FOR SALE

5500 Division Ave SE, Kentwood, MI





PROPERTY FEATURES

Service Building

- 16,992 SF building can be utilized for retail, office or medical office
- Large open areas excellent for showroom or cubicles with several offices in the rear
- Perimeter windows and glass doors provide abundant natural light
- Wet sprinkler system, roof recently replaced and ample lighted doorstep parking
- · Recent renovations with new tenant build-outs
- Resurfaced parking lot, new rooftop cooling unit and new LED lighting on the building exterior

SALE PRICE:

\$799,000

(\$47.02 PSF)

CASH OR NEW MORTGAGE

FOR MORE INFORMATION:

Blake Rosekrans

Vice President, Brokerage Services
Direct: 616 726-5476
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BUILDING SPECIFICATIONS:		
DescriptionRe	tail/Service Building	
Building Size	16,992 SF	
Construction	Brick	
Years Built	1985 / 2017	
Ceiling Heights	12'-14'	
Signage	Pylon	
Sprinkled	Yes (Wet)	
Loading	1 Overhead Door	
Parking	Paved	
Lot Size	1.4 Acres	
AccessVia I	Division (shared with contiguous property)	

Tax Data City of Kentwood		
Parcel Number	41-18-31-103-068	
2025 SEV	\$533,200	
2025 Taxable Value	\$468,147	
2024 Taxes	±\$31,473/Year	
Zoning	FBC, Form Based Code	

FLOOR PLAN:

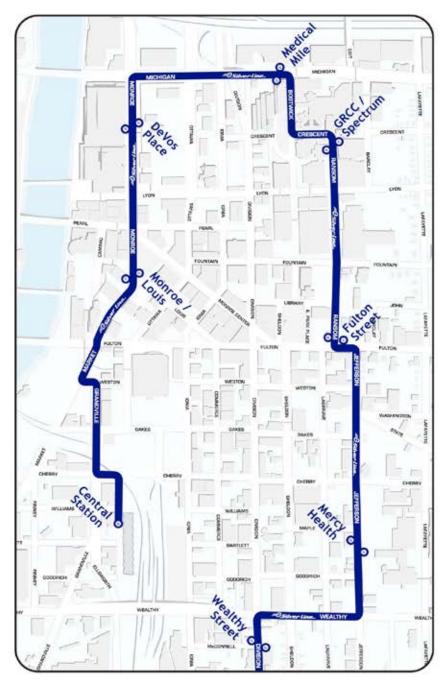


DIVISION AVE. SE



SL = Silver Line







AREA INFORMATION:

3 Minutes

To 54th St/Silver Line stop

1.0 Mile

To US-131/54 St., Exit 54 interchange

7 Minutes

To M-6/Kalamazoo Ave., Exit 11 interchange

10 Minutes

To Downtown Grand Rapids

8.2 Miles

To Gerald R. Ford International Airport

Convenient

To variety of retailers on a major thoroughfare

DEMOGRAPHICS			
Proximity	1-Mile	3-Mile	5-Mile
2024 Est. Population	12,085	85,990	209,909
2024 Est. Average Household Income	\$71.849	\$88.879	\$96,126
2024 Est. Household	4,704	33,155	81,461

