

For Sale & Lease

Retail



2585 28th St. SW

Wyoming, MI, 49519

High visibility, commercial building for sale and/or lease on the busy 28th St. SW, formerly occupied by Henderson Glass. This building is split between 3,444 Sf for workshop and 1,312 Sf of office/showroom. Includes 4 grade level doors, fenced in rear yard, and a large pylon sign creating a unique opportunity for a variety of users.

Highlights

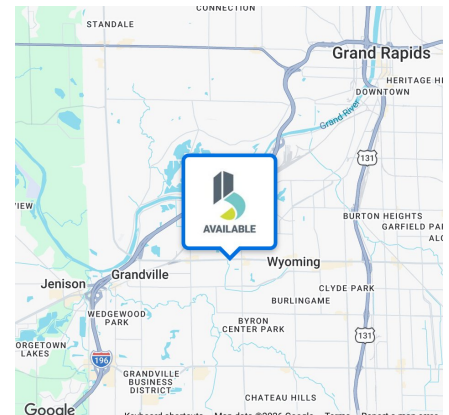
- 4, 12' Grade Level Doors
- 4,756 SF (1,312 SF Office/Showroom)
- 0.825 Acres
- 28th Street Frontage (24,809 AADT)

Sale Price \$900,000 (\$189/SF)

Lease Rate \$15.14/SF/yr (NNN)

Monthly Lease Rate \$6,000 (NNN)

Building Size 4,756 SF



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Location Information

Address	2585 28th St SW
City, State, Zip	Wyoming, MI
County	Kent

Building Information

Building Size	4,756 SF
Office Space	1,312 SF
Warehouse Space	3,444 SF
Ceiling Height	13'
Year Built	1959
Overhead Doors	4
Docks	0
Floor Drains	Yes
Fenced in Yard	Yes

Property Information

Property Type	Retail
Property Subtype	Automotive
Zoning	B-2 (General Business District)
Lot Size	0.825 AC
APN #	41-17-09-451-057
Taxes	\$16,665.20 (\$3.50/SF)

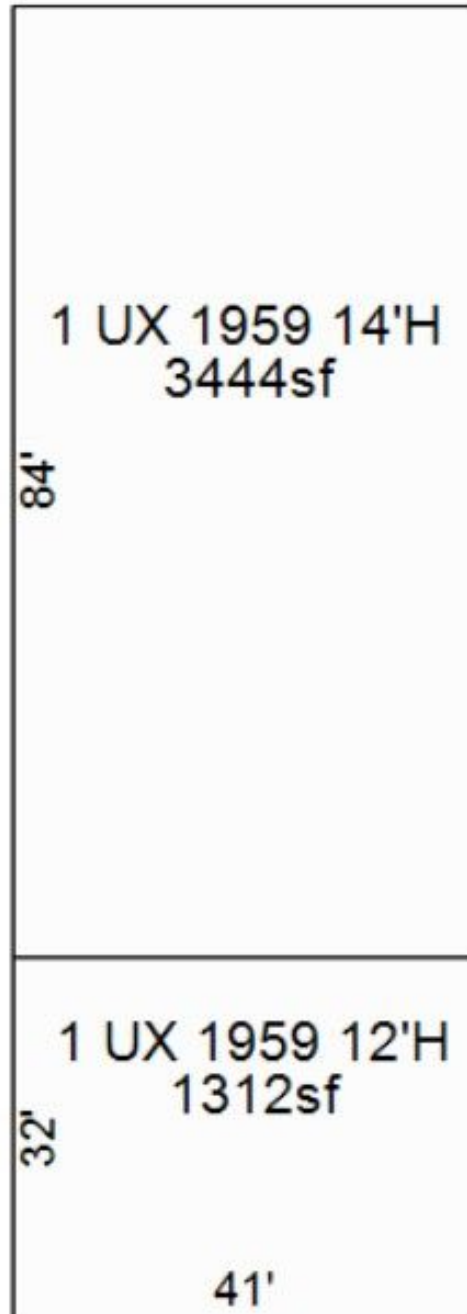
Utilities & Amenities

Gas	DTE Energy
Water / Sewer	Municipal
Power Type	Standard
Power Supplier	Consumer's Energy
Sprinkler	No
HVAC	Radiant

Floor Plan

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Garages - Service/Repair 'C' 4756sf



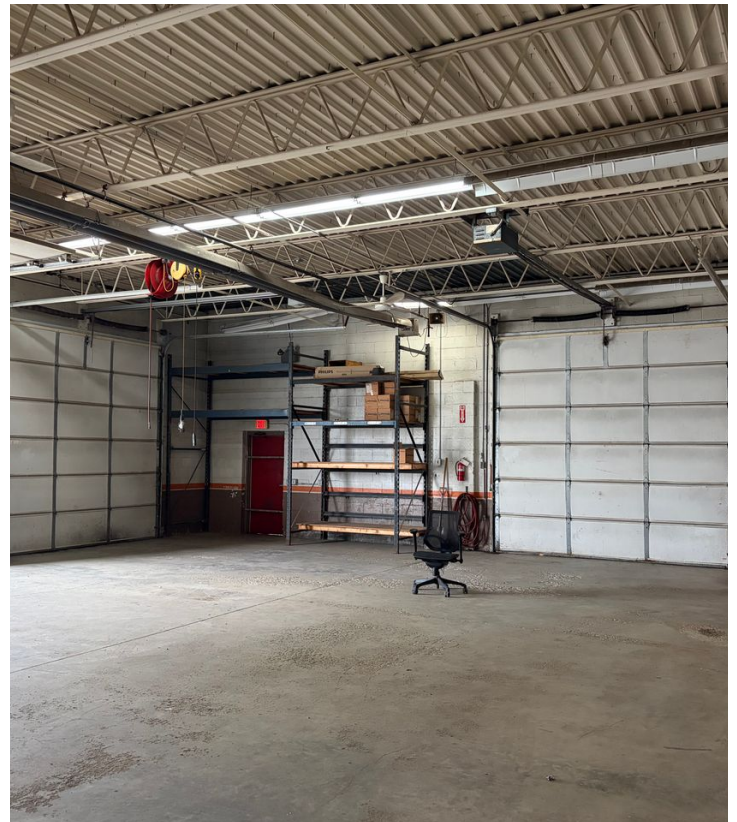
Exterior Photos

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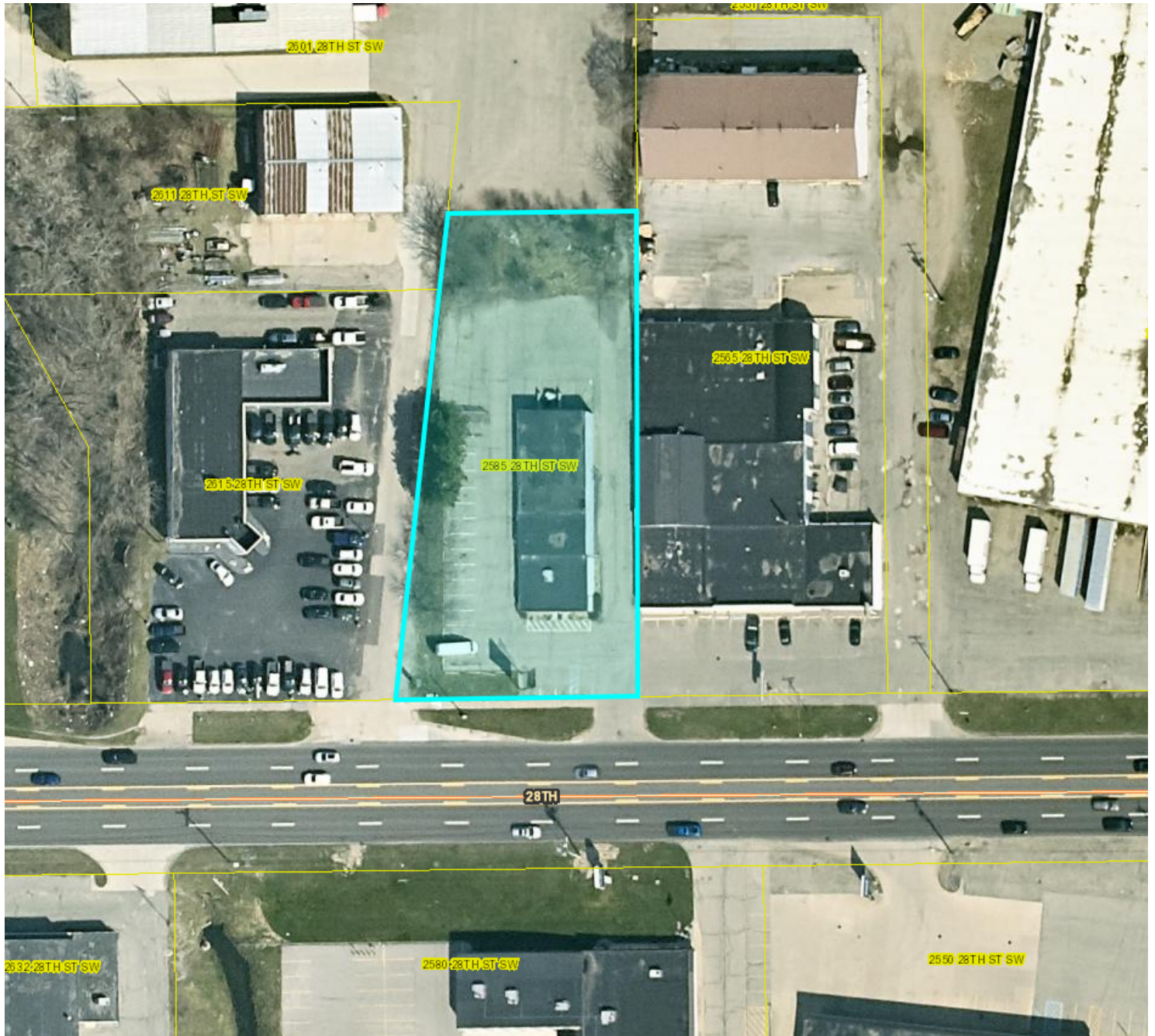
Interior Photos

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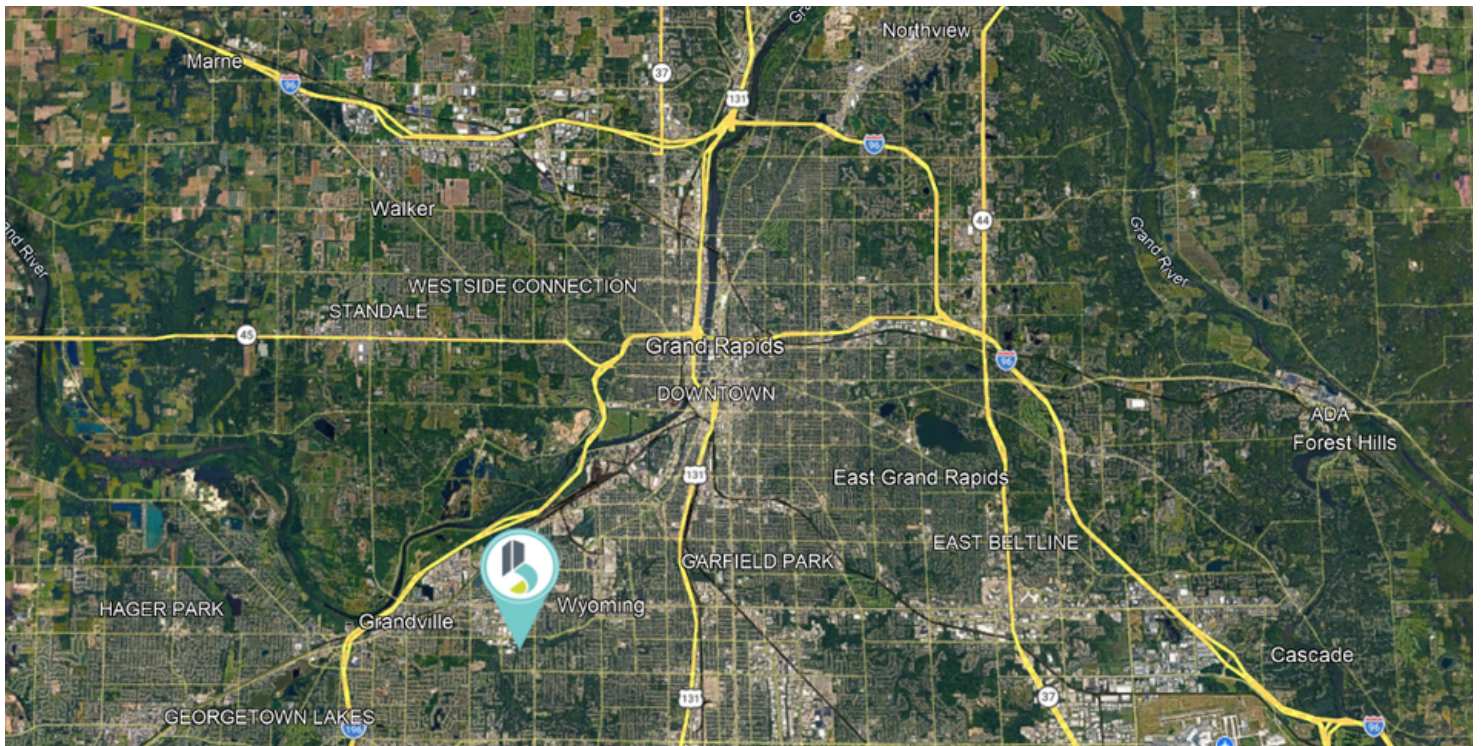


Site Plan

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Aerial Map

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