

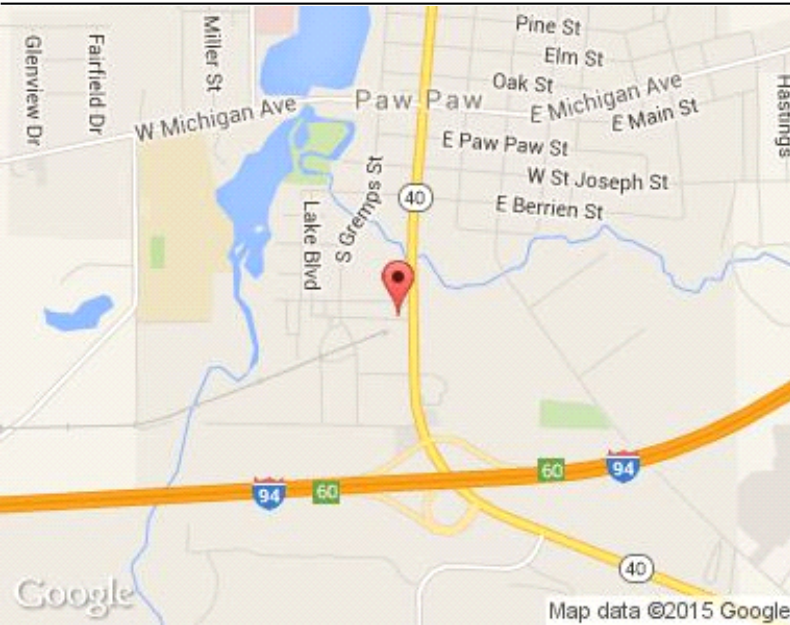
**Winery Shops Center**  
804 S Kalamazoo Street | Paw Paw

## Winery Shops Center Paw Paw Retail/Office Location

Retail / Office  
For Sale or Lease  
804 S Kalamazoo Street  
Paw Paw, Michigan

### Overview:

Great retail building available in Paw Paw just north of the I-94 exit and next door to St. Julian Winery. Suites can be used for office, retail or restaurant users. The center has great traffic counts & visibility with excellent signage. The suites are priced for any small business operator.



### Contact Information:

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### Information:

County:	Van Buren
Gross Size:	9,700 SF
Available for Lease:	2,475 SF
Buildings / Units:	1 Building / 1 Unit
Building Levels:	1 Level
Total Acres:	0.63 Acres
Lot Dimensions:	140' x 257' Irr.
Year Built:	1970
Zoning Code / Description:	C / Commercial
Construction:	Metal / Steel
Sewer / Water:	Public / Public
Heat Type / Source:	Forced Air / Gas
Parking # / Type:	Asphalt / Asphalt
Restrooms:	8 / Private
Air Conditioning:	Central Air
RE Taxes / Year:	\$14,632.76 / 2016

### Sale Price:

**\$599,000**

PRICED REDUCED !! See Agent For Details.

### Lease Price:

**\$11.50/SF Modified**

+ Utilities & Int. Janitorial