

For Sale or Lease / 511 S Washington Ave, Lansing, MI 48933

PROFESSIONAL OFFICE SPACE Downtown - Washington Ave. and Lenawee St.



10,665 SF two-story professional office building located on corner of Washington Avenue and Lenawee St.

Sale Price

+ \$1,400,000

Space Available

+ 10,665 SF

Lease Terms

+ \$20.00/SF
+ Plus utilities and janitorial

Key Features

- + 24 on-site parking spaces
- + 1st floor features
 - Several conference rooms, training room, open area for cubicles, 14 enclosed offices, reception area, IT room, and work room
- + 2nd floor features
 - Breakroom, executive offices w/view overlooking Washington Avenue, and skylights for extra daylight
- + Cubicle furniture could be available
- + Great signage options

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Conference Room



Training Room



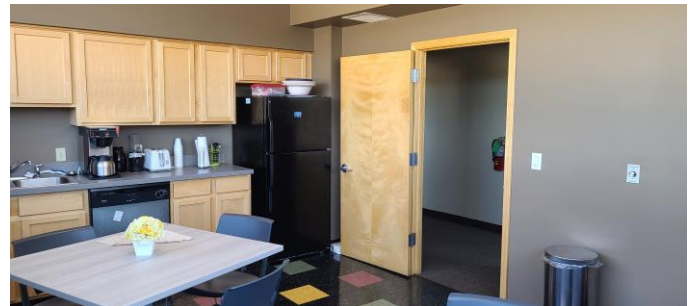
Work Room



Reception Area



Cubicles



Breakroom

Building Data

- + 10,665 SF two-story building on 0.538 acre
- + Built in 1950/renovated in 2001
- + Zoned Office

2019 Expense Data

Taxes	\$22,176±
Utilities	\$34,500
Janitorial & Building Maintenance	\$21,000

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Area Highlights

- + Conveniently located near the Lansing Community College, Davenport University, State of Michigan buildings and agencies
- + Easy access to I-496
- + Blocks from the State Capitol
- + Minutes away from East Lansing, Sparrow Hospital and Michigan State University

TAX DATA

Municipality	City of Lansing
Parcel #	33-01-01-16-455-031
SEV	\$360,200
Taxable Value	\$284,530
Taxes	\$22,176±

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