

FOR LEASE

3205 West Saginaw Street, Lansing



HIGH PROFILE RETAIL CENTER ON WEST SAGINAW ST. JUST EAST OF WAVERLY ROAD, LANSING

6,800 SF retail center just east of the busy Waverly & Saginaw intersection. Situated in high-traffic area along West Saginaw retail corridor. Area retailers include Dairy Queen, McDonald's, Tommy's Express Car Wash, Little Caesars and more!

AVAILABLE SPACE:

Suite B: 2,400 SF

Suite D: 1,200 SF

LEASE RATE:

\$10.00

PSF/YR NNN

Est. NNN's:

\$4.18/SF/YR

CARSON PATTEN

Vice President, Retail Advisor

Direct: 517 319-9230

carson.patten@martincommercial.com

SAMANTHA LE

Senior Associate, Retail Advisor

Direct: 517 319-9279

samantha.le@martincommercial.com



PROPERTY INFORMATION



6,800 SF
RETAIL
STRIP
CENTER



27,134
VEHICLES
PER DAY



HIGH
VISIBILITY
SAGINAW
STREET



AMPLE
FREE
PARKING



PYLON &
BUILDING
SIGNAGE



0.5 MILES
TO MAJOR
CROSS
ROAD



MAJOR
RETAIL
CORRIDOR



1.5
MILES
TO I-496

martincommercial.com | 517.351.2200 | 1111 Michigan Ave., Ste 300 | East Lansing, MI | 48823

© 2024 MARTIN COMMERCIAL PROPERTIES, INC. ALL RIGHTS RESERVED. THIS INFORMATION HAS BEEN OBTAINED FROM SOURCES BELIEVED RELIABLE BUT HAS NOT BEEN VERIFIED FOR ACCURACY OR COMPLETENESS. YOU SHOULD CONDUCT A CAREFUL, INDEPENDENT INVESTIGATION OF THE PROPERTY AND VERIFY ALL INFORMATION. ANY RELIANCE ON THIS INFORMATION IS SOLELY AT YOUR OWN RISK. MARTIN COMMERCIAL PROPERTIES AND THE MARTIN LOGO ARE SERVICE MARKS OF MARTIN COMMERCIAL PROPERTIES, INC. ALL OTHER MARKS DISPLAYED ON THIS DOCUMENT ARE THE PROPERTY OF THEIR RESPECTIVE OWNERS. PHOTOS HEREIN ARE THE PROPERTY OF THEIR RESPECTIVE OWNERS. USE OF THESE IMAGES WITHOUT THE EXPRESS WRITTEN CONSENT OF THE OWNER IS PROHIBITED.



AREA INFORMATION

5 Minute

walk to West Park Development

2.4 Miles

to downtown Lansing

1.5 Miles

to I-496

1.6 Miles

to regional Lansing Mall

**Conveniently
Located**

In retail corridor with shopping,
restaurants, entertainment, and growing
residential area

DEMOGRAPHICS

Proximity	1-Mile	3-Mile	5-Mile
Population	8,127	67,272	149,029
Households	3,503	29,081	63,345
Household Income	\$87,034	\$85,778	\$88,725

