



Offering Summary

Lease Rate	\$12-16 /sqft NNN
Building SQFT	2,145 – 7,434 SF
Avg Daily Traffic	13,008
Year Built	1973
County	Manistee
Township	Manistee
Zoning Type	Commercial

Opportunity Overview

This end-cap unit provides prime visibility with a versatile design opportunity. With lease options at \$12 NNN as-is or \$16 NNN with Tenant Improvements, this property offers flexibility for businesses' specific needs. Ample parking ensures convenience and accessibility for business. Cypress St provides for an AADT of 13,008 vehicles daily. Tenant Improvement package provided to modify exterior of building.

Property Highlights

- End-cap unit offering prime visibility
- Flexible leasing options (\$12-\$16 /SF)
- Customizable buildout options
- Private Parking

