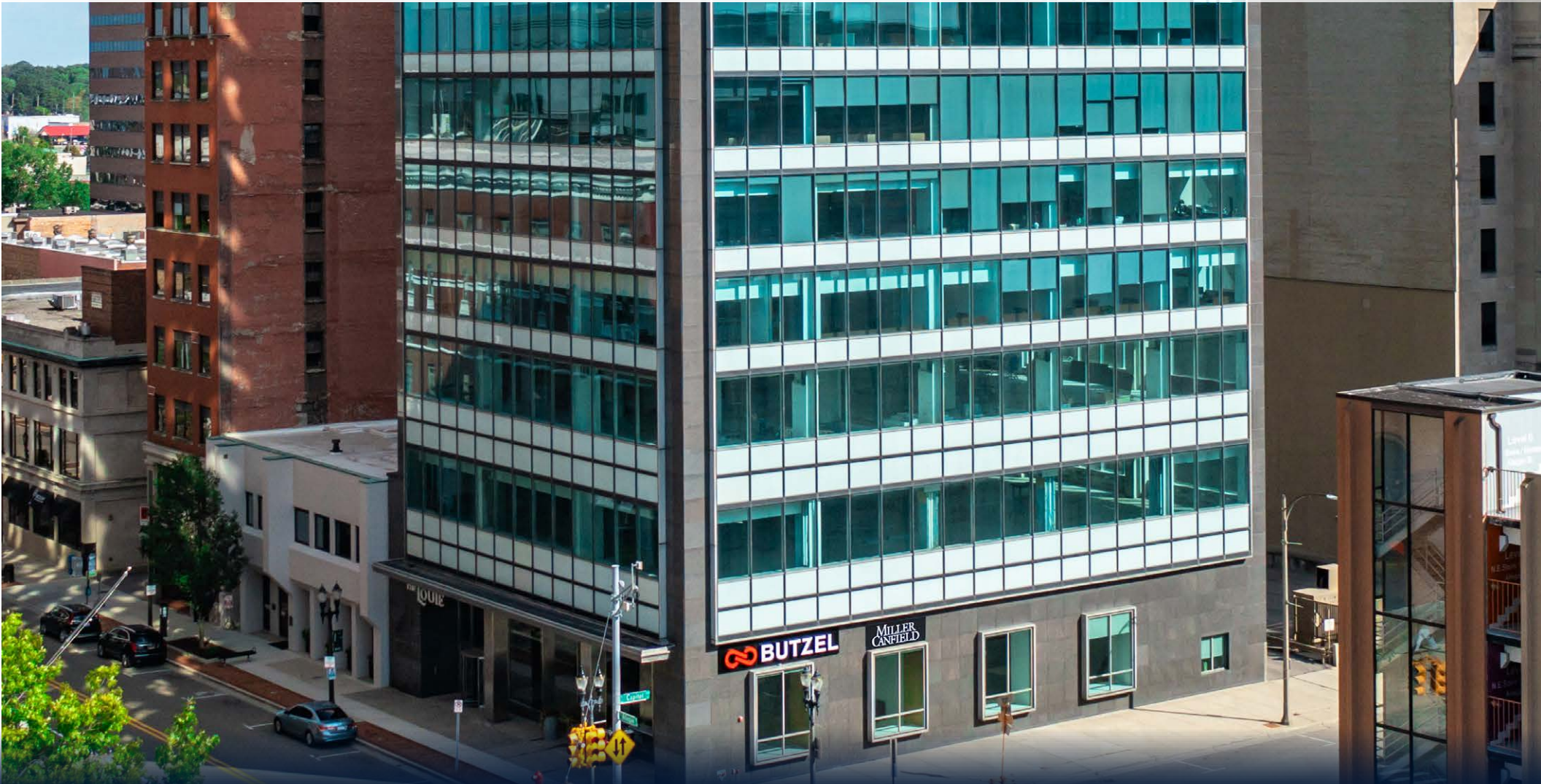


THE LOUIE, CLASS A OFFICE SPACE

CORNER OF ALLEGAN ST. AND CAPITOL AVE., DOWNTOWN LANSING



FOR LEASE
123 W. Allegan St.,
Lansing, MI

AVAILABLE
1st Floor: 4,993 SF
3rd Floor: 7,436 SF

ERIC F. ROSEKRANS, CCIM, CPM

Executive Vice President

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Martin

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Professional Office Space With Stunning Views of the Capitol and Downtown Lansing

The Louie is an 11-story office building located adjacent to the State Capitol. Formerly known as the Farnum Building, it underwent a \$20 million renovation in 2020 by the Boji Group, incorporating the latest design elements and technologies to create an exceptional experience for tenants. The first (4,993 SF) and third floors (7,436 SF), are currently available and can be fully customized with professional design and space planning services.

This premier location is home to leading organizations such as AARP; Dickinson Wright; Miller, Canfield, Paddock & Stone; Public Affairs Associates; Butzel Long; and Freedom Group, making it one of downtown Lansing’s showcase properties.

LEASE RATE:
\$32-35.00
PSF/YR, PLUS UTILITIES

AVAILABLE
1st Floor: 4,993 SF
\$35.00 PSF/YR, Plus Utilities with furniture
3rd Floor: 7,436 SF
\$32.00 PSF/YR, Plus Utilities

PROPERTY INFORMATION



SPACE:
4,993 and 7,436 SF



SPACE:
Modern Space with High-End Finishes



AMENITIES:
Walking distance to Restaurants, Shopping and Banking



LOCATED:
In the Heart of Downtown Lansing

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PROPERTY BROCHURE

The Louie, 123 West Allegan Street, Lansing, MI



AREA INFORMATION

Across From

Boji Tower & State Capitol

3 Minute

walk to Washington Square
Restaurants, Shopping
and Banks

8 Minute

walk to Lansing Community
College and The Lansing
Center

10 Minute

walk to Stadium District

Convenient

to all of Downtown Lansing's
Amenities

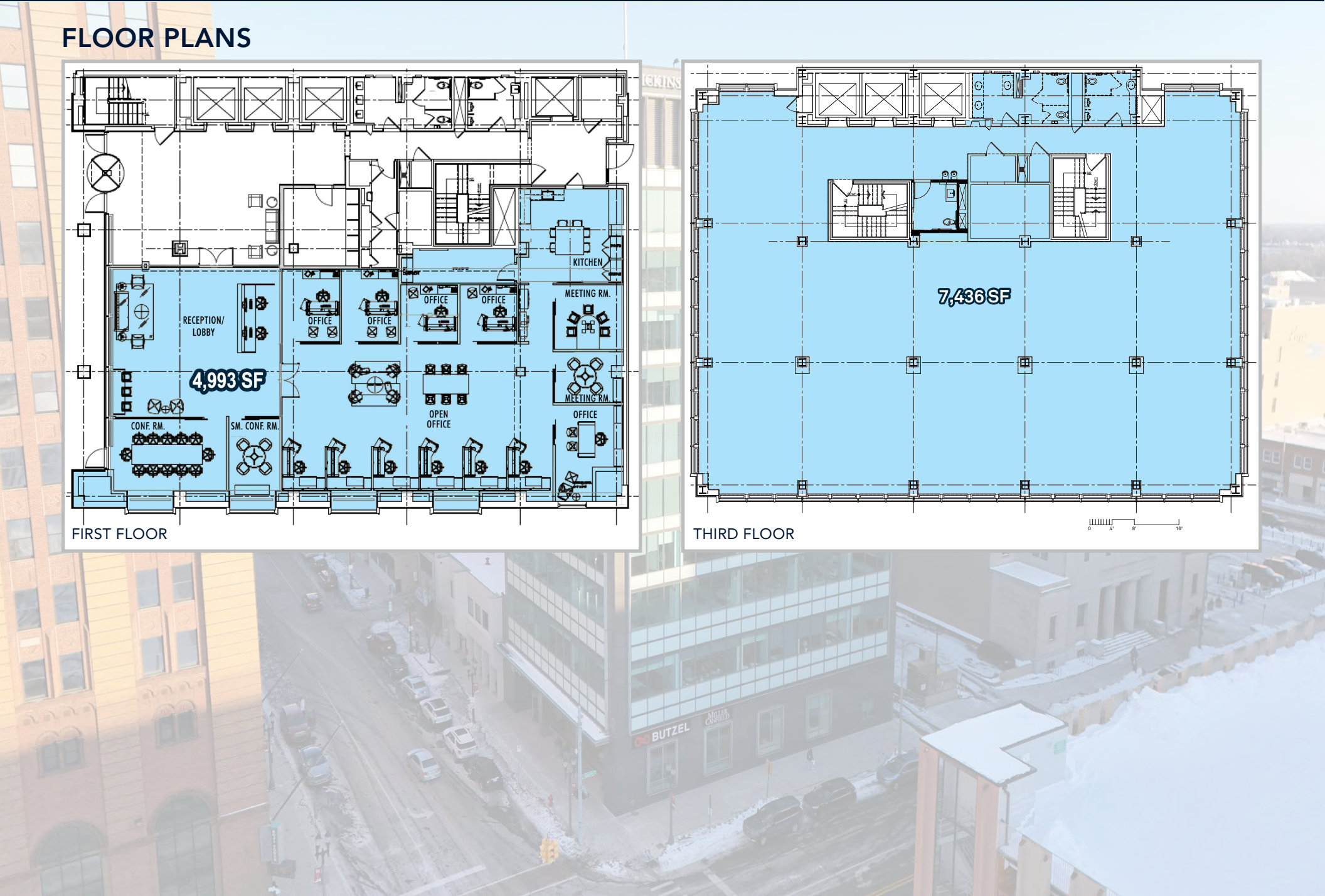
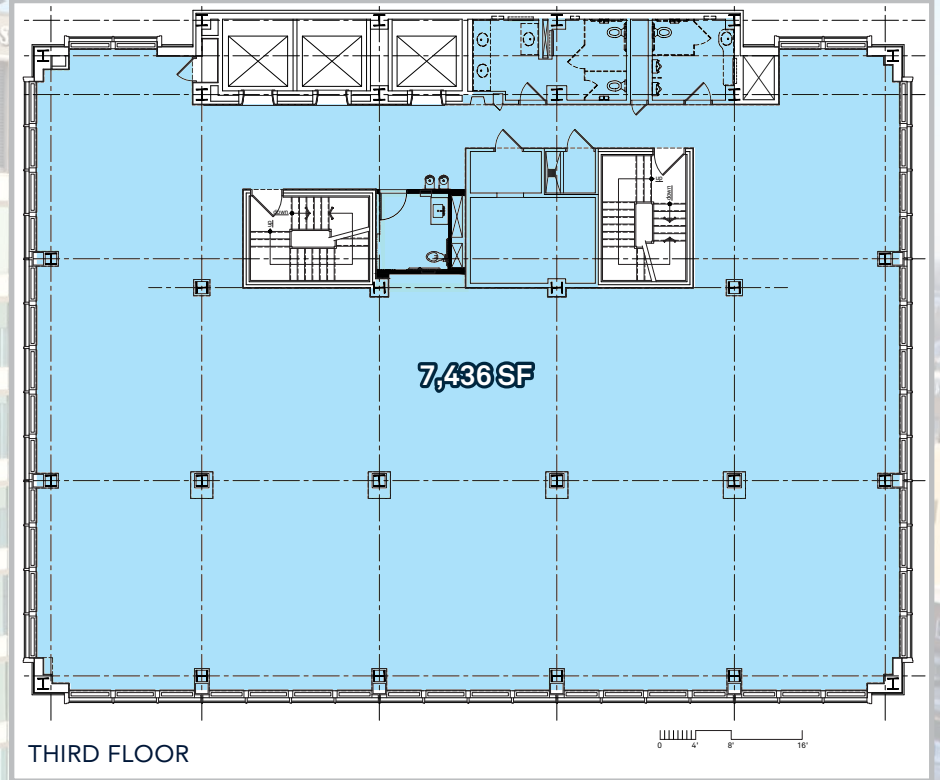
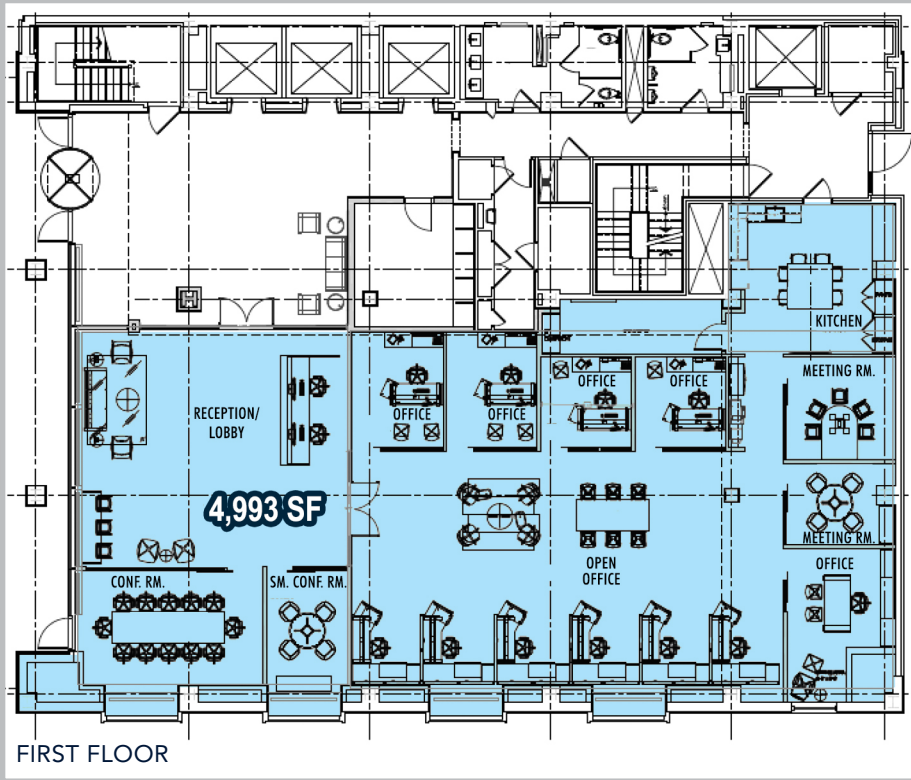


PROPERTY BROCHURE

The Louie, 123 West Allegan Street, Lansing, MI



FLOOR PLANS



PROPERTY BROCHURE

The Louie, 123 West Allegan Street, Lansing, MI



AERIAL MAP



PROPERTY BROCHURE

The Louie, 123 West Allegan Street, Lansing, MI



GALLERY

