



Office | For Lease | 7,328 SF

**Premium Office Space  
on the Downtown Mall at W. South  
Street**

**306 S Kalamazoo Mall**  
Kalamazoo, MI 49007

## Overview

Premium office suite in the heart of Downtown Kalamazoo being offered for sub-lease. This modern, airy space offers an open layout, tall ceilings and a central location. Windows facing two streets offer abundant natural light. Location is perfect for anyone wanting a Downtown presence. The space is highly adaptable for any large office user, municipal office, event space or even retail. Several underground parking spaces offered with this suite. Available for occupancy on 9/1/26.

**Lease Price**                      \$14.00/SF NNN  
Sub-lease runs through 11/30/31

**Matthew Callander, CCIM**  
269.384.8368 [direct]  
269.271.5187 [mobile]  
mcallander@ccmichigan.com

**Maureen Daniel**  
269.384.8362 [direct]  
269.330.9396 [mobile]  
mdaniel@ccmichigan.com





## PROPERTY FEATURES



County:	Kalamazoo
Municipality:	City of Kalamazoo
Available for Lease:	7,328 SF
Total Acres:	0.74 Acres
Between Streets:	W South & W Lovell
Street Type:	Paved Public
Construction:	Brick / Steel
Sewer / Water:	Public / Public
Heat Type / Source:	Forced Air / Gas
Parking # / Type:	5 / Off Street
Parking Type:	Off Street
Restroom Location:	Per Floor
Air Conditioning:	Central Air
Utilities Attached:	Gas and Electric



306 S Kalamazoo Mall | Kalamazoo, MI 49007

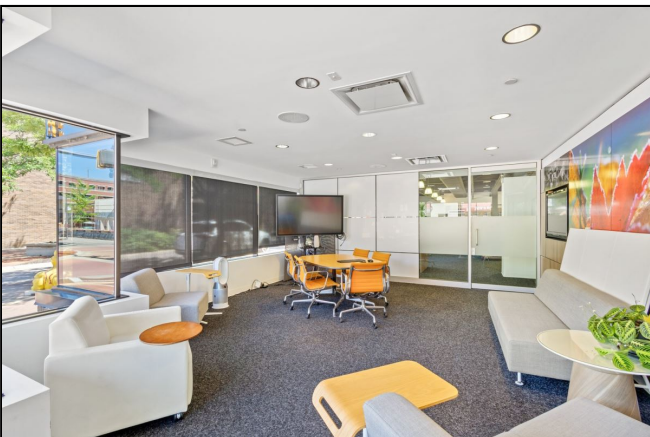
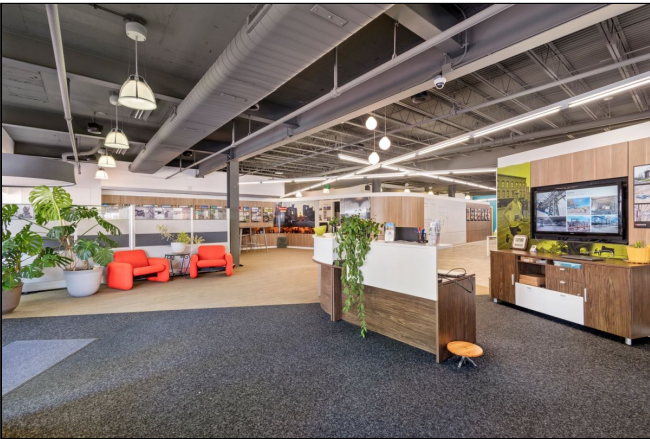
**Matthew Callander**, CCIM  
269.384.8368 [direct]  
269.271.5187 [mobile]  
mcallander@ccmichigan.com

**Maureen Daniel**  
269.384.8362 [direct]  
269.330.9396 [mobile]  
mdaniel@ccmichigan.com





## INTERIOR PHOTOS



306 S Kalamazoo Mall | Kalamazoo, MI 49007

**Matthew Callander, CCIM**  
269.384.8368 [direct]  
269.271.5187 [mobile]  
mcallander@ccmichigan.com

**Maureen Daniel**  
269.384.8362 [direct]  
269.330.9396 [mobile]  
mdaniel@ccmichigan.com





## INTERIOR PHOTOS



306 S Kalamazoo Mall | Kalamazoo, MI 49007

**Matthew Callander, CCIM**  
269.384.8368 [direct]  
269.271.5187 [mobile]  
mcallander@ccmichigan.com

**Maureen Daniel**  
269.384.8362 [direct]  
269.330.9396 [mobile]  
mdaniel@ccmichigan.com





## AERIAL PHOTO



**306 S Kalamazoo Mall | Kalamazoo, MI 49007**

**Matthew Callander, CCIM**  
269.384.8368 [direct]  
269.271.5187 [mobile]  
mcallander@ccmichigan.com

**Maureen Daniel**  
269.384.8362 [direct]  
269.330.9396 [mobile]  
mdaniel@ccmichigan.com

