

3390 Broadmoor Ave SE Kentwood, MI 49512



4,145
Square Feet



\$8.95
Lease Rate/SF



NNN
Lease Type

FOR LEASE

Suite E is 4,145 SF and features a mix of office and warehouse space. The office is 1,533 SF and features two (2) private offices, new paint and carpet, kitchen, restroom, and an open collaborative area. The warehouse portion of the space is 2,612 SF and features 20' clear heights, one (1) dock, one (1) 12' x 14' drive-in door, 125 amps of 480v/3-phase power, LED lighting and a floor drain. With its ideal location in the heart of West Michigan's largest industrial submarket this facility will make an ideal place for the region's best tenants to call home.

CONTACT

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3390 Broadmoor Ave SE
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LEASE SNAPSHOT


4,145 SF
Suite For Lease


\$8.95
Lease Rate/SF


NNN
Lease Type

SUITE SNAPSHOT


20'
Clear Height


125
Amps


I-1
Zoning

LEASE INFORMATION

Available Suite	Suite E
Available Area	4,145 SF
Dock(s) Door(s)	1 1
Ceiling Height Clear Height	22' 20'
Lease Rate/SF	\$8.95
Lease Rate/Month	\$3,091.48
NNN Expenses/SF	\$3.27
Total Rent/Month	\$4,220.99
Date Available	8/1/2026
Lease Type	NNN
Lease Term	36-120 months
Lessor Pays	Roof and Structural
Lessee Pays	All expenses including but not limited to: utilities, refuse and snow removal, taxes and insurance, mechanical systems and building/grounds maintenance.

WAREHOUSE INFORMATION

Warehouse/Manufacturing Area	2,612 SF
Ceiling Height	22'
Clear Height	20'
Floor Drains	Yes
Air Lines	No
Power (Amps Volts)	125 Amps 480v/3-Phase
Heating	Hanging Unit
Air Conditioning	No
Shop Office	Yes
Breakroom/Kitchen	Yes
Restrooms	Yes

OFFICE INFORMATION

Office Area	1,533 SF
Ceiling Height	9'
Private Offices	2
Conference Room(s)	No
Telcom Room	No
Breakroom/Kitchen	Yes
Restrooms	Yes

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BUILDING SNAPSHOT



44,100 SF
Total Building



4.14
Acres



1999
Year Built

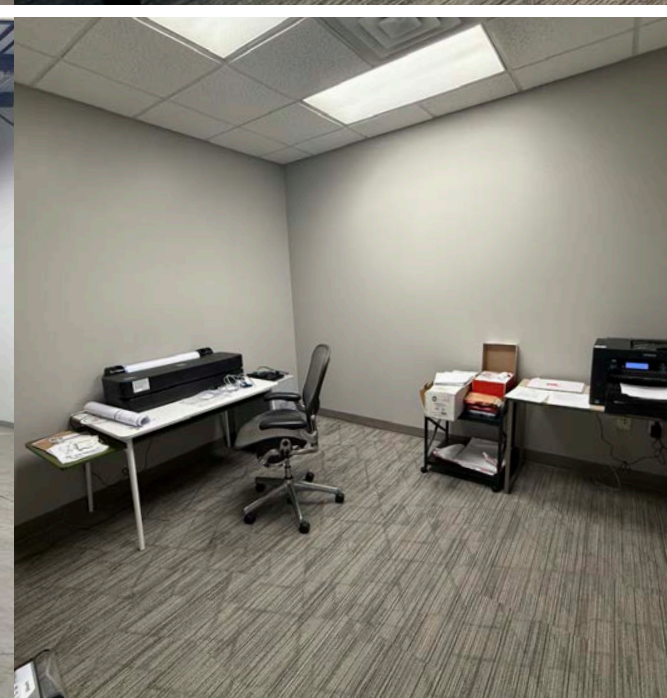
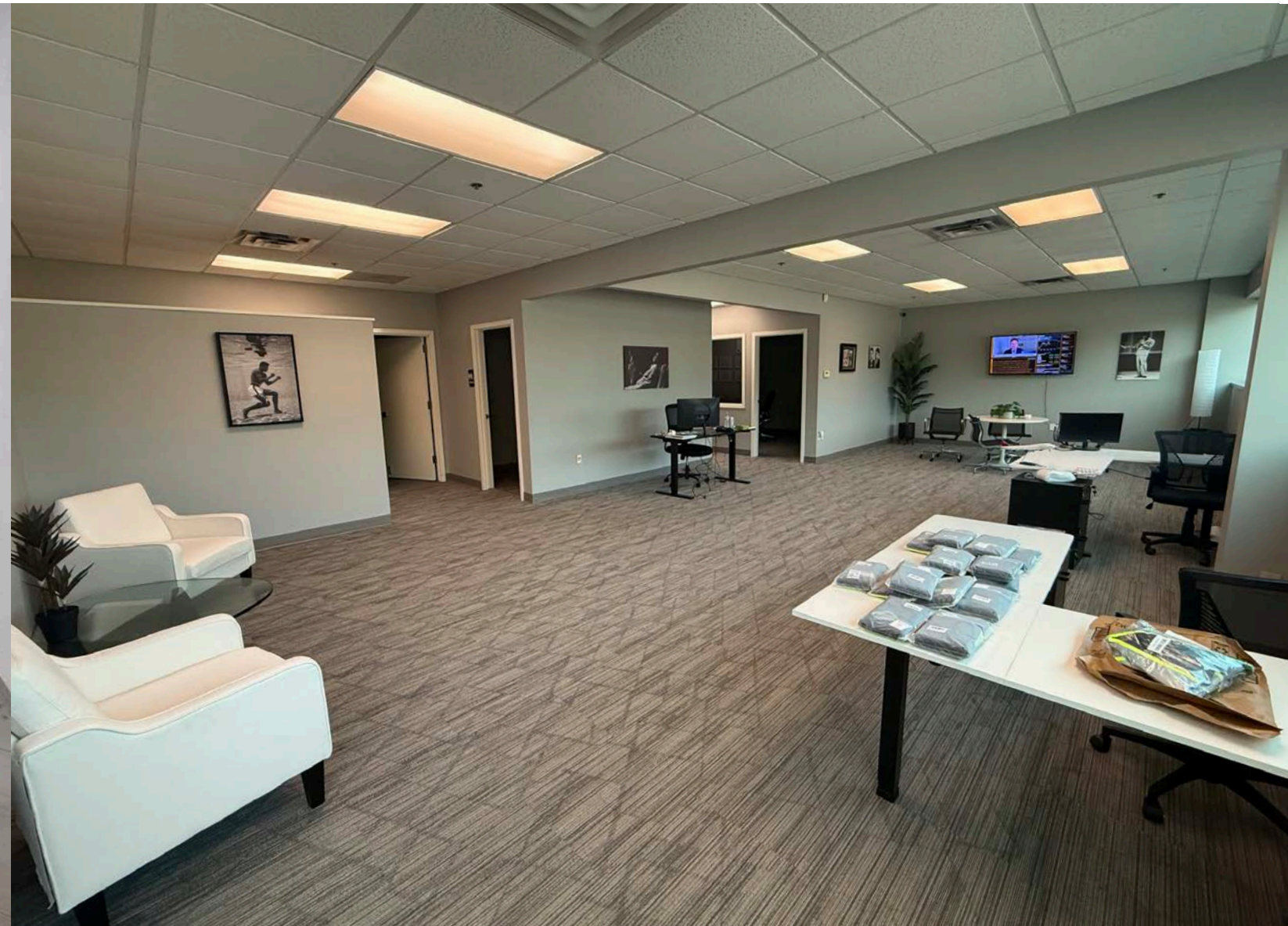
BUILDING SPECIFICATIONS

Total Building	44,100 SF
Acreage	4.14 Acres
Parcel Number	41-18-14-300-063
Year Built	1999
Elevator(s)	No
Railroad Siding	No
Construction	Steel & Glass
Roof	Flat
Column Spacing	33' x 25'
Ceiling Height	22'
Clear Height	20'
Fire Suppression	Yes
Security System	Per Tenant
Heating	Gas

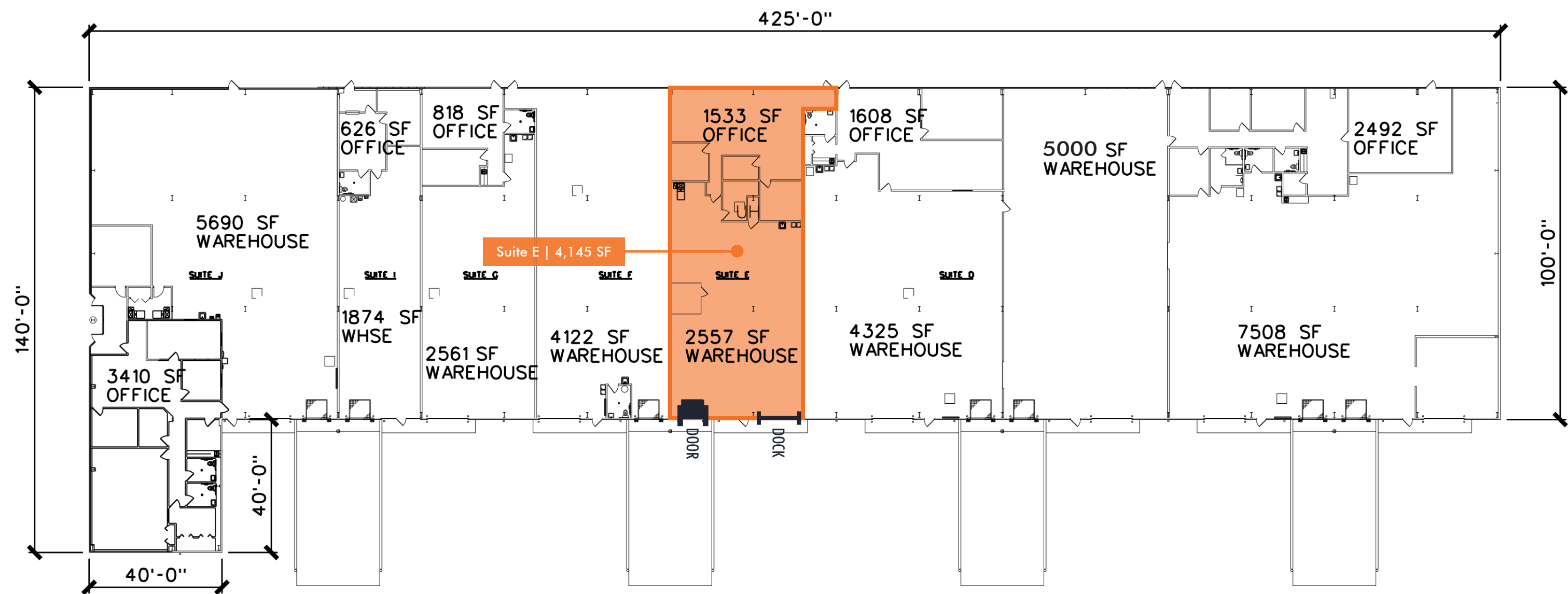
Air Conditioning	In Office
Lighting	LED
Driveway Surface	Asphalt
Parking Spaces	87 Spaces
Expandable	No
Outside Storage	No
Zoning	I-1, Light Industrial
Taxing Authority	City of Kentwood
Gas	DTE Energy
Telephone	Multiple Providers
Fiber/Internet	Multiple Providers
Electric	Consumers Energy
Water/Sewer	Municipal



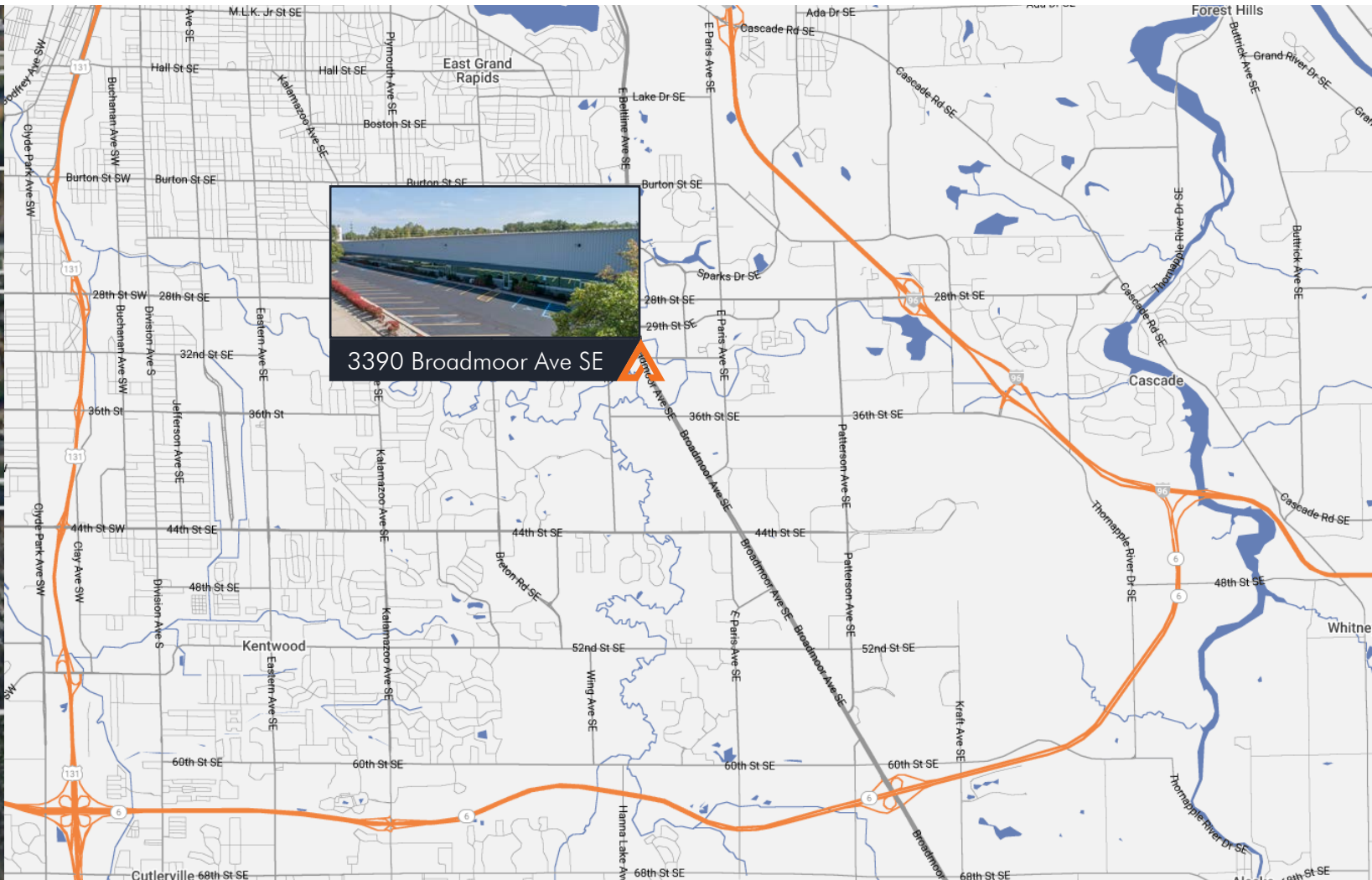
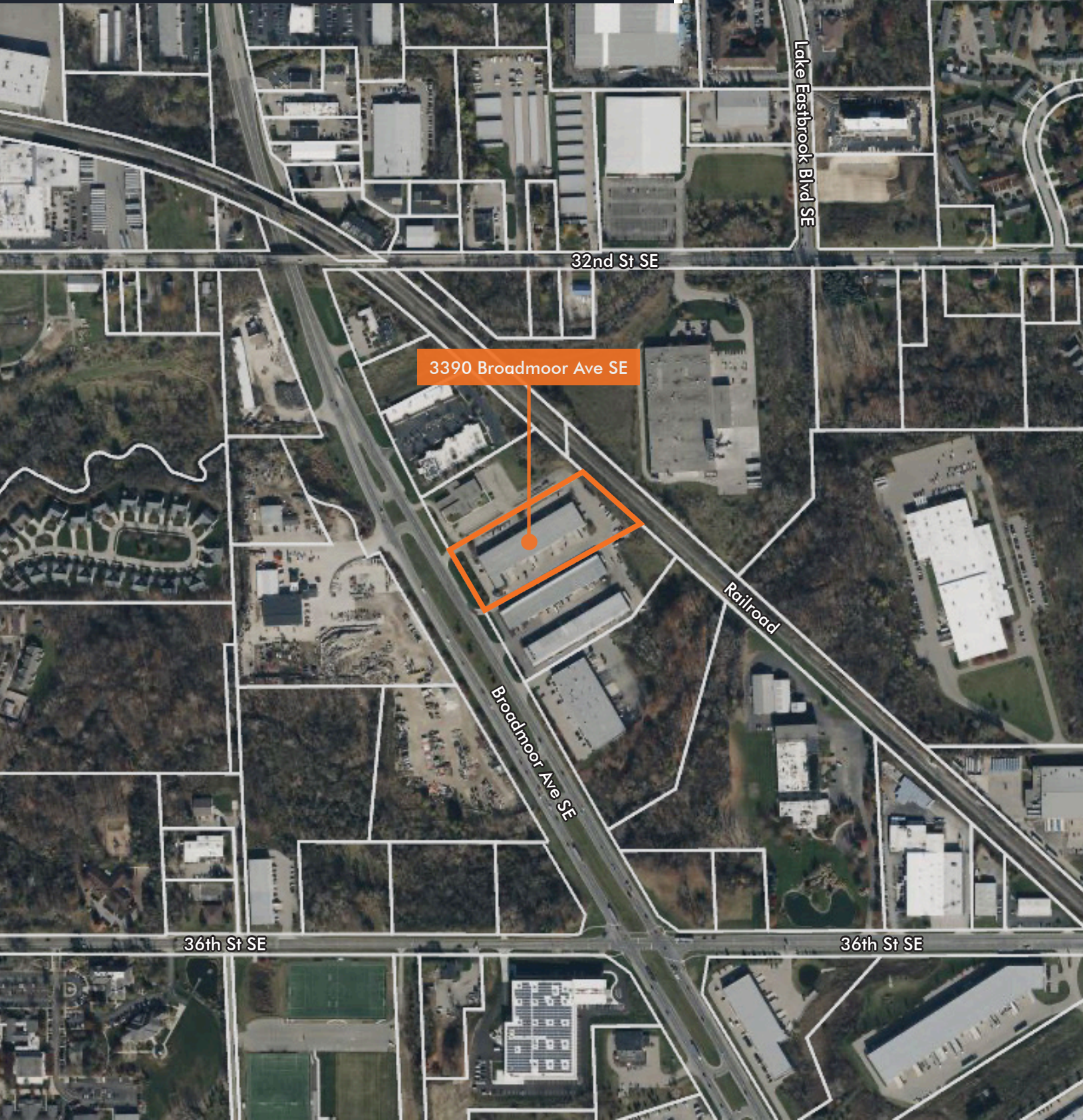
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FLOOR PLAN



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PROPERTY MAPPING

PROXIMITY TO

Gerald R. Ford International Airport	3 miles
Downtown Grand Rapids	9 miles
Lansing	60 miles
Detroit	150 miles
Chicago	185 miles
Indianapolis	268 miles



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