



RETAIL FOR LEASE

NEC West Main (M-43) & Drake Rd. | Kalamazoo, MI 49006

Property Details

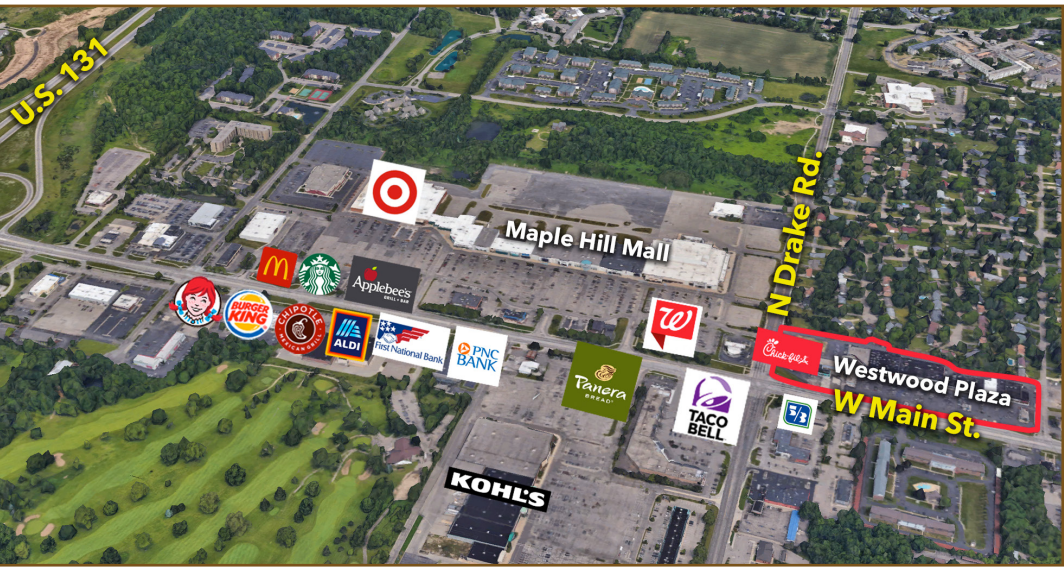
Located at the northeast corner of Kalamazoo’s busiest commercial intersection (West Main St. and Drake Rd.), Westwood Plaza is a 100,000 SF center offering an excellent location and demographics. This development is surrounded by family neighborhoods and apartments alike, catering to residents and college students with excellent retail and restaurant options.

Major Tenants

- Natural Health Center
- Cold Stone Creamery
- Kyoto Hibachi
- Main Street Pub
- Chick-fil-A
- Penn Station
- Biggby Coffee
- X-Golf

Quick Facts

- Traffic Count ADT: 40,000



Average Household Income (ESRI)

5 Minutes	10 Minutes	15 Minutes
\$42,465	\$44,474	\$52,653

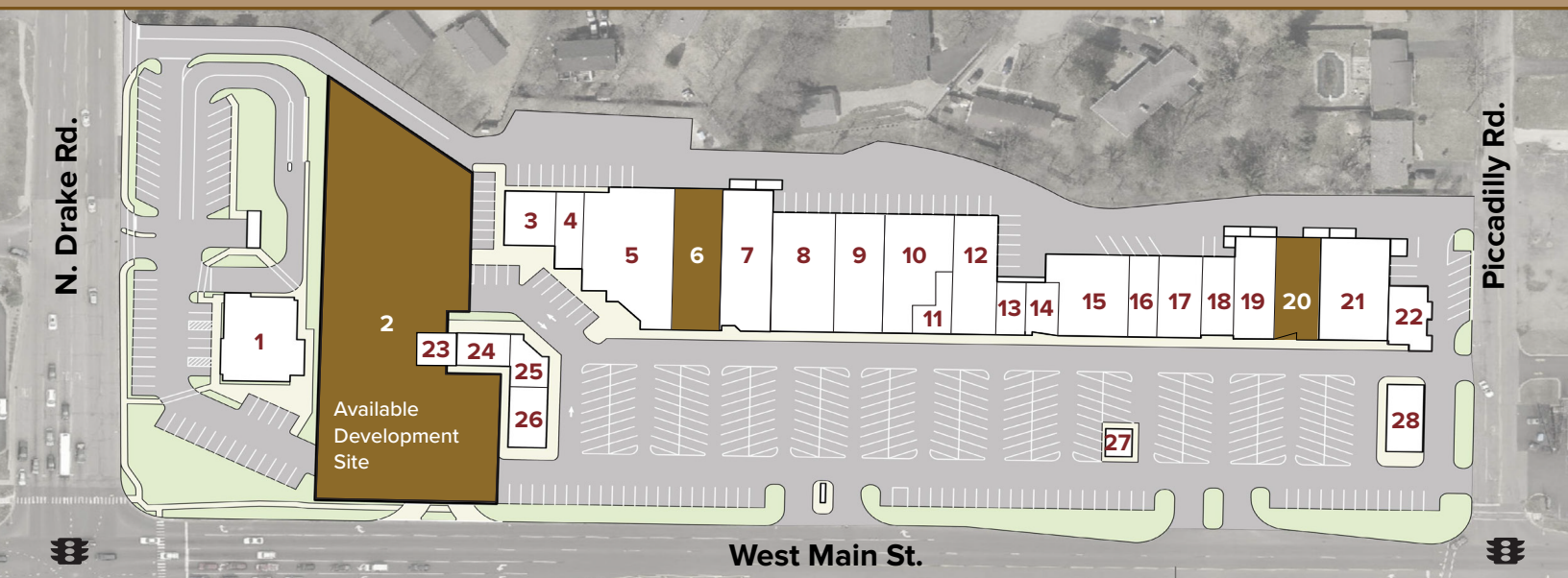
Daytime Population (ESRI)

5 Minutes	10 Minutes	15 Minutes
23,881	92,648	198,439



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	Tenant	Address	Area Sq. Ft.	Approx. Dim.
1	Chick-fil-A	504 N. Drake Rd.	4,996	1.2 Acres
2	Development Site	4702 West Main St.	1.4 acres	150' Frontage
3	360 Degrees	4618 West Main St.	2,059	40' x 50'
4	Bliss 22 Salon	4614 West Main St.	1,439	20.5' x 70'
5	Natural Health Center	4610 West Main St.	8,320	72' x 116'
6	Available	4608 West Main St.	4,905	37' x 133'
7	Game Pawn	4606 West Main St.	5,013	38' x 132'
8	Kyoto Hibachi	4604 West Main St.	5,734	50' x 115'
9	Athletico	4602 West Main St.	3,239	28' x 115'
10	X-Golf	4600 West Main St.	6,130	Irregular
11	Biggby Coffee	4560 West Main St.	1,903	Irregular
12	Cold Stone Creamery	4540 West Main St.	2,252	20' x 115'
13	Jude's Barbershop	4520 West Main St.	1,225	24' x 51'
14	Booked Up	4518 West Main St.	1,185	25' x 51'

	Tenant	Address	Area Sq. Ft.	Approx. Dim.
15	Main Street Pub	4514 West Main St.	3,200	39' x 82'
16	UBreakIFix	4510 West Main St.	1,866	23' x 81'
17	Cricket Wireless	4508 West Main St.	2,641	33' x 81'
18	Glow Up Aesthetics	4506 West Main St.	1,905	24.5' x 77.75'
19	Elegant Nails Spa	4504 West Main St.	2,405	24' x 100'
20	Available	4502 West Main St.	3,600	36' x 100'
21	Discovery Shop	4432 West Main St.	6,225	62' x 100'
22	MoTea House & Ramen	4426 West Main St.	1,819	31' x 58'
23	Caroline Sampayo Pilates	4646 West Main St.	755	25' x 30'
24	State Farm	4644 West Main St.	900	30' x 30'
25	Coney Island	4644 West Main St.	1,417	49' x 30'
26	Penn Station	4630 West Main St.	1,900	63' x 20'
27	Jackson Hewitt	4516 West Main St.	500	25' x 20'
28	Wild Bill's Tobacco	4428 West Main St.	1,200	20' x 60'

Corner Pad Site
4702 West Main Street
Kalamazoo, MI 49006



DEVELOPMENT SITE

Westwood Plaza | NE Corner of West Main Street & Drake Road

Property Details

Join Chick-Fil-A at Kalamazoo's busiest commercial intersection at the northeast corner of W. Main Street (M-43) and Drake Road.

This pad site offers up to 1.1 acres of build to suit or land lease opportunities.

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