



FOR SALE

Investment Property

4180 Plainfield Ave. NE

\$950,000



Features:

- ◆ 65,000 NOI
- ◆ 1 - 1,970 sf suite vacant
- ◆ Tenants include Save-A-Lot and Advanced Cash



For complete information
Contact:

Dave Kwekel, CCIM

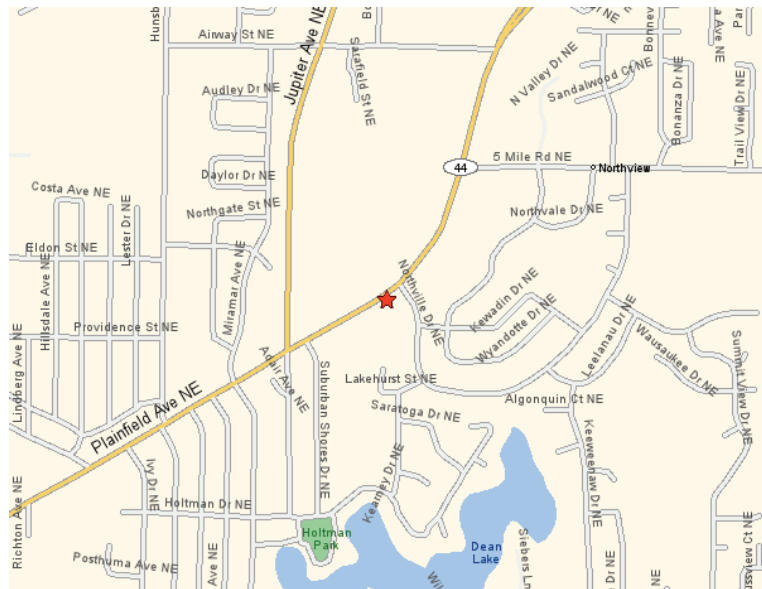
(616) 583-1200

dave@dkwekel.com



Investment Facts:

- ◆ Busy grocery store parking lot
- ◆ Across from Lowe's and Kmart



FOR SALE
4180 Plainfield Ave. NE

SIZE: • 21,699 sq. ft.

LOCATION: Across from Lowe's

GENERAL BUILDING FEATURES:

Construction:	Block and Glass
Heat:	Gas / Forced Air
Ceiling Height:	8' to 16'
Lighting:	Fluorescent
Roof:	Rubber
Sprinklered:	Yes
Parking:	Ample Off-street
Year Built:	2006

GENERAL INTERIOR FEATURES:

Air Conditioning:	100%
Ceiling:	8' to 16'
Construction:	Drywall
Windows:	Thermal
Heat:	Gas / Forced Air
Restrooms:	Yes

UTILITIES: All municipal utilities available.

PERMANENT PARCEL #: 41-10-33-278-015

MUNICIPALITY: City of Grand Rapids

ZONING: 201 COMMERCIAL - IMPROVED

PRICE & TERMS: \$950,000.00 Cash / Conventional

POSSESSION: At Close

**For More Information
Contact:**

Dave Kwekel, CCIM
Dave Kwekel Development, LLC
7660 Clyde Park Ave. SW
Byron Center, Michigan 49315
Telephone: 616-583-1200
Fax: 616-583-1201
Email: dave@dkwekel.com

SEE OUR WEBSITE AT: <http://www.dkwekel.com>

THIS INFORMATION HAS BEEN FURNISHED FROM SOURCES WHICH WE DEEM RELIABLE, BUT FOR WHICH WE ASSUME NO LIABILITY.