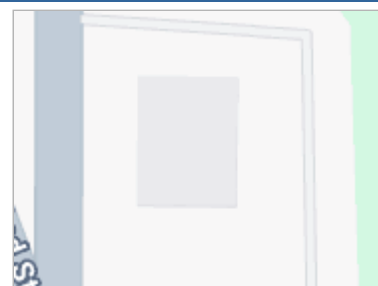


ALL FIELDS DETAIL



MLS # 50213303
Address 337 Brady Avenue
Area (Municipality) Caspian (36004)
Mail City Caspian
County Iron
State MI
Zip 49915
Class COM/IND/BUS OPP
Type Commercial/Industrial
Sale/Rent For Rent
Status Active
Asking Price \$4,310



LEGAL DESCRIPTION

Legal Description 276-56 238-334 CPC-B21 PAR 10 3 SEC 1 T42N R35W 1ST MORGAN ADDITION PAR 10 BLK 3, WH INC TH PRT OF NW 1/4 OF SE 1/4 COM AT PT 30' N & 30' E OF SW CORTH E 261.10' M/L TO W'LY LN OF PARCEL OFFPARCEL 2 DESC IN L59, P80, TH N ALG W'LYLN OF PAR 2 300' M/L TO PT DUE E OF SE COR OF LOT 17 BLK 3 OF ASS'RS PLAT OF 2ND MORGAN ADD, TH W 31.16' M/L TO SE COR OF LOT 17 BLK 3, TH N 89D 55' W 90' TO E LN OF PLAT OF 1ST MORGAN ADD, TH S ALG E LN OF PLAT TO SE COR OF PLAT, TH N89D 53' W 130' ALG S LN OF PLAT, TH S TO POB.

BUSINESS INFORMATION

Envirnmtl Condition Y/N	No	License Available Y/N	No
Legal Access	Yes	Price/Frontage	\$47.89
Floor Plans Count	0		

PROPERTY INFORMATION

Year Built	1988	Square Feet	10206
Basement Y/N	Yes	Frontage	90
Lot Size	90x130	Acreage	0.27
Waterfront Y/N	No	Municipality	Caspian
Municipality Type	City	At Ski Resort Y/N	No
Trailside Y/N	No	Trailside Description	Near

LOCATION INFORMATION

Full Address(es)	337 Brady AVE, Caspian, MI 49915	Cross Street 1	Morgan St
Latitude	46.062278	Longitude	-88.626855

DIRECTIONS

Directions From stop light in Iron River head S on M189, take left on Cty Rd 424 to left on Caspian Ave, to right on Brade Ave. property on left.

LISTING INFORMATION

Price Date	6/30/2026	Price Per SQFT	\$0.42
Listing Date	6/29/2026	Input Date	6/30/2026 10:30 AM
Input Date	6/30/2026 10:30 AM	Status Date	6/30/2026
HotSheet Date	6/30/2026	Update Date	7/1/2026
Update Date	7/1/2026 10:35 AM	Cancel Date	6/19/2025
Expiration Date	12/31/2026	Original MLS#	50213303
Originating MLS	Upper Peninsula Assoc of Realtors	MLS ID	Iron Mountain
Agent	NICOLE HEBERT - Cell: 906-284-0216	Listing Office	KELLER WILLIAMS CLASSIC REALTY NW - Main: 763-463-7500
Co-List Agent	NICOLE HEBERT - Cell: 906-284-0216	Co-List Office	KELLER WILLIAMS CLASSIC REALTY NW - Main: 763-463-7500
Original Price	\$4,310	Listing Exception Y/N	No
Days On Market	3	Cumulative DOM	3
Days On MLS	2	Cumulative DOMLS	2
Guest Listings Y/N	No	Contract	Exclusive Right to Sell
Associated Document Count	1	Additional Documents YN	No
Picture Count	67		

TAX & FINANCIAL

Property ID	051-253-010-00	FIPS Entity	13860
FIPS	26071	Summer Tax Year	2023
Summer Tax Amount	9540.31	Winter Tax Year	2023
Winter Tax Amount	1344.60	Assessments Y/N	No

The selected view does not have a layout for the current listing's class.
 Please refer to Paragon Help for more information on setting up a class for custom views.

TAX & FINANCIAL

Encroachment Y/N	No	Zoning	Commercial
Subj to Short Sale Apprvl	No	Ownership	LLC
Owners Name	Nichols	Flood Insurance	Unknown
Flood Plain	None	Lease Y/N	No

FEATURES

COMMERCIAL CEILING HGT Less than 16 Ft.	WATER HEATER Gas	LOCKBOX Other	VIEW Rural View
COMMERCIAL FEATURES Carpet Internet Available Meeting Rooms No Elevator Restroom(s) Sidewalks Vinyl/Laminate Floors	LEASE INFORMATION Security Deposit Water Included	OCCUPANCY T	SALE INCLUDES Real Estate Only
COOLING SYSTEM Central A/C	LOCATION Corner Lot	SPECIAL LISTING CONDITION Standard	SEWER SEPTIC Public Sanitary
EXTERIOR CONSTRUCTION Brick	FINANCIAL TERMS Cash Commercial Loan Conventional	SUPPLEMENTAL HEAT None	SOURCE OF SQ FT Assessors Data
FOUNDATION TYPE Basement	PARKING Parking Lot	SHORELINE Not Applicable	TYPE Office
FUEL TYPE Natural Gas	BUSINESS TYPE Office	UTILITES Cable Available Electricity Connected Natural Gas Connected Phone Available Sewer Connected Water Connected Internet DSL Available	WATER Public Water
HEATING SYSTEM Forced Air	ROADS City/County		WATER FEATURES None
	ROOFING Shingles		ZONING Commercial

SHOWING INSTRUCTIONS

Showing Instructions Please use ShowingTime. Must give 24 hour notice. If showing on weekends, listing agent be there.

LISTING BROKER SERVICES

Listing Broker Sign Y/N	Yes	Other Sign on Property Y/N	No
Full Service Listing Y/N	Yes	Advertising/Marketing Y/N	Yes
Handle Incmg Inquiries Y/N	Yes	Schedule Show Appt Y/N	Yes

MARKETING-VIRT TOURS/IDX/VOW

VOW Include	Yes	VOW Address	Yes
VOW Comment	Yes	VOW AVM	Yes
IDX Include	Y	IDX Consumer Comment	No
IDX Automated Valuation	Yes	Broker Exclusive	No
Branded Virtual Tour	Branded Virtual Tour	Public GLR Websites	Yes
Public MiRS Website	Yes		

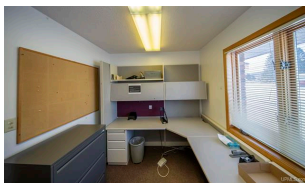
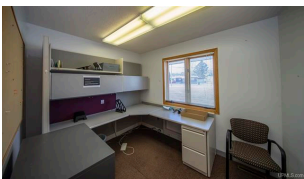
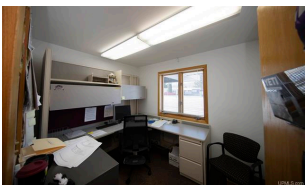
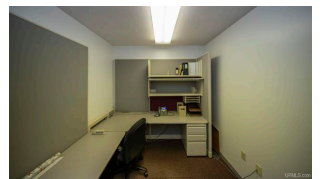
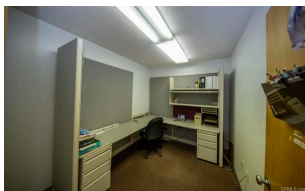
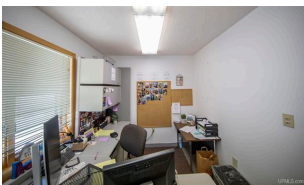
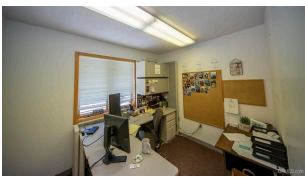
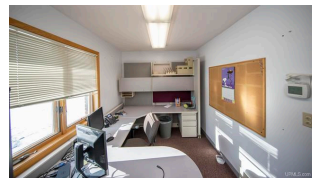
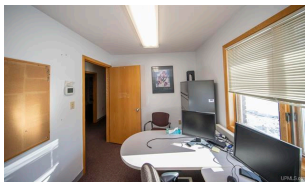
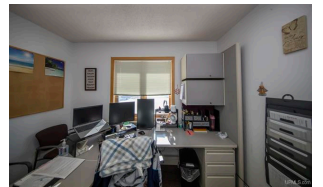
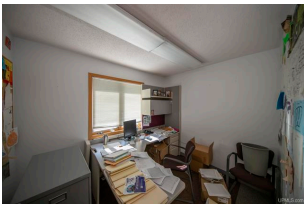
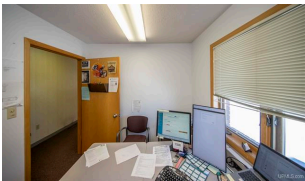
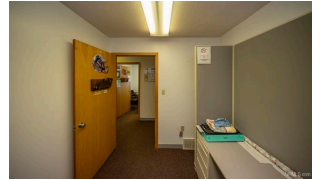
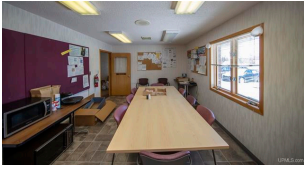
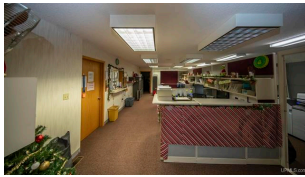
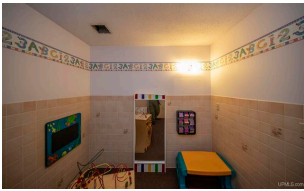
REMARKS: AGENT & PUBLIC

Agent Remarks	Please use ShowingTime. Must give 24 hour notice. If showing on weekends, listing agent be there. Buyer must have proof of funds.
Public Remarks	Position your business for success in this spacious and well-maintained commercial office building located in the heart of Caspian, MI. Available for \$4,310 per month on a Triple Net (NNN) lease with a minimum 3-year lease term, this versatile property offers the space and flexibility to accommodate a wide range of professional or commercial uses. The main level features 5,134 square feet of functional office space, including numerous private offices, a welcoming reception or lounge area, a large conference room, well-maintained restrooms, and a comfortable break room for employees. The expansive 5,072-square-foot basement provides exceptional storage capacity or additional space for future operational needs. With over 10,000 square feet of combined space, this property is ideal for businesses seeking room to grow in a convenient location. Whether you're expanding your current operation or launching a new venture, this well-designed office building offers the functionality and professional setting your business needs. Don't miss this opportunity to lease a professional office space with abundant room, excellent amenities, and long-term potential. Contact us today for more information or to schedule a private tour.

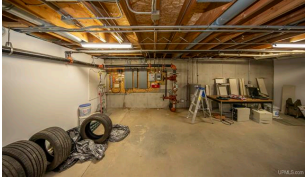
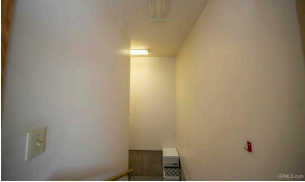
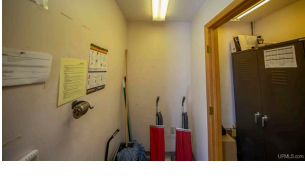
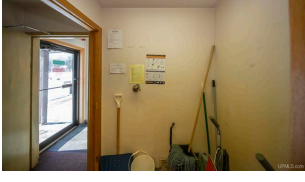
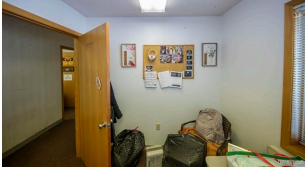
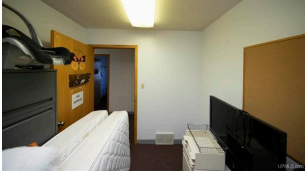
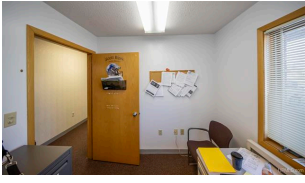
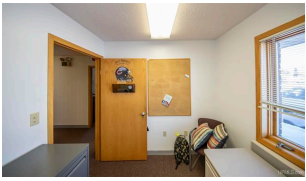
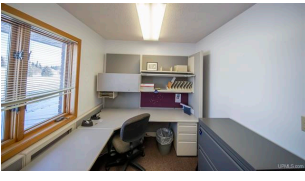
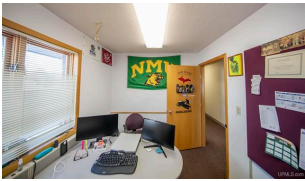
ADDITIONAL PICTURES



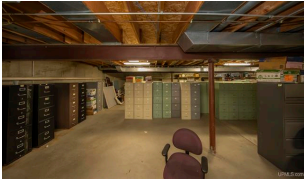
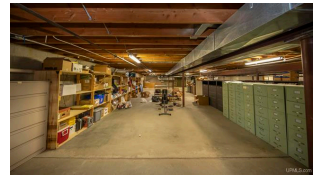
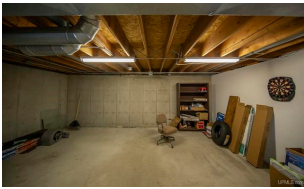
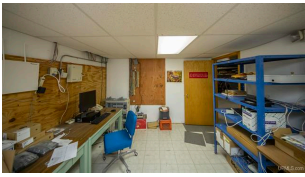
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DISCLAIMER

This information is deemed reliable, but not guaranteed. All room dimensions are in appx. feet.