



3501 Simken Dr

3501 Simken Drive
Lansing, Michigan 48910

Property Highlights

- 11,598 SF building with 12 units
- Established property built in 1966
- Renovated apartment interiors 2024/2026
- Prime location for retail and service industry workforce residents
- View of Beacon Park right outside the front door
- The combination of a quiet cul-de-sac location and park-side positioning creates a living environment that stands out in the marketplace - driving strong tenant appeal and stability.
- This asset delivers both strong lifestyle appeal for tenants and reliable income potential for ownership.

Offering Summary

Sale Price:	\$815,000
Building Size:	11,598 SF
Lot Size:	32,647 SF

For More Information



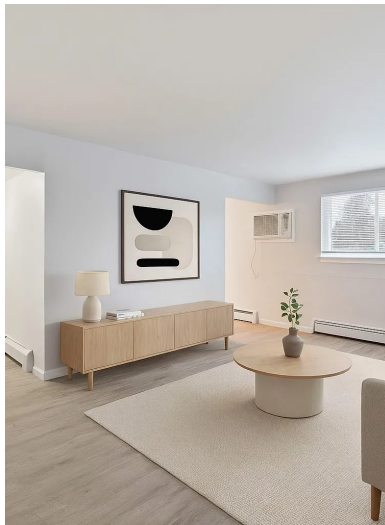
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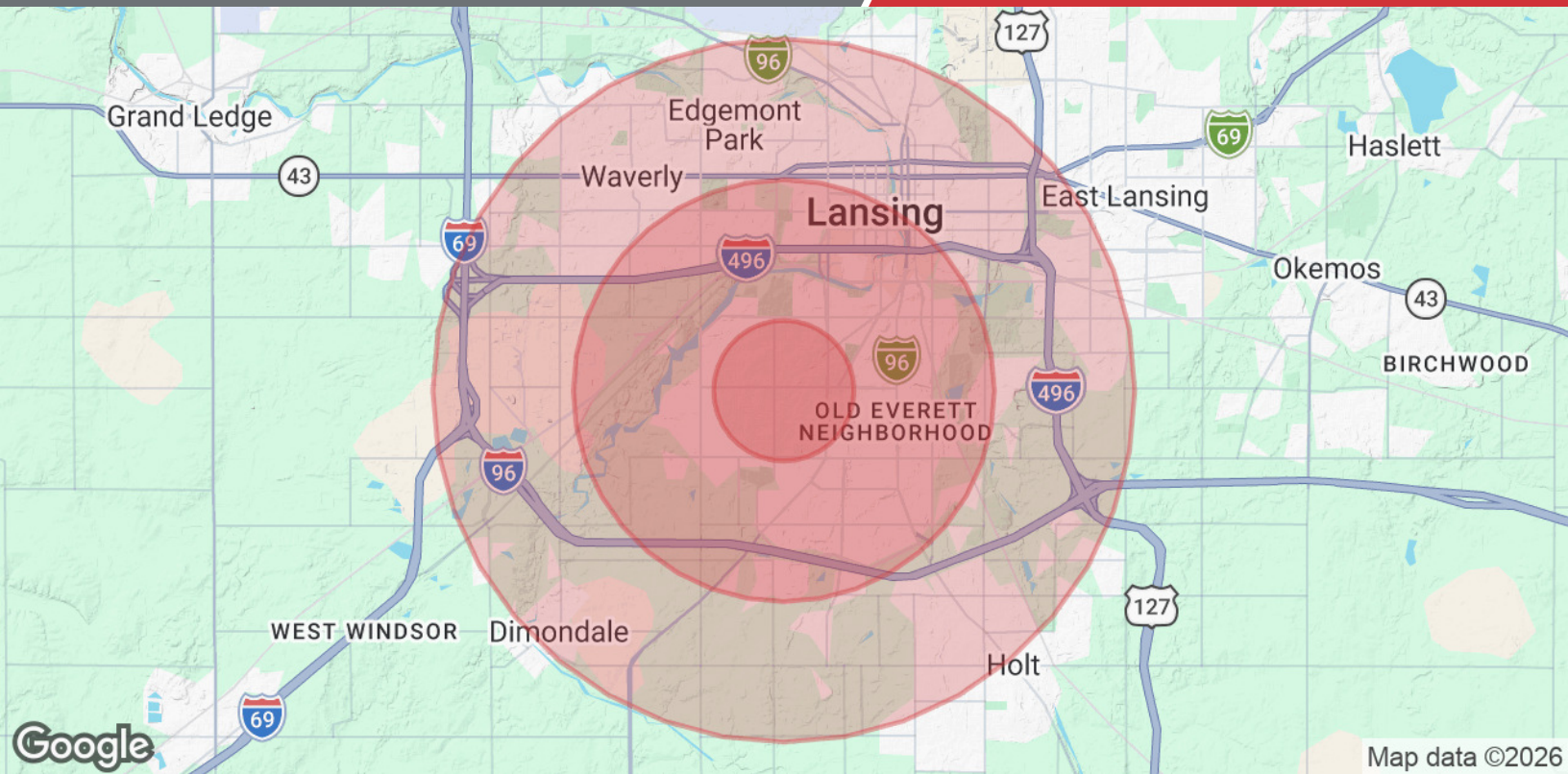


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Population	1 Mile	3 Miles	5 Miles
Total Population	12,050	73,766	160,913
Average Age	37.6	36.7	35.9
Average Age (Male)	33.0	35.4	35.0
Average Age (Female)	40.5	38.4	37.3
Households & Income	1 Mile	3 Miles	5 Miles
Total Households	5,293	33,343	71,172
# of Persons per HH	2.3	2.2	2.3
Average HH Income	\$59,661	\$66,430	\$71,428
Average House Value	\$143,610	\$141,519	\$160,153

2023 American Community Survey (ACS)