

**Lease Rate:****\$11.74 - \$13.35/SF**

NNN Lease

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FOR LEASE

8436 Homestead Drive Zeeland, MI

Multi-Tenant Office Building - 10,200 SF**Property Highlights****Suite 202**

- ± 9 Private Offices
- 1 Large Conference Room
- Lobby with Reception
- Open Floor Plan
- 358 SF Breakroom

Suite 203

- ± 12 Private Offices
- 2 Large Conference Rooms
- 8' Windows in Private Offices
- Kitchenette

10,200 SF OF OFFICE SPACE FOR LEASE

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Office Photos



10,200 SF OF OFFICE SPACE FOR LEASE

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Available Suites

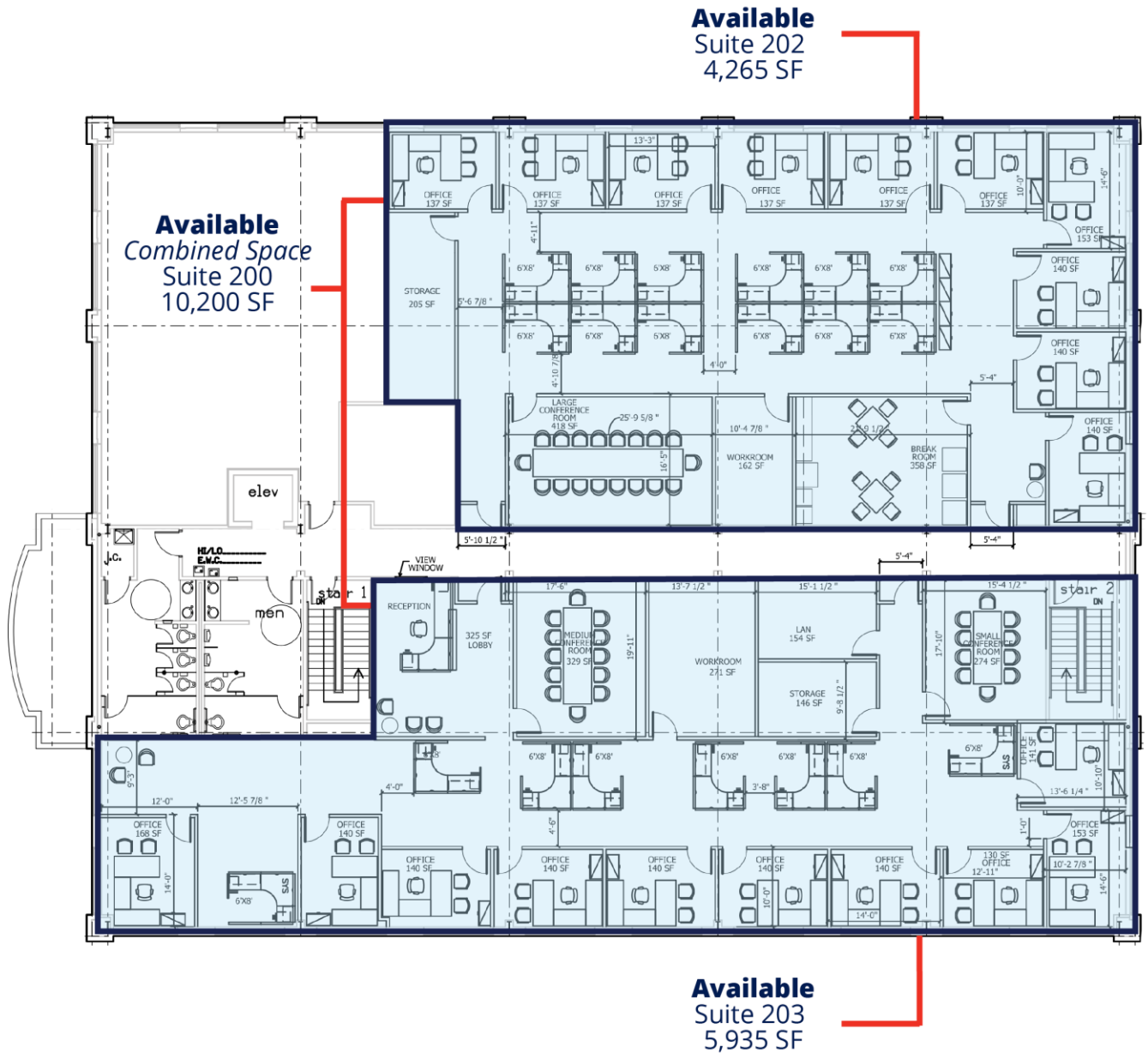


Suite	Space Available (SF)	Lease Rate (\$/SF)	Lease Type
200 (Combined Suites)	10,200 SF	\$11.75/SF	NNN
202	4,265 SF	\$13.35/SF	NNN
203	5,935 SF	\$12.65/SF	NNN

10,200 SF OF OFFICE SPACE FOR LEASE

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Floor Plan



Suite 202 & 203 - Available
4,265 SF & 5,935 SF (Total 10,200 SF)

10,200 SF OF OFFICE SPACE FOR LEASE



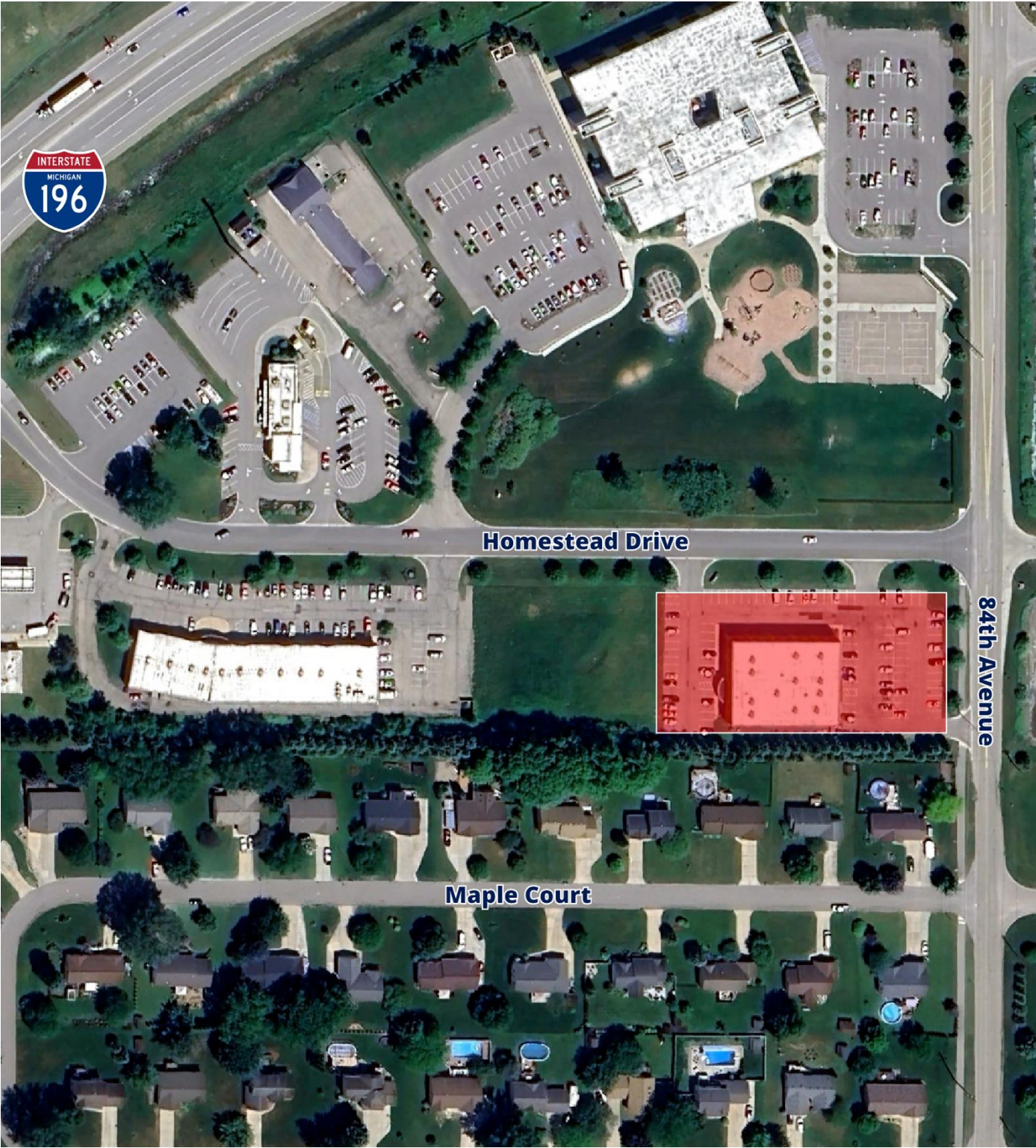
Location Map



10,200 SF OF OFFICE SPACE FOR LEASE



Property Aerial



Demographics

2024 SUMMARY	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Total Population	3,597	22,698	46,573
Total Households	1,352	8,348	12,408
Total Family Households	1,030	6,128	12,408
Average Household Size	2.64	2.70	2.61
Median Age	38.5	38.5	37.3
Population Age 25+	2,452	15,350	31,378
2010 – 2021 Population: Annual Growth Rate (CAGR)	0.64%	1.21%	1.19%
2022 – 2023 Population: Annual Growth Rate (CAGR)	- 0.01%	0.26%	1.03%
2024 POPULATION BY SEX	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Male Population / % Male	48.9%	49.2%	49.8%
Female Population / % Female	51.1%	50.8%	50.2%
INCOME & HOUSEHOLDS SUMMARY	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
2025 Median Household Income	\$104,669	\$91,645	\$85,907
Average Household Income	\$135,643	\$115,201	\$108,121
Per Capita Income	\$49,392	\$42,664	\$40,986
SUMMARY BUSINESS DATA	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Total Businesses	120	795	1,757
Total Daytime Population	6,870	30,977	54,885
Daytime Population: Workers	5,506	20,735	34,775
Daytime Population: Residents	1,364	10,242	20,110

Data Notes:

- Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption.

- Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.
- Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.



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