



FOR SUBLEASE

1,165 sq. ft. suite

234 Divison Ave. N

Features:

- ◆ Join an Entire Floor of Attorneys
- ◆ Use of Conference Room
- ◆ Use of Copier, Scanner, and Administrative Staff
- ◆ Sublease from VanAndel Institute



For complete information
Contact:

Dave Kwekel, CCIM

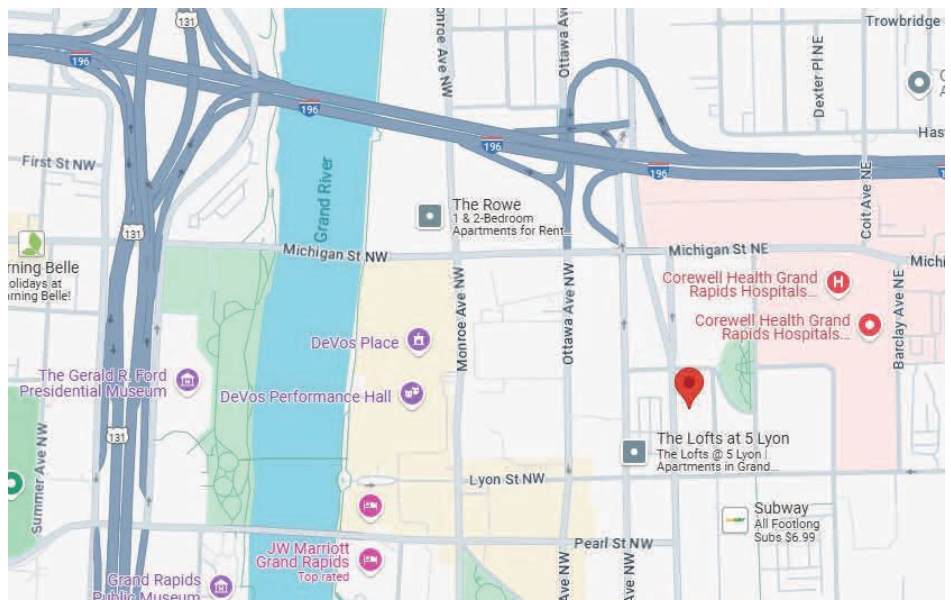
(616) 583-1200

dave@dkwekel.com



Why locate here?

- ◆ A Signature Address for Grand Rapids
- ◆ Surface Parking at Front Door



FOR SUBLEASE
234 Division Ave. N

SIZE: • 1,165 sq. ft. \$971.00 / month

LOCATION: Between Crescent and Lyon

GENERAL BUILDING FEATURES:

Construction:	Brick
Heat:	Forced Air / Gas
Ceiling Height:	10'
Lighting:	Fluorescent
Roof:	Rubber
Sprinklered:	Yes
Parking:	Ample
Year Built:	999

GENERAL INTERIOR FEATURES:

Air Conditioning:	Yes
Ceiling:	10'
Construction:	Drywall
Windows:	Thermal
Heat:	Forced Air / Gas
Restrooms:	Yes

UTILITIES: All municipal utilities available.

PERMANENT PARCEL #: 41-14-30-105-006

MUNICIPALITY: Grand Rapids

ZONING: 201 COMMERCIAL IMPROVED

PRICE & TERMS: \$17.54 per square foot per year with tenant paying extra cost of liability and content insurance, telephone, copier pages, and internet along with annual cost of living adjustment in the rental
Term: 36 mo. Lessor to approve use & credit.

POSSESSION: At Close

For More Information Contact:

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