

FOR SALE

Coolidge Rd. @ State Rd. & US-127, East Lansing, MI



SOLD

MERCANTILE BANK CORPORATION
SOLD

**AVAILABLE
RESIDENTIAL
WELLNESS
MEDICAL
UNIT 6
± 57 ACRES**

**AVAILABLE
OFFICE/
COMMERCIAL
UNIT 3
± 30.41 Acres**

**AVAILABLE
OFFICE/
COMMERCIAL
UNIT 4
± 34.23**



**COLEMAN RD EXTENSION
NOW OPEN!**

WEST RD.

COLEMAN RD.

COOLIDGE RD.



© 2021 MARTIN COMMERCIAL PROPERTIES, INC. ALL RIGHTS RESERVED. THIS INFORMATION HAS BEEN OBTAINED FROM SOURCES BELIEVED RELIABLE BUT HAS NOT BEEN VERIFIED FOR ACCURACY OR COMPLETENESS. YOU SHOULD CONDUCT A CAREFUL, INDEPENDENT INVESTIGATION OF THE PROPERTY AND VERIFY ALL INFORMATION. ANY RELIANCE ON THIS INFORMATION IS SOLELY AT YOUR OWN RISK. MARTIN COMMERCIAL PROPERTIES AND THE MARTIN LOGO ARE SERVICE MARKS OF MARTIN COMMERCIAL PROPERTIES, INC. ALL OTHER MARKS DISPLAYED ON THIS DOCUMENT ARE THE PROPERTY OF THEIR RESPECTIVE OWNERS. PHOTOS HEREIN ARE THE PROPERTY OF THEIR RESPECTIVE OWNERS. USE OF THESE IMAGES WITHOUT THE EXPRESS WRITTEN CONSENT OF THE OWNER IS PROHIBITED.

PRIME DEVELOPMENT SITES



PROPERTY INFORMATION:

Located adjacent to the recently completed project extending Coleman Road from West Road under US-127, past Eastwood Towne Center, to Wood Road. Coolidge Park offers acreage on both the east and west sides of Coolidge Road, directly south of State Road, nestled in a prominent location with direct exposure to US-127.

An ideal setting for corporate users, Coolidge Park is home to Michigan State Federal Credit Union's LEED certified headquarters buildings of 140,000 and 186,350 square-feet and Mercantile Bank's three-story, 27,000 square-foot financial center.

With new retail, office and residential developments in the area, Coolidge Park will be a highly desirable location for years to come.

PROPERTY FEATURES:

- Coleman Road extension is now open and will increase accessibility from the east and west sides of US-127
- Features available sites ranging from 1-57 acres
- Zoned B4 (general office, dental, medical, clinical or laboratory use) pursuant to the City of East Lansing zoning ordinance
- Units 3 and 4 are suited for office/commercial use
- Unit 6 could be developed for residential, wellness or medical use
- Near Cole Academy's new 23,000-square-foot school

SALE PRICE STARTING AT:

\$6.00
PSF AND UP

FOR MORE INFORMATION:

Van W. Martin, CCIM, SIOR, CRE

President and CEO

Direct: 517 319-9262

van.martin@martincommercial.com

Cutler Martin

Business Development,

Investment Services

Direct: 517 319-9258

cutler.martin@martincommercial.com



Featured Property Web Page:

bit.ly/CoolidgePark



AREA INFORMATION:

2 Minutes

To Eastwood Towne Center

4 Miles

To Michigan State University

6 Minutes

To US-127 & I-69 Interchange

7 Miles

To State Capitol

Convenient

To banks, services, entertainment and restaurants

DEMOGRAPHICS				
Proximity	1-Mile	3-Mile	5-Mile	10-Mile
Total Population	3,690	45,045	139,670	319,153
Households	1,828	19,995	54,252	129,930
Average HH Income	\$56,536	\$67,164	\$67,498	\$76,278

TRAFFIC COUNTS	
US-127	21,119 VPD
Coolidge Rd.	7,986 VPD

EAST LANSING TAX DATA	
Parcel Number	19-20-50-35-100-106 19-20-50-35-100-104 19-20-50-35-100-107
Zoning	Zoned B4 (General Office)

© 2021 MARTIN COMMERCIAL PROPERTIES, INC. ALL RIGHTS RESERVED. THIS INFORMATION HAS BEEN OBTAINED FROM SOURCES BELIEVED RELIABLE BUT HAS NOT BEEN VERIFIED FOR ACCURACY OR COMPLETENESS. YOU SHOULD CONDUCT A CAREFUL, INDEPENDENT INVESTIGATION OF THE PROPERTY AND VERIFY ALL INFORMATION. ANY RELIANCE ON THIS INFORMATION IS SOLELY AT YOUR OWN RISK. MARTIN COMMERCIAL PROPERTIES AND THE MARTIN LOGO ARE SERVICE MARKS OF MARTIN COMMERCIAL PROPERTIES, INC. ALL OTHER MARKS DISPLAYED ON THIS DOCUMENT ARE THE PROPERTY OF THEIR RESPECTIVE OWNERS. PHOTOS HEREIN ARE THE PROPERTY OF THEIR RESPECTIVE OWNERS. USE OF THESE IMAGES WITHOUT THE EXPRESS WRITTEN CONSENT OF THE OWNER IS PROHIBITED.



Newly constructed Coleman Road Extension

