

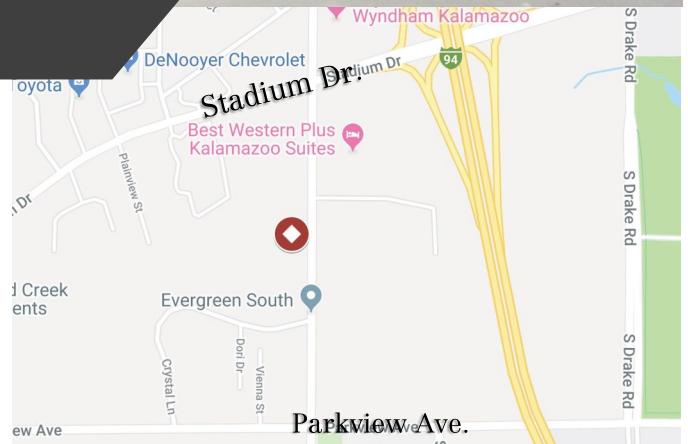
# Executive Office Suites For Lease



2800 S. 11TH STREET, KALAMAZOO, MICHIGAN

## Property Features

- Newly constructed executive office suites
- Beautiful, individual private offices with large windows
- Tenant will have convenient use of community kitchen/break area, printers/ copy machines (extra cost), restrooms, Wifi, reception area and storage space
- All utilities included (excluding phones)
- Conveniently located within 1/2 mile of US-131 & Stadium Drive amenities



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# Asset Overview

2800 S. 11th Street  
Kalamazoo, MI

## More Than An Address

Brand new executive office suites available for lease on the west side of Kalamazoo. Beautiful individual private offices with large windows allowing for maximum natural light. Tenant will have convenient use of spacious community kitchen/break area, printers/copy machine (at additional cost), restrooms, WiFi, reception area and storage space. All utilities included (excluding phones). Conveniently located less than 1/2 mile away from US-131 and Stadium Drive amenities.

## The Offering

Lease Rate **Executive Suites: \$525.00/month**

Lease Type **Full Service**

Availability **88 SF up to 352 SF**



# Lease Overview

2800 S. 11th Street  
Kalamazoo, MI

## The Building

Location	11th St—Between Stadium Dr. & Parkview Ave.
# of Buildings	1
Total Building SF	3,527 SF
Acreage	2 Acres
Construction	Wood Frame
HVAC	Gas/Forced Air
Air Conditioning	100%
Signage	No
Parking	On-site free surface
Zoning	R-3 RES

## Lease Information—Existing Suites

Lease Type	Full Service
Terms	Up to 12 months
Tenant Provides	Telephone
Landlord Provides	Electric, Air Conditioning, Gas/Heat, Janitorial, Refuse Removal, Water, Sewer, Snow Removal, Taxes, Insurance, Roof & Structural
Possession	Immediately

## Availability

Suite	Rentable SF	Type	Monthly Rent
A	88 SF	Full Service*	\$525.00
B	88 SF	Full Service*	\$525.00
C	88 SF	Full Service*	\$525.00
D	88 SF	Full Service*	\$525.00
All	352 SF	Full Service*	\$1,950.00

\*Excludes telephone

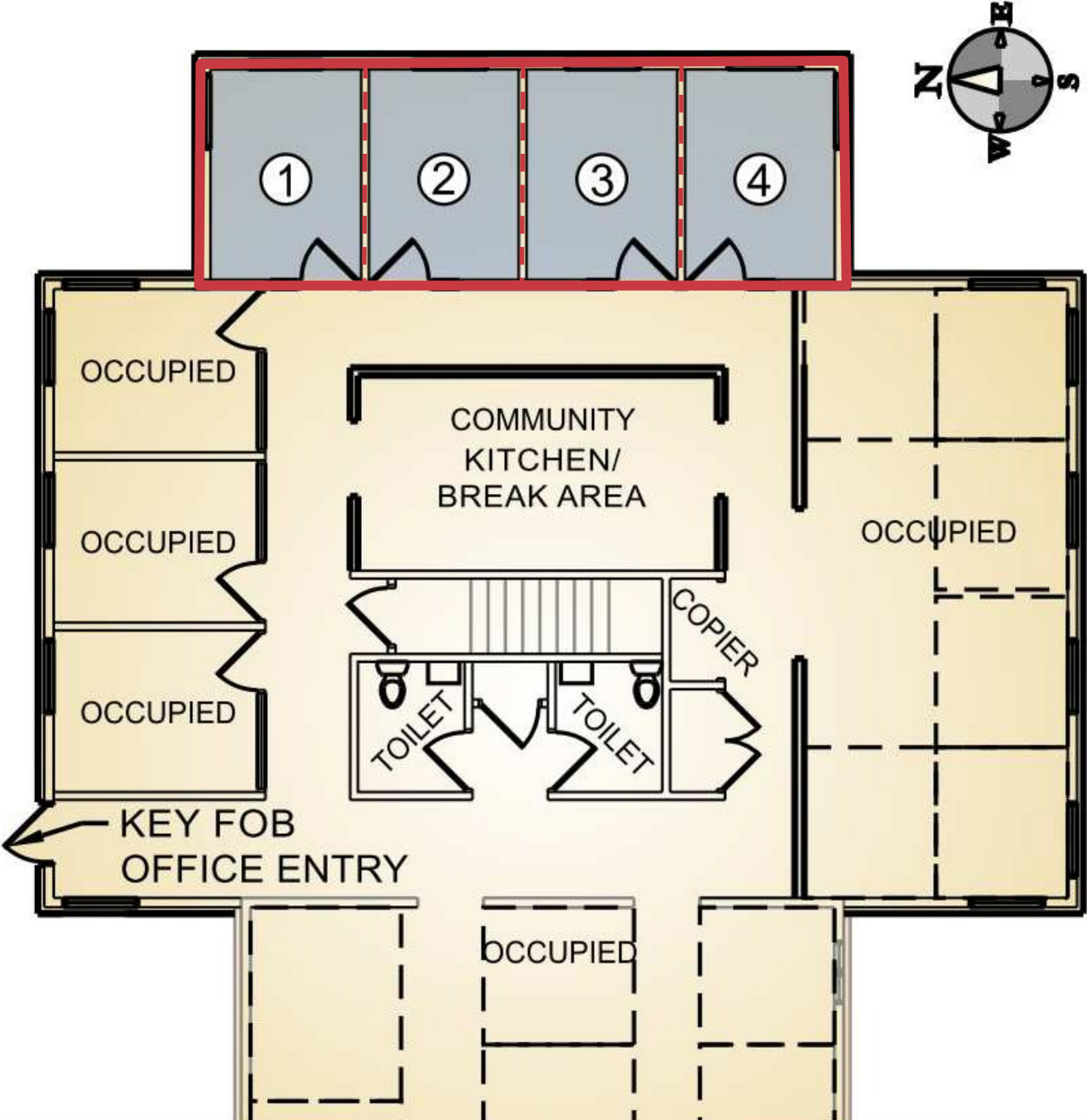
# Interior Photography

2800 S. 11th Street  
Kalamazoo, MI



# Floor Plan

2800 S. 11th Street  
Kalamazoo, MI



1, 2, 3, & 4 — Executive Suites, 88 SF each  
Or all four suites = 352 SF

# Aerial Map

2800 S. 11th Street  
Kalamazoo, MI



# Location Map

2800 S. 11th Street  
Kalamazoo, MI

