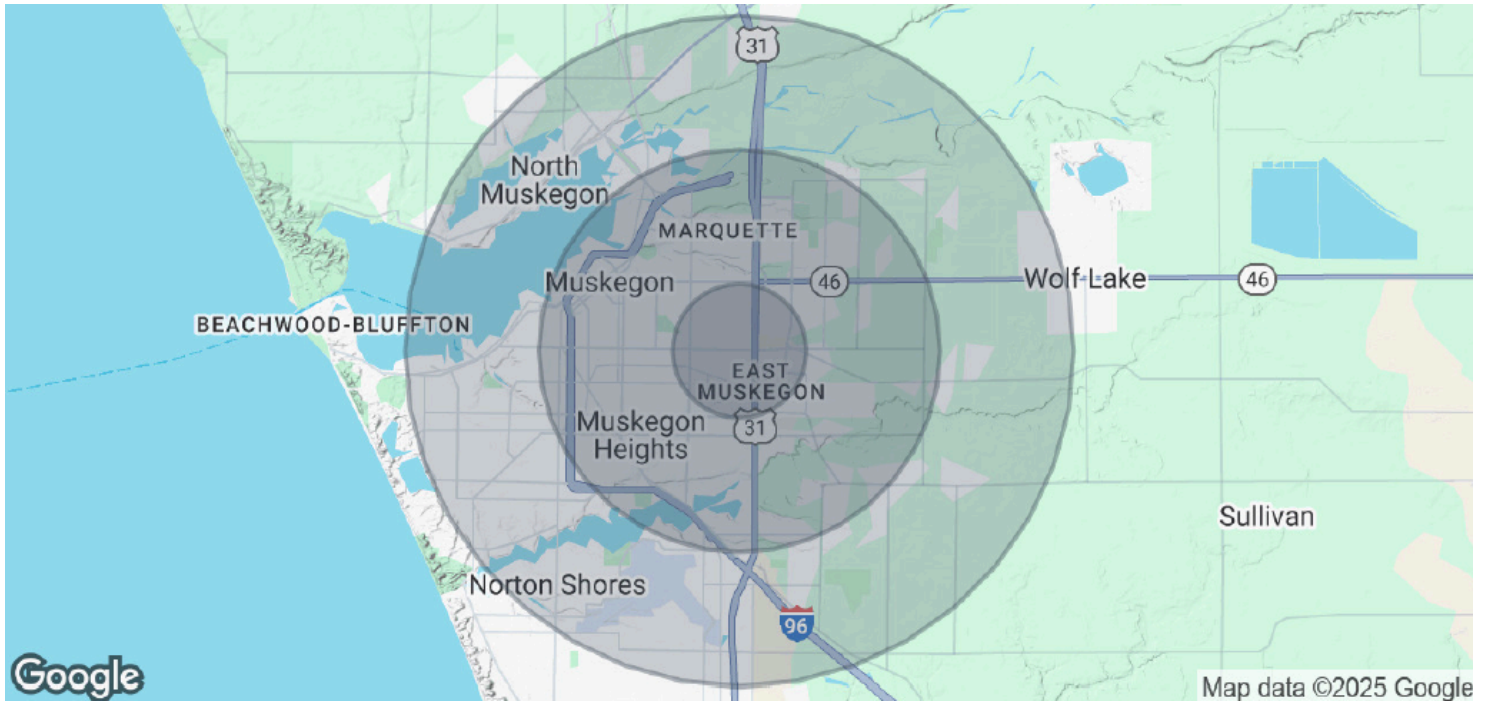
Retailer Map

1387 E Laketon Ave, Muskegon, MI 49442



Demographics

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Demographics

	1 Miles	3 Miles	5 Miles
Total Population	6,960	57,215	101,856
Average Age	40	39	40
Average Age (Male)	38	38	39
Average Age (Female)	41	40	41
Total Households	2,378	21,559	40,272
# of Persons per HH	2.9	2.7	2.5
Average HH Income	\$54,275	\$55,146	\$65,827
Average House Value	\$124,790	\$140,402	\$171,552