

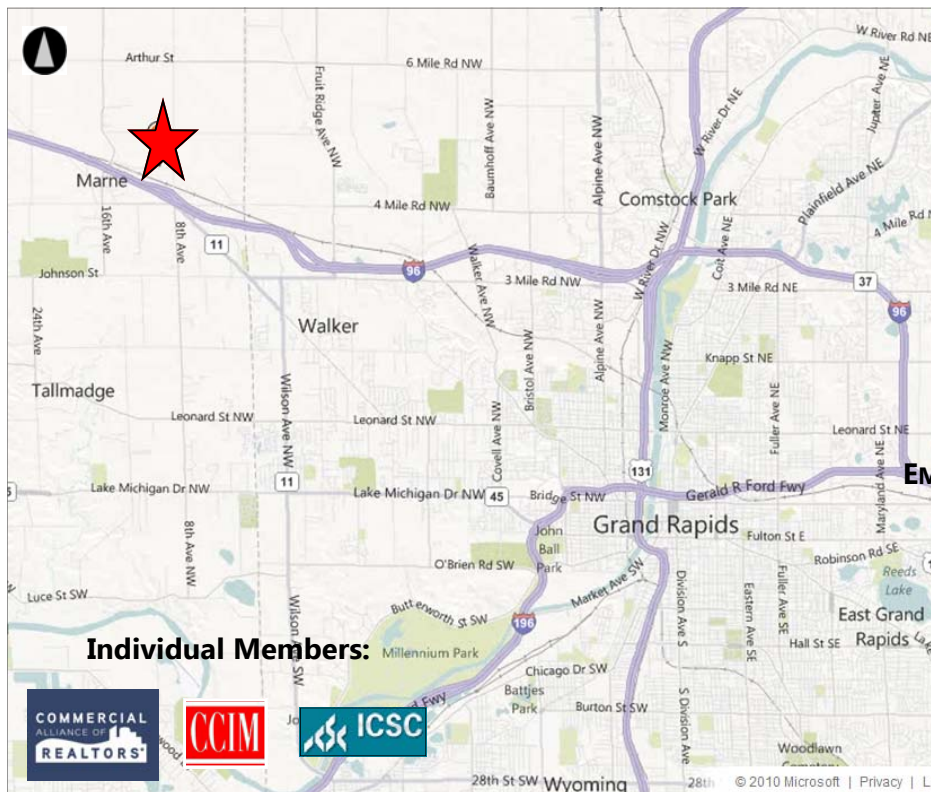
169 MONROE AVENUE NW
SUITE 300
GRAND RAPIDS, MI 49503

INDUSTRIAL BUILDING FOR LEASE

**985 COMSTOCK STREET
MARNE, MI**



VERY CLEAN / WELL MAINTAINED / REASONABLY PRICED



For More Information:

JACK TEGGELAAR

TEL: (616) 742-5200

CELL: (616) 318-0768

EMAIL: jack@colburnhundley.com

Colburn Hundley, Inc.

169 MONROE AVE. NW

SUITE 300

GRAND RAPIDS, MI 49503

TEL: (616) 742-5200

FAX: (616) 742-5207

www.colburnhundley.com



985 COMSTOCK STREET, MARNE

BUILDING FEATURES

- Total Building Size: 15,680 Sq. Ft.
- Total Building Area Available: 10,880 Sq. Ft.
- Office: 2,240 Sq. Ft.
- Ceiling Height - Warehouse: 16'
- Overhead Drive-in Doors: (4) 14'
- Loading Dock Access: (1) Dock
- Electrical: 480-3 Phase (200 Amps, 400 Amps Possible)
- 6" Concrete Floors
- Building is divided: 10,880 Sq. Ft. and 4,800 Sq. Ft. (Back 4,800 Sq. Ft. is leased on a month to month tenancy)
- Steel Clad Pole Barn with Steel Paneled Interior Walls
- Convenient location with immediate access to I-96

ZONING

Industrial

LEASE RATE

\$3.50psf x 10,880 Sq. Ft. = \$3,173.33/Month

LEASE TERMS

36 - 60 Month Lease. Gross Lease.
Possession: At lease signing, payment of
security deposit & 1st mo's rent.

LESSOR PROVIDES

Taxes, Fire Ins., Snow Plowing, Roof & Structural

LESSEE PROVIDES

Utilities, Mechanical Maintenance,
Phone & Janitorial

