

FOR SALE

DOWNTOWN RETAIL BUILDING & 50 SPACE PARKING LOT

310 N Michigan Ave Big Rapids, MI 49307



SALE PRICE

\$475,000

THE BELL & MUELLER GROUP

Daniella Bell
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Principal

231 883 8896



BELL & MUELLER
COMMERCIAL REAL ESTATE
GROUP



**COLDWELL BANKER
COMMERCIAL**
SCHMIDT REALTORS

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OFFERING SUMMARY

Building Size:	10,500 SF
Lot Size:	0.6 Acres
Market:	Big Rapids
Zoning:	Retail
Price/SF:	\$45.24

PROPERTY OVERVIEW

Coldwell Banker Commercial, Schmidt Realtors is pleased to offer for Sale a retail building located on North Michigan Avenue in Big Rapids, Michigan. The building offers an owner/user or investor the opportunity to acquire a larger retail building and 50 space parking lot in the Downtown Big Rapids area. The building has been previously used as both a Sears & Roebuck location and as a grocery store. The building has been well maintained and a new roof was recently installed. Previous tenant installed a new HVAC system and upgraded both plumbing and electrical services.

PROPERTY HIGHLIGHTS

- 50-Space Parking Lot
- Formerly a grocery store and a Sears & Roebuck
- Meticulously maintained with a newer roof
- Most recent tenant upgraded HVAC system, plumbing and electrical services
- Redesigned and built-out main street entrance and conference space with multiple office/storage areas
- Separate back area of building can accommodate another business or tenant

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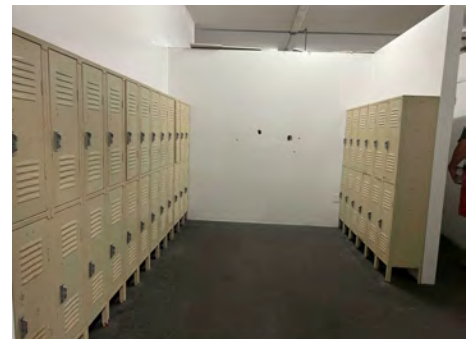
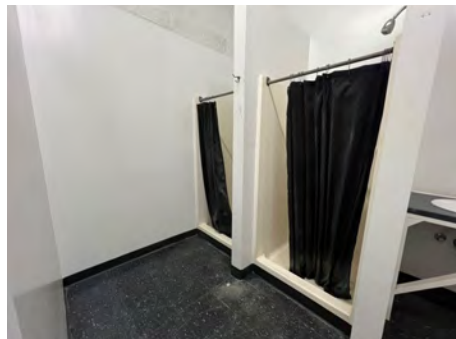
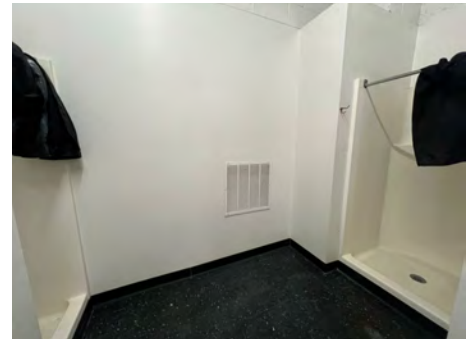
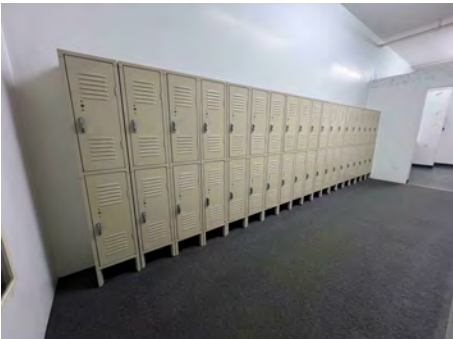
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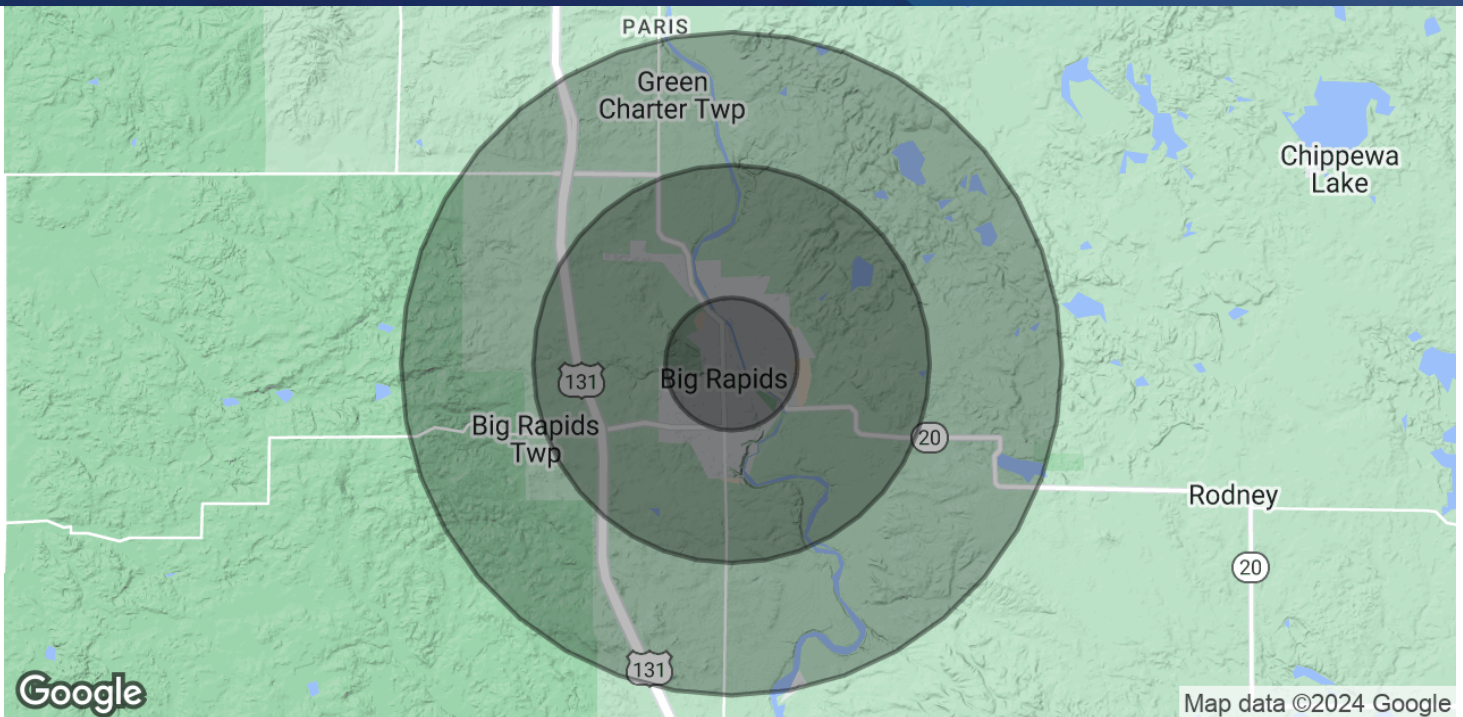
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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	5,282	11,419	15,434
Average Age	35	35	37
Average Age (Male)	33	34	36
Average Age (Female)	37	36	38

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	2,334	4,633	6,235
# of Persons per HH	2.3	2.5	2.5
Average HH Income	\$62,046	\$68,792	\$73,673
Average House Value	\$166,580	\$190,686	\$195,016

Demographics data derived from AlphaMap

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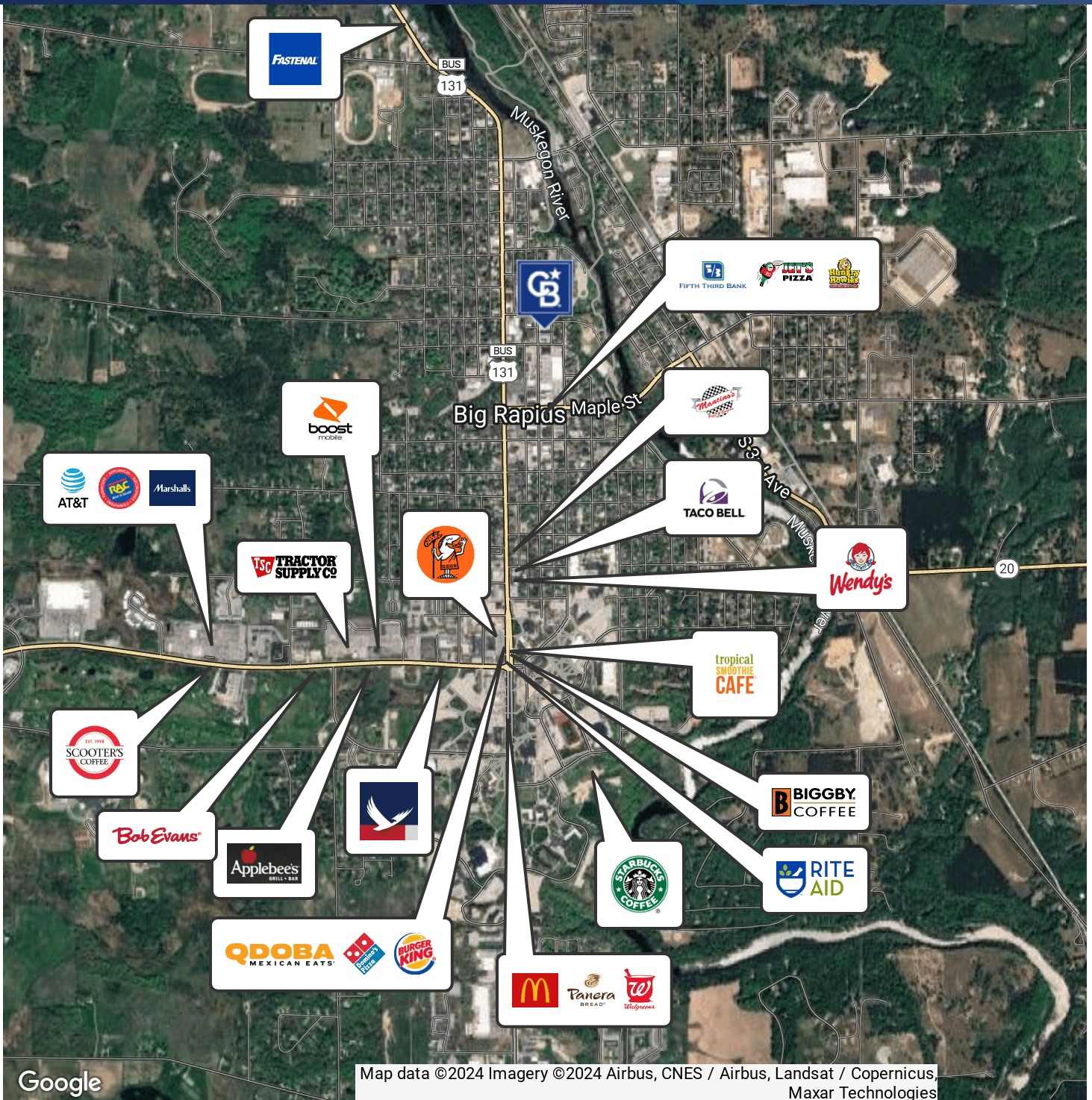
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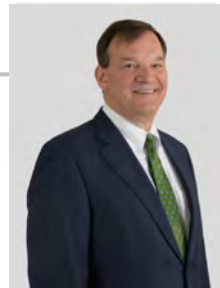


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