



## 109 W. Kalamazoo Street

Lansing, Michigan 48933

### Property Highlights

- 900 SF split between two floors
- Can be used for office, retail or storage
- Commercial uses only (zoned G-1)
- Rent for less than \$1,200 per month
- Frontage on Kalamazoo St just off of S Washington Sq
- Easy access to I-496 from Downtown Lansing

### Offering Summary

Sale Price:	\$79,900
Lease Rate:	\$10.00 SF/yr (MG)
Building Size:	900 SF
Available SF:	900 SF
Lot Size:	0.01 Acres

### For More Information

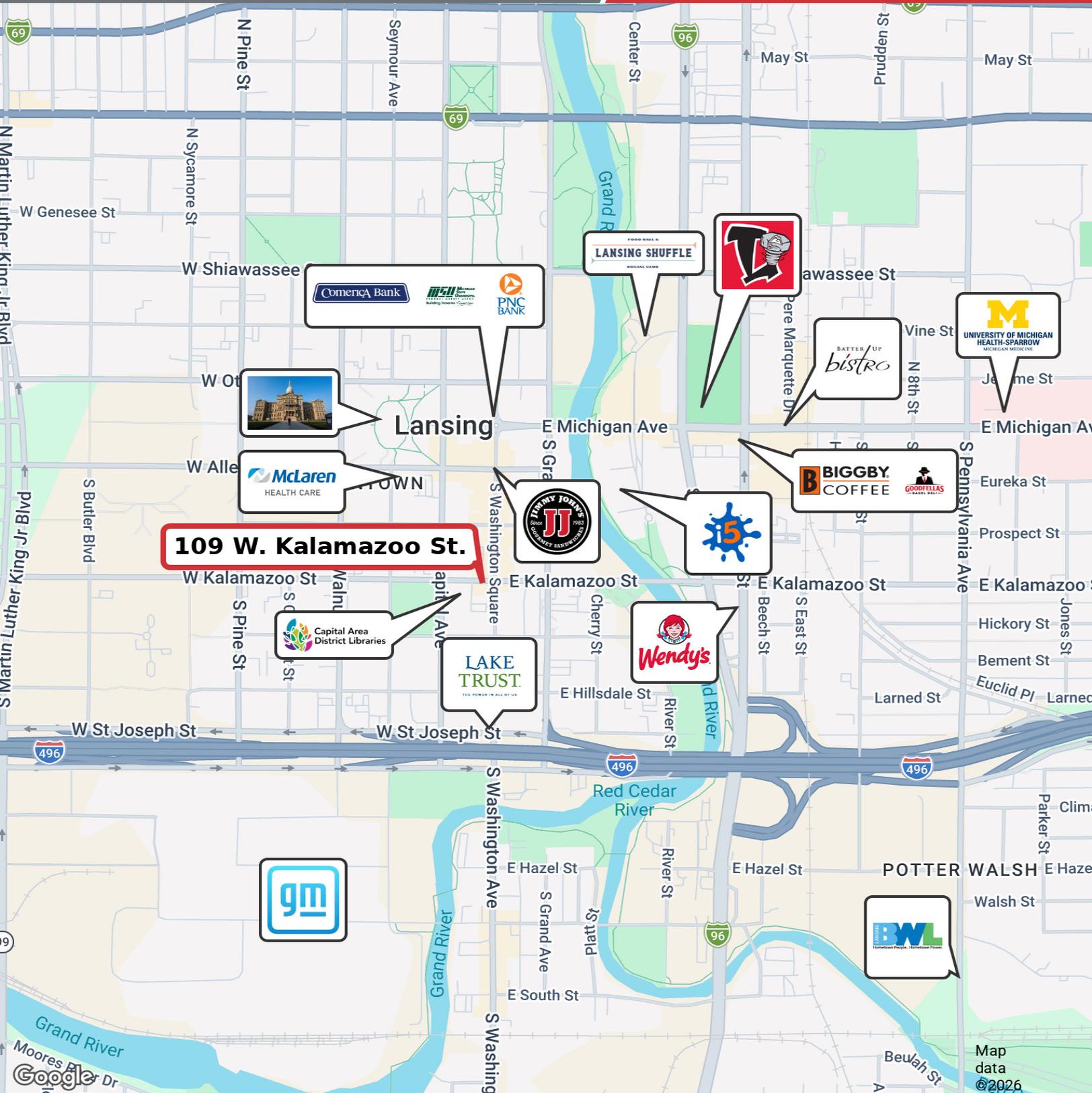


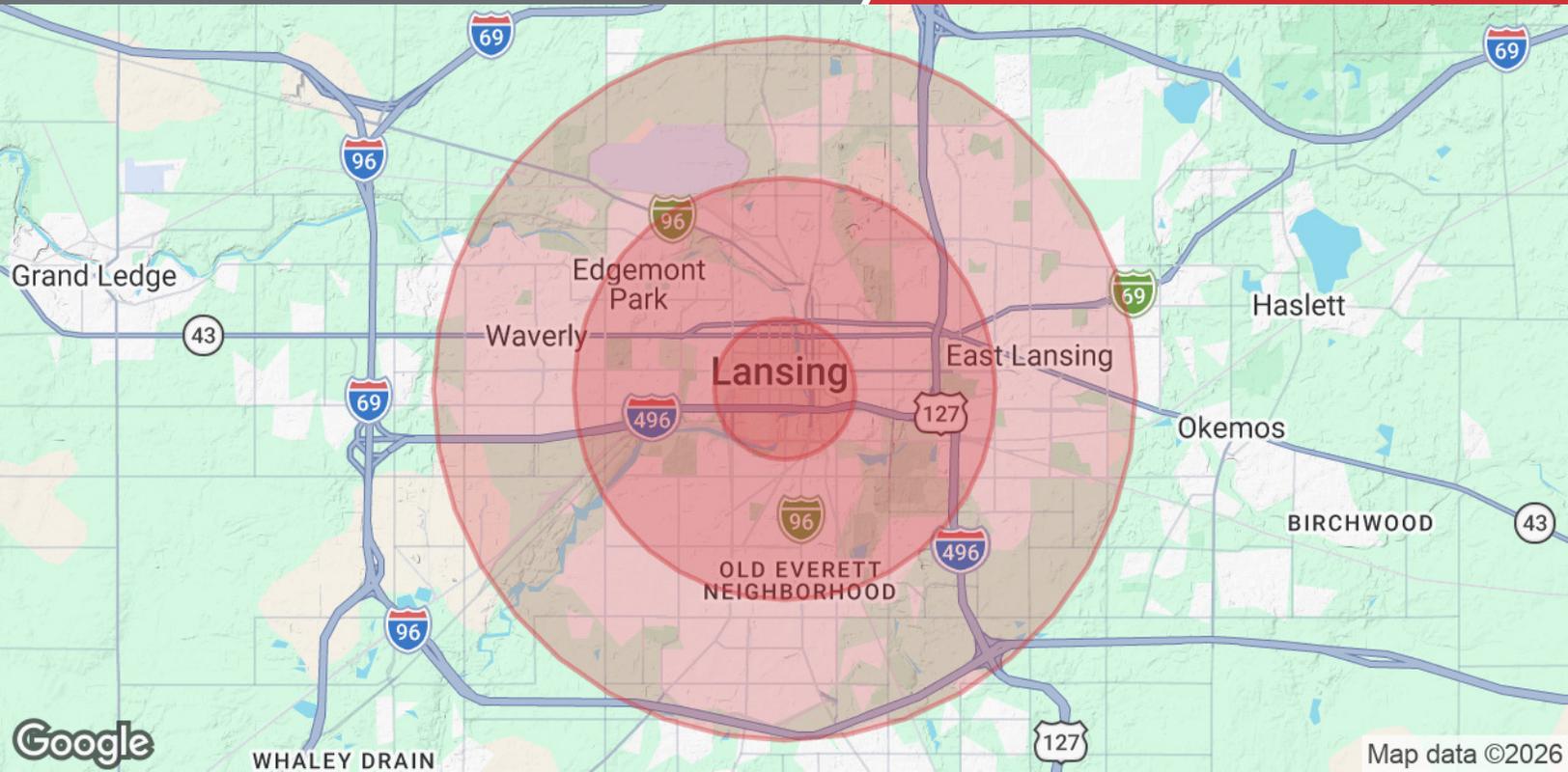
#### Gino Baldino

Commercial Advisor

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<b>Population</b>	<b>1 Mile</b>	<b>3 Miles</b>	<b>5 Miles</b>
Total Population	10,874	93,275	210,288
Average Age	29.6	32.8	31.9
Average Age (Male)	28.9	31.0	30.3
Average Age (Female)	29.8	34.7	33.5
<b>Households &amp; Income</b>	<b>1 Mile</b>	<b>3 Miles</b>	<b>5 Miles</b>
Total Households	5,123	40,133	83,636
# of Persons per HH	2.1	2.3	2.5
Average HH Income	\$35,221	\$45,692	\$48,944
Average House Value	\$102,885	\$100,340	\$131,669

2020 American Community Survey (ACS)