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# Old Business District Retail Space

# FOR SALE







FOR MORE INFORMATION, CONTACT:

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**Individual Members:** 





#### **COLBURN COMMERCIAL PROPERTIES, LLC**

2890 WILSON AVENUE SW GRANDVILLE, MICHIGAN 49418

COLBURNCommercial Properties.com

## PROPERTY OVERVIEW

#### **DESCRIPTION OF PROPERTY / LOCATION:**

Located at the high traffic intersection of Division Ave and 44th Street. Almost 3,000 sf of retail space currently used as a bridal store available for many applications. The main floor space has 12' average ceiling height, and basement with 7' ceilings. The store has dedicated front and rear parking available. The retail space to the north is also available for sale and can be combined for a larger space.



• BUILDING SIZE: 2,920 sf

• LOT SIZE: .06 Acres

• YEAR BUILT: 1925

• RENOVATED: 2010

• MUNICIPALITY: City of Kentwood

• UTILITIES: City

• Studio apartment above with full bath and kitchenette



	104'	
20 <sup>'</sup>	1 STY EXC 1240 SF 14' HT 62'	2 STY UNEX 840 SF 20' HT 42'

### **Retail Real Estate**

4354 Division Ave SE Kentwood, MI 49548

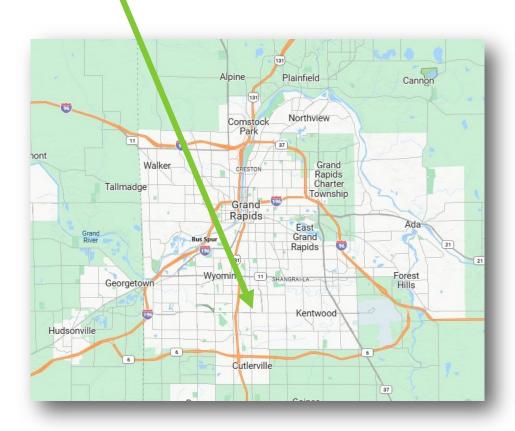
Price: \$350,000





## **AERIAL PHOTO & MAP**





The information contained herein has been provided by the owner of the property or other sources we deem reliable, we have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

