

FOR LEASE

1925 Breton Rd SE

1925 Breton Road SE, Grand Rapids, Michigan 49506

5,064 SF / 5,250 SF



Office Space near East Grand Rapids

- Located across from the amenities of Breton Village
- Spaces are in shell condition and ready for a user's custom buildout
 - Suite 150 – 5,250 SF
 - Suite 300 – 5,064 SF
- Building completely renovated in 2019
- Back up generator available
- Building and monument signage available

Lease Rate: \$15.00/RSF Modified Gross

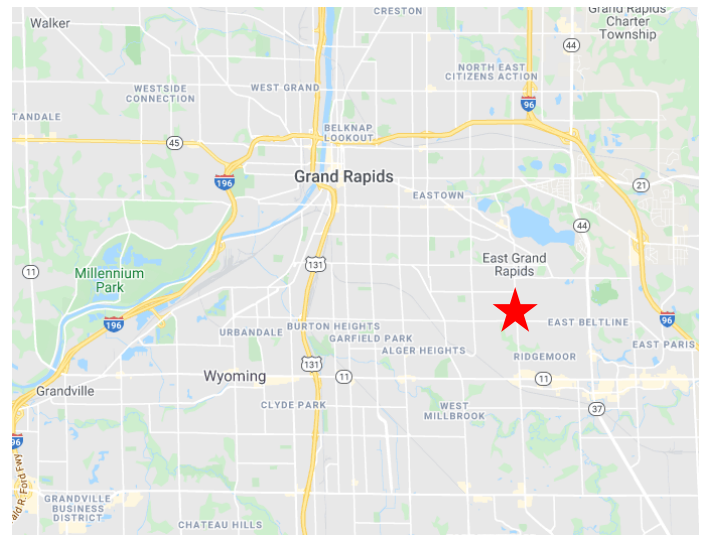
Jason Webb, SIOR, CCIM

Senior Director

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**CUSHMAN &
WAKEFIELD**

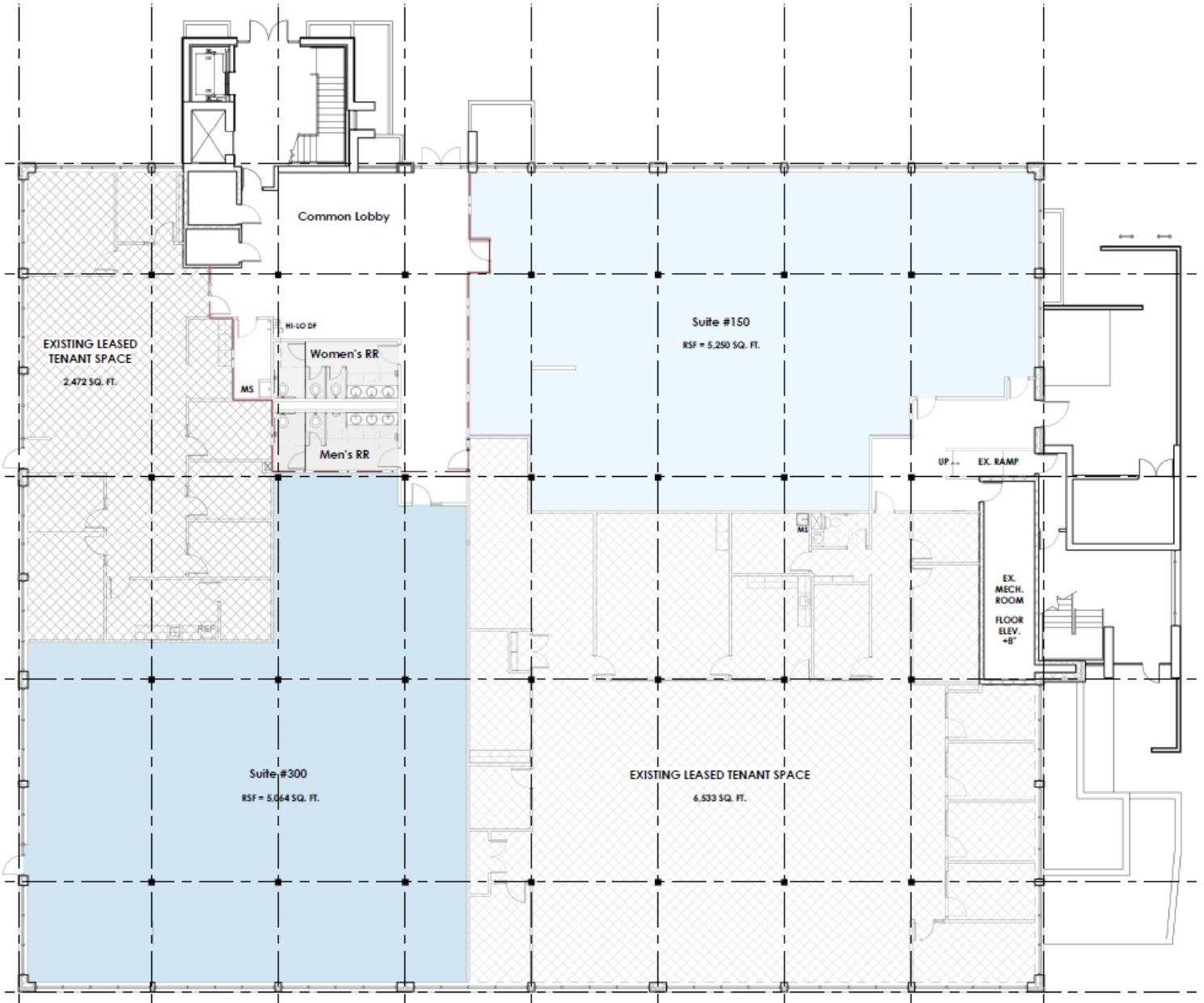
cushmanwakefield.com

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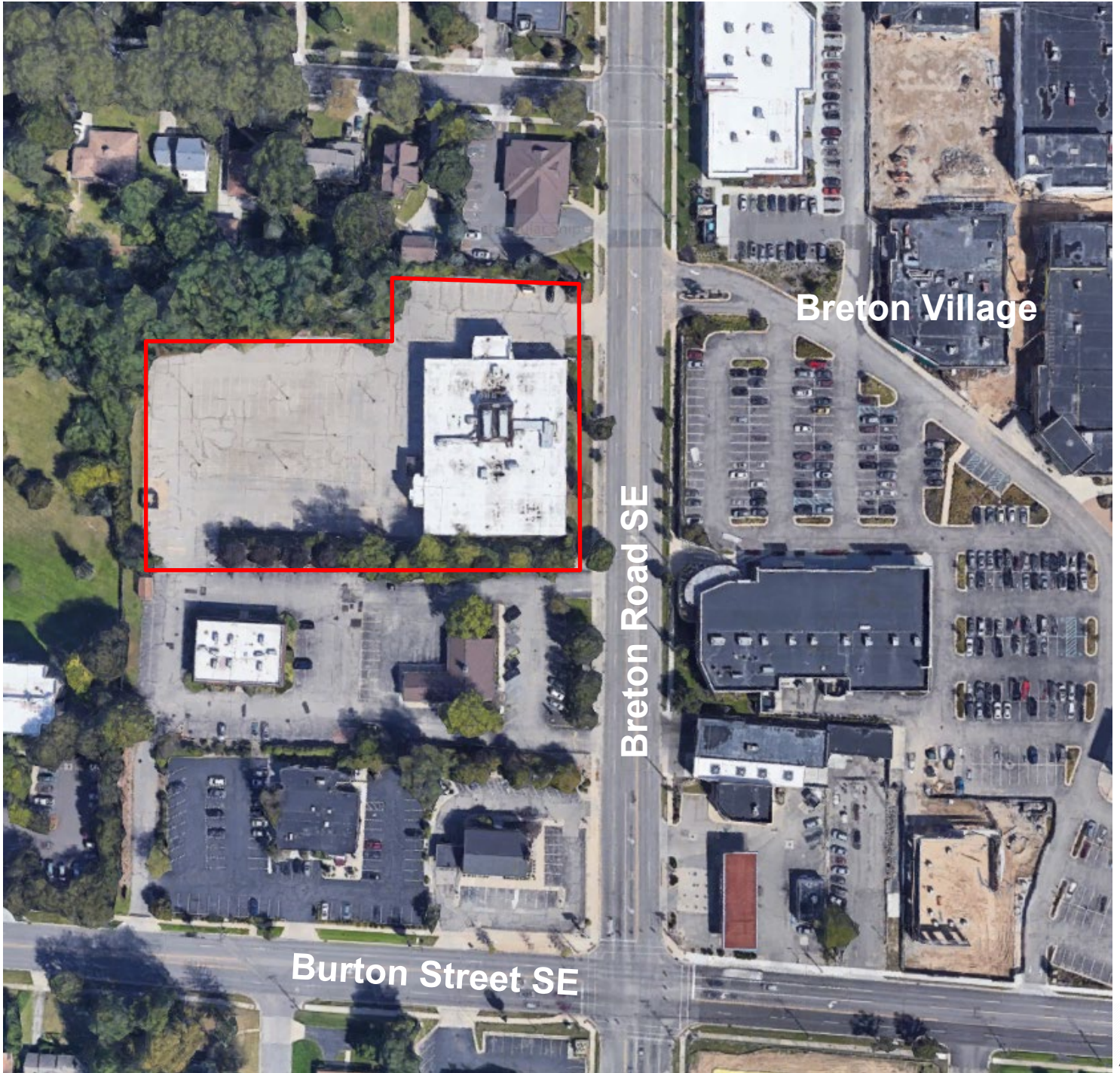


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GENERAL INFORMATION

Address	1925 Breton Road SE Grand Rapids, MI 49506
Total Building Area	44,000 SF
Primary Use	Office
Year Renovated	2019
Year Built	1974
Stories	2

PRICING

Rental Rate	\$15.00/SF
Monthly Rent	Suite 150: \$6,562 Suite 300: \$6,330
Lease Type	Modified Gross; Tenant pays suite electric, janitorial, phone/data

LISTING AGENT

Jason Webb, SIOR, CCIM

Senior Director
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DEMOGRAPHICS

	Population	Average Household Income	Daytime Population
2 Mile	51,157	\$89,044	38,070
5 Miles	257,376	\$76,033	194,902
10 Miles	527,936	\$80,613	348,969

SITE DETAILS

Total Land Area	2.70 acres
Zoning	ND-NOS
Parcel ID	41-18-04-477-025
Parking	157 surface spaces
Frontage	+/- 210 feet
Major Crossroads	Breton Rd SE and Burton ST SE
Neighboring Businesses	Salsa Tex-Mex Bella Italia Ristorante Davis Library Social Security Administration Rite Aid Chase Bank Michigan First Credit Union



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