

1400 Abbott Rd, Suite 305, East Lansing, MI 48823  
phone: 517.374.1100 e-mail: info@signatureassociates.com



**SIGNATURE ASSOCIATES**  
THE TEAM No Signature. No Results.



# exclusive listings

SEPTEMBER 2010  
RETAIL

for more information, visit

[www.signatureassociates.com](http://www.signatureassociates.com)

Building Name Location Description Type of Space	Total GLA Available SqFt	Rental Rate	Associate(s)	Major Tenants Comments
	Min Contiguous	Sale Price		
	Max Contiguous			
<b>EAST LANSING</b>				
*3225 West Road	10,000	\$20.00	Janet McDonald	N/A
	10,000	NNN		
West Road and Abby Court	2,000	N/A		Build to Suit. Hotel Outlet. Ideal for Retail Center or
Retail Pad	10,000			Resturant Site. Situated in East Lansing. Strong Daytime Population. Possible Freeway Exposure.
<b>LANSING</b>				
4421 West Saginaw Highway	5,876	\$18.50	Janet McDonald	N/A
Former Ponderosa	5,876	NNN		
Renker Road	5,876	\$950,000		For Sale or Lease - 5,876 sq. ft. free standing
Restaurant	5,876			restaurant. One block west of Waverly Road. Close proximity to the Lansing Mall. Approximately 150' of frontage on Saginaw Highway. Great signage, traffic counts and two curb cuts. Available immediately.
4337 West Saginaw Highway	3,926	\$18.50	Janet McDonald	N/A
Former Fortune House	3,926	NNN		
Clark Road	3,926	\$650,000		For Sale or Lease - 3,926 sq. ft. Former Fortune House
Restaurant	3,926			restaurant. Frontage and signage on Saginaw Highway. Close proximity to the Lansing Mall. Plenty of on-site parking.
232 South Washington Square	6,750	\$15.00	Jonathan P. Eyde	See Agent
Former Capital City Books	3,375	NNN		
Washtenaw St.	3,375	N/A		For Lease - 3,375 sq. ft. of retail space in downtown
General Retail-Commercial	3,375			Lansing's entertainment district.

\*Build To Suit

Information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing withdrawal without notice.

Page 1

Building Name Location Description Type of Space	Total GLA Available SqFt	Rental Rate		Major Tenants Comments
	Min Contiguous Max Contiguous	Sale Price	Associate(s)	
<b>LANSING</b>				
2615 East Michigan Avenue Superior Optical Kipling Blvd. General Retail-Commercial	2,420 2,420 1,100 2,420	N/A N/A \$285,000	Janet McDonald	Superior Optical  For Sale - 1,100 to 2,420 sq. ft. Two retail buildings with great signage. Curb cut on Michigan Ave. Situated on 0.21 acre lot. Advertising sign on property generates \$2,600/year.
814 East Kalamazoo Street  Street Retail	4,080 2,000 2,000 2,000	\$6.00 NNN \$80,000	Janet McDonald	N/A  For Sale or Lease - 2,000 Sq. Ft. Downtown Retail Office available. Upper level loft apartment is leased! Loft above is rented for \$990 per month. Gravel parking in back along with street parking.
<b>OKEMOS</b>				
3464 Okemos Road Former Burger King Jolly Road Restaurant	3,684 3,684 3,684 3,684	\$22.00 NNN \$1,000,000	Janet McDonald	N/A  Former Burger King located near the corner of Jolly & Okemos Roads. Strong traffic counts, demographics, and daytime population. Signage on Okemos and Jolly Road. 64 parking spots. Close proximity to I-96. Owner will consider ground lease or build to suit.
<b>ST. JOHNS</b>				
2119 South US-27 Former Roundy's E. Townsend Road Neighborhood Center	129,000 39,549 1,000 37,549	\$5.00 NNN N/A	Bruce D. Baja	Big Kmart, Dollar General & Admiral Tobacco  Up to 37,000 sq. ft. for lease. Located in Kmart Shopping Center in St. Johns. Plenty of parking, great signage, strong demographics. The center is well established with close proximity to Wal-Mart Supercenter. Competitive lease rates.

\*Build To Suit

Information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing withdrawal without notice.

Page 2