

# THREE (3) UNIT OFFICE BUILDING IN DOWNTOWN LANSING ACROSS FROM CITY VIEW APARTMENTS



**FOR SALE**

118 West Lenawee St.  
Lansing, MI

**BUILDING:**  
1,604 SF

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## Historic Building Remodeled in 1998, all Three (3) Units have Private Entrances


This two-story downtown office building is conveniently located just off Capitol Avenue. Recent improvements include new awnings, building sign and carpet in units A and B. Restrooms and break area located on each floor and basement offers storage possibilities. On-site & street parking available. Located within walking distance to CATA Transportation Center, Cooley Law School, State Capitol, restaurants and shops on Washington Square.

SALE PRICE:


# \$139,900


CASH OR NEW MORTGAGE  
(Expenses available upon request)

## PROPERTY INFORMATION

 1,604 SF  
+ BASEMENT

 PARCEL:  
0.046 ACRE

 BUILT:  
1904 & Renovated  
in 1998

 PARKING:  
PRIVATE & STREET  
PARKING

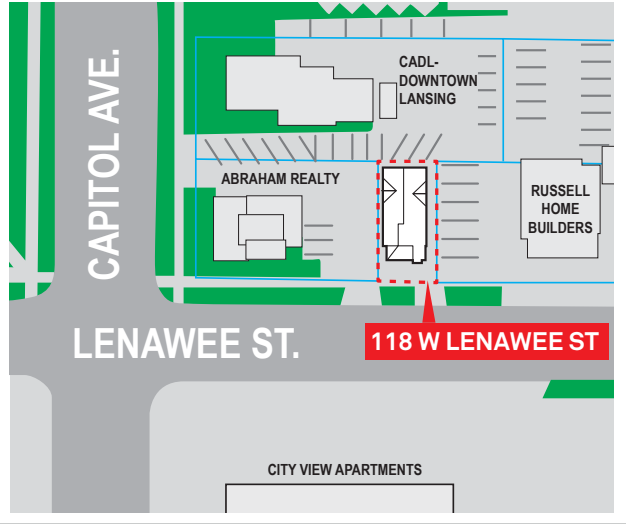
 ZONING:  
G-1 BUSINESS

 9 MINUTE WALK  
TO STATE CAPITOL



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# SITE PLAN



## DOWNTOWN LANSING MAP

### AREA INFORMATION

**<2 Minute**

drive to I-496

**<8 Minute**

walk to Reutter Park,  
CADL-Downtown Lansing, CATA  
Transportation Center, Cooley Law  
School and State Capitol

**<7 Minute**

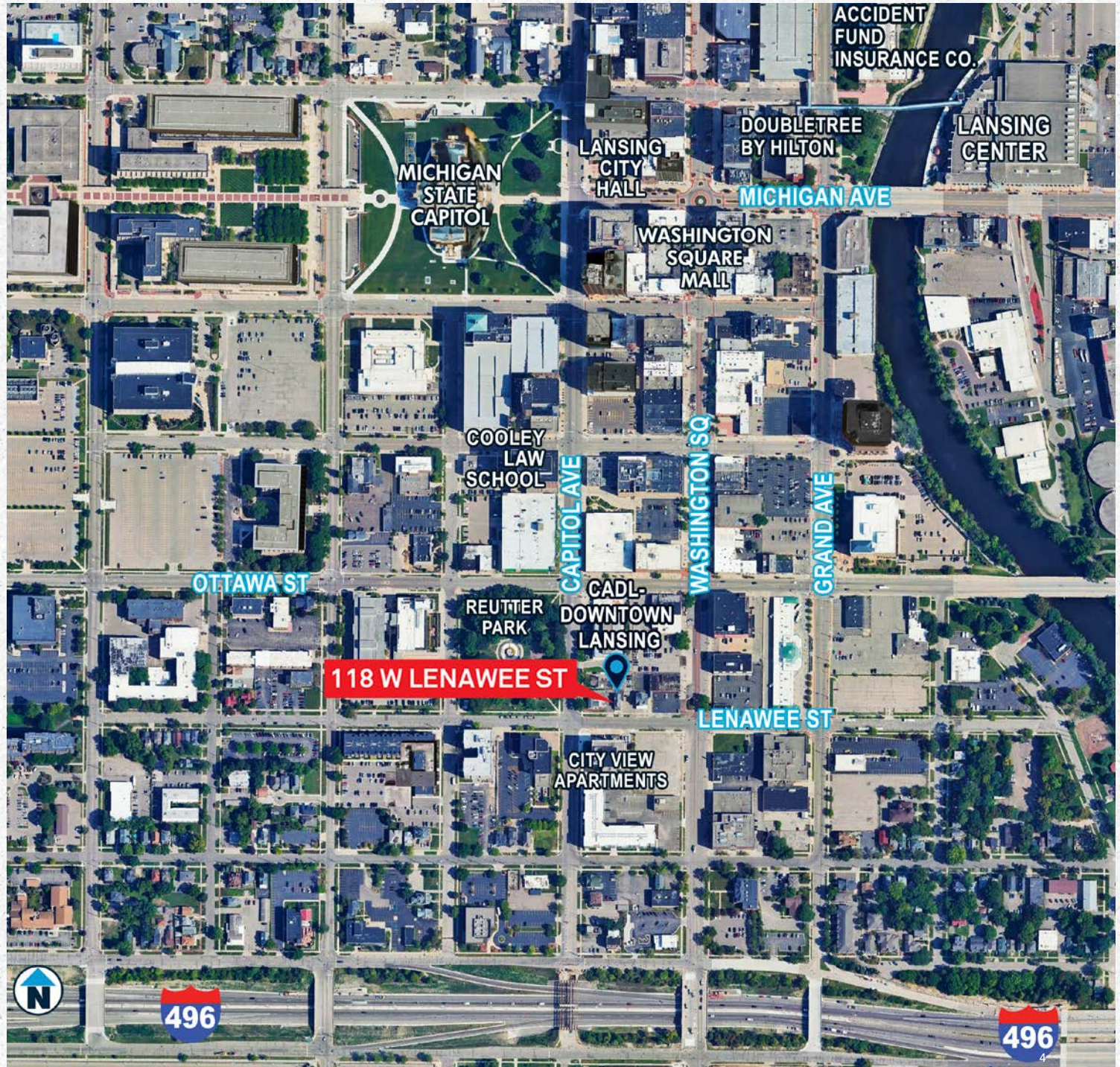
drive to Michigan State University

**±35 Restaurants**

& coffee/specialty shops

**Conveniently  
Located in  
Downtown**

MI state government buildings,  
universities, parks, Washington  
Square entertainment, shopping and  
restaurants



### CITY OF LANSING TAX DATA

Parcel Number	33-01-01-16-378-031
2024 SEV & Taxable Value:	\$72,900
2023 Taxes:	\$6,077±