

# Available Suites For Lease

±2,700 SF - ±64,000

1709 Thompson St. Lansing, MI 48906



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Loading Dock Area



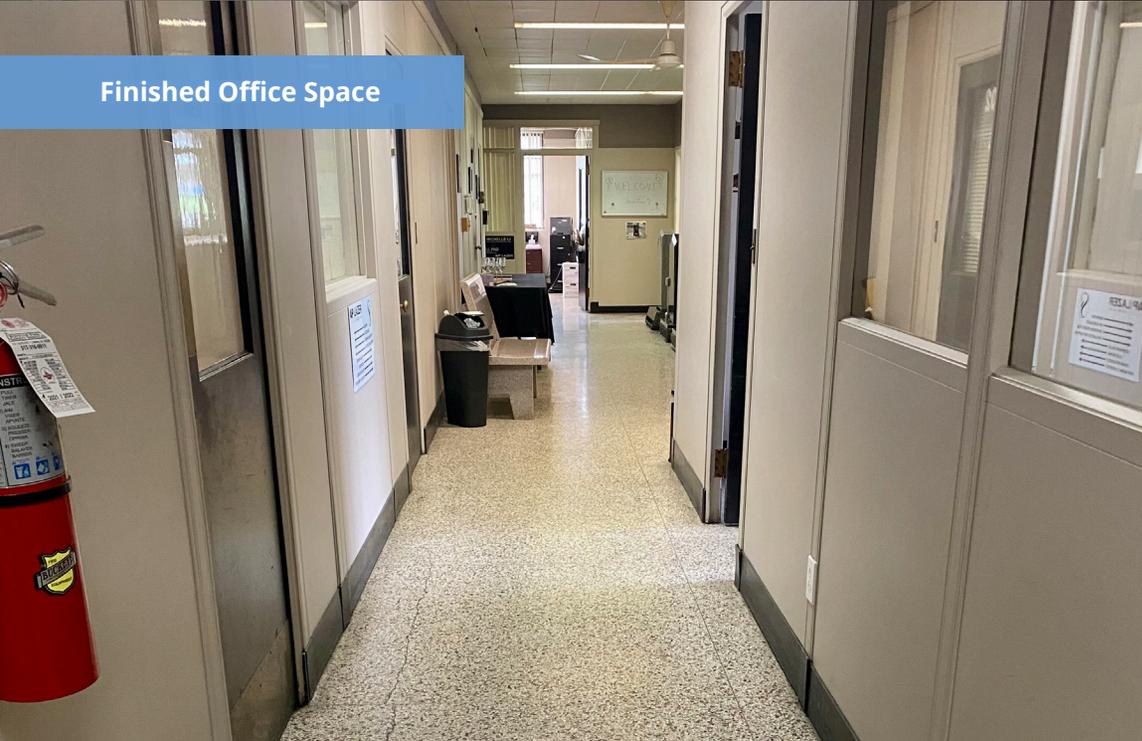
## Opportunity

Northtown Commerce Park, a 113,750 SF industrial site, currently has up to 64,000 SF of space available in the north Lansing location.

Space includes  $\pm 55,000$  SF industrial suites and  $\pm 7,800$  SF of finished office.

The site is zoned I-HVY and has amenities appealing to various users.

Finished Office Space



Warehouse Interior





## Industrial Highlights

- › Up to 55,000 Square Feet of Industrial Space
- › Various Suite Configurations
- › 14' - 22' Ceiling Clearance
- › Multiple Grade Level Doors
- › Numerous Loading Docks
- › Various Cranes/Capacity
- › 3 Phase; 440 Volt Power
- › Concrete Floors
- › Potential Outside Storage Area



## Lease Rate

\$6.00/SF Modified Gross



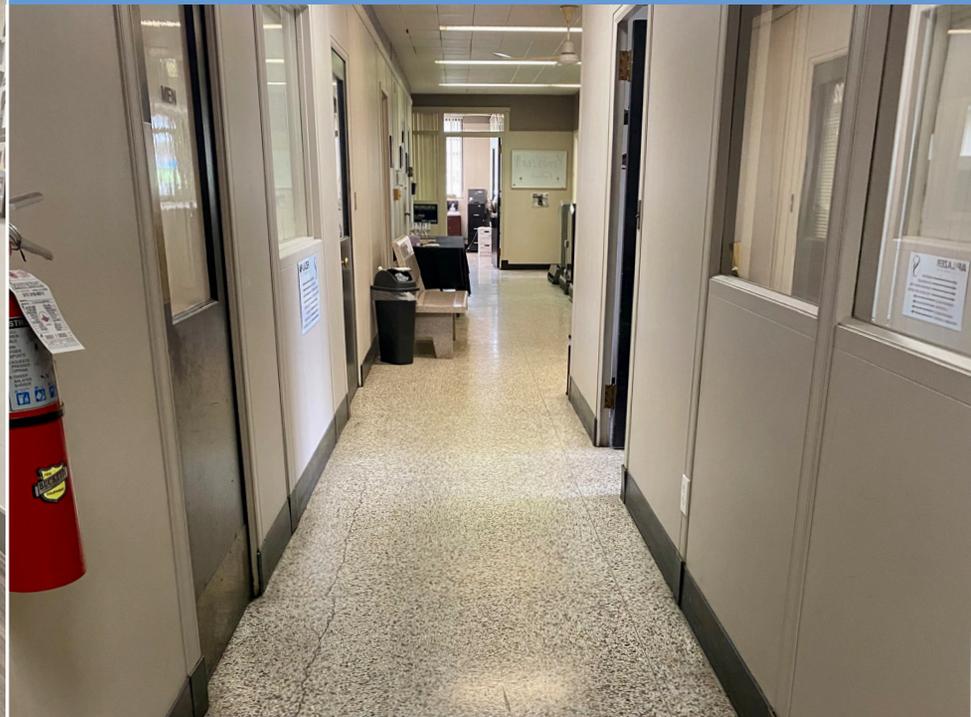


## Office Highlights

- > ±7,800 SF Finished Office Space Available
- > Private Office Entrance
- > Space Includes Numerous Private Offices, Conference Rooms, Kitchenette and Common Restrooms
- > Space Can Be Demised For Smaller SF Needs
- > Noncontiguous To Available Warehouse Space

## Lease Rate

\$6.00/SF Modified Gross

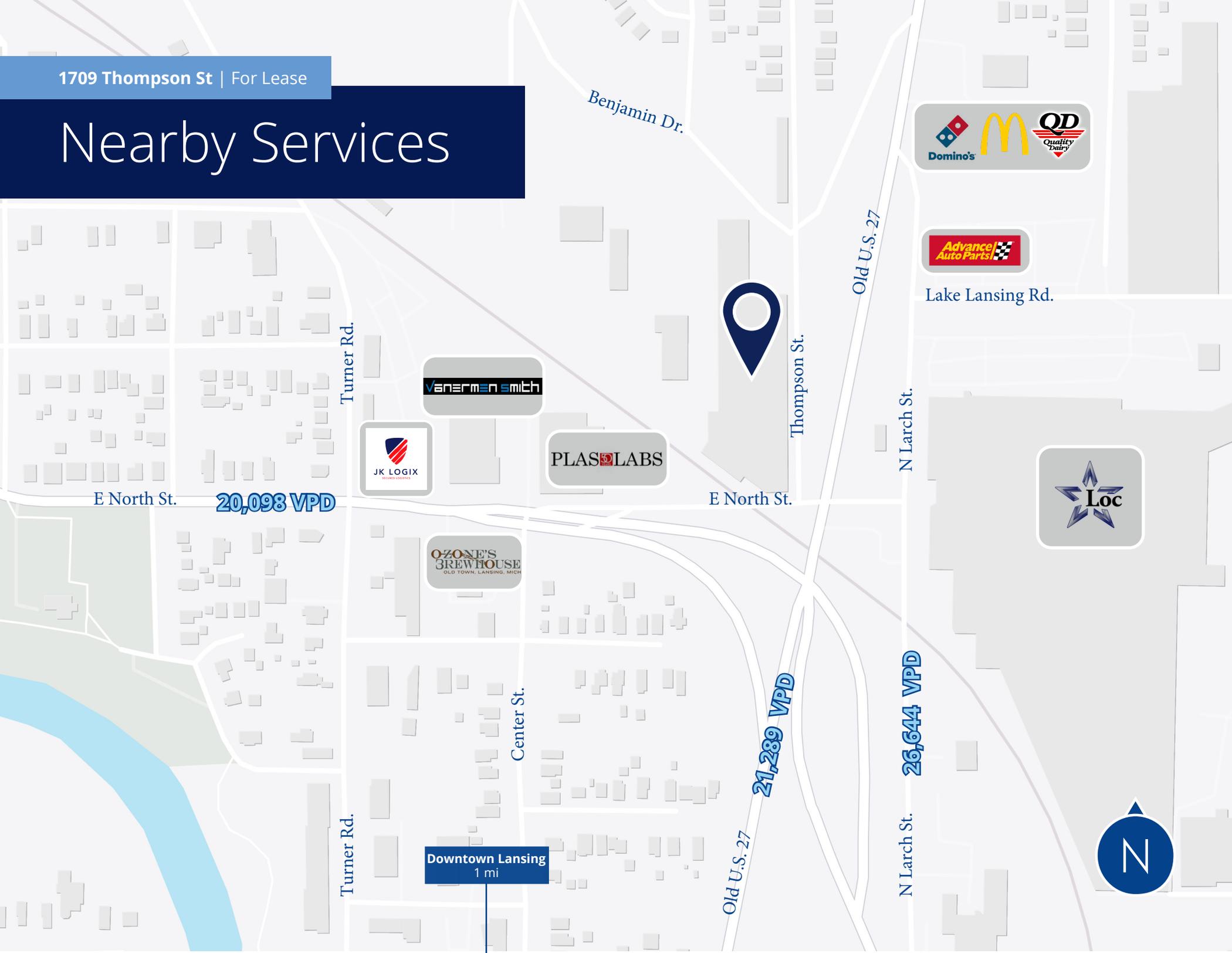


# Aerial



1709 Thompson St | For Lease

# Nearby Services



Lake Lansing Rd.



E North St. **20,098 VPD**

E North St.



Old U.S. 27 **21,289 VPD**

N Larch St. **26,644 VPD**

Downtown Lansing  
1 mi





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