



5002 W Saginaw Hwy

Lansing, Michigan 48917

Property Highlights

- 36,000 SF building with 3 units
- 100% occupancy with long-term tenants
- Cap Rate: 9.48%
- Frontage on high-traffic thoroughfare
- Zoned C - Commercial
- Ideal for Retail / Community Center investment
- Prime location in Lansing area
- Well-maintained property built in 1969
- Strong investment opportunity
- Diverse tenant mix for stability

Offering Summary

Sale Price:	\$3,250,000
Building Size:	36,000 SF
Lot Size:	3.4 Acres

For More Information



Ryan Shapiro

Commercial Advisor

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Dave Robinson

Associate Broker

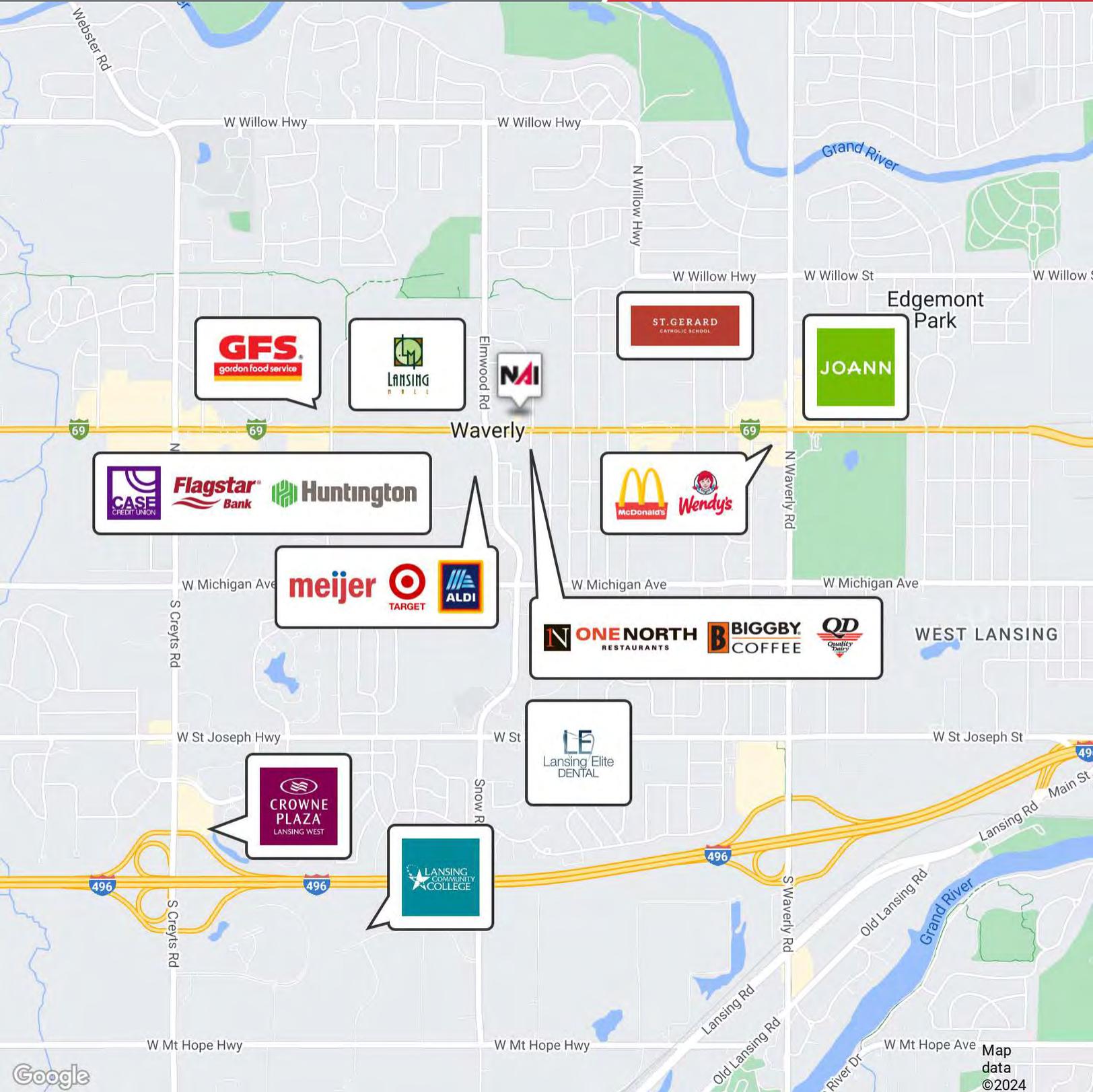
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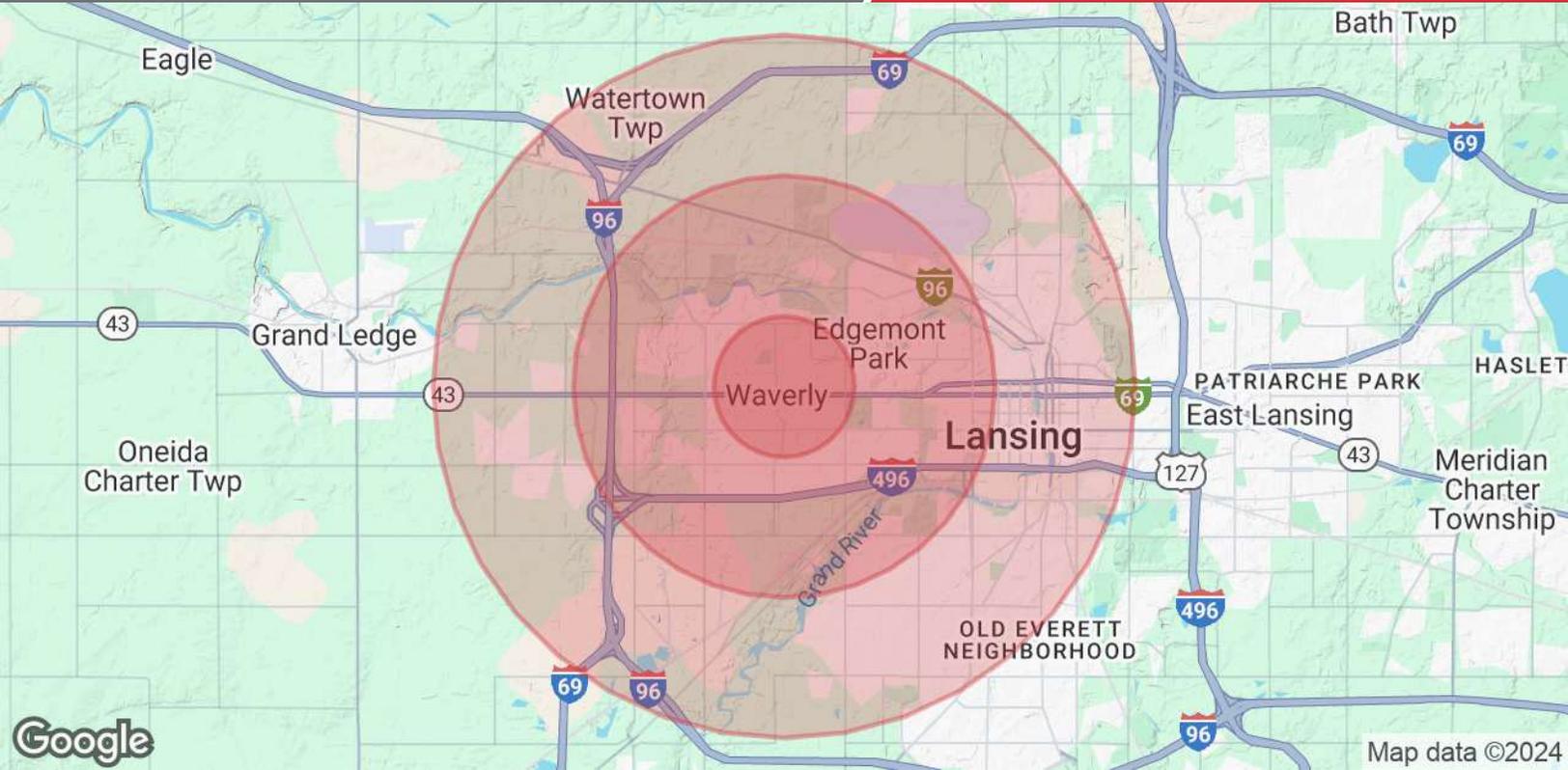
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Population	1 Mile	3 Miles	5 Miles
Total Population	9,214	50,953	115,171
Average Age	41	42	40
Average Age (Male)	40	40	39
Average Age (Female)	43	43	41
Households & Income	1 Mile	3 Miles	5 Miles
Total Households	4,269	23,073	50,991
# of Persons per HH	2.2	2.2	2.3
Average HH Income	\$83,679	\$82,941	\$76,922
Average House Value	\$217,339	\$197,925	\$178,145

Demographics data derived from AlphaMap