

# 2467, M 139, BENTON HARBOR, MI, 49022

<https://tuckerbenner.com>



\$5.95



UNIT 4, 11,400 SF commercial/retail space along M-139 corridor with one of the highest daily traffic counts in Berrien County (13,084). Part of a 40,000SF home-improvement business condominium. Many possible uses as a retail service provider & other commercial applications. Floor space is nicely finished with three carpeted offices, two designer bathrooms, one utility room, [...]

- 0 baths
- Retail/Commercial
- Commercial Lease
- Active



## Basics

**Category:** Commercial Lease    **Type:** Retail/Commercial  
**Status:** Active    **Bathrooms:** 0 baths  
**Lot size:** 0 sq ft    **Year built:** 1989  
**Lot Size Acres:** 0 acres    **Business Type:** Professional Service, Storage, Retail, Distribution  
**County:** Berrien



### Call us now

Phone: (231)730-8781  
 Email: [tuckerbennerteam@gmail.com](mailto:tuckerbennerteam@gmail.com)  
 Address: 2747 Lakeshore Drive, Twin Lake, MI 49457



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## Building Details

**Building Area Total:** 11439 sq ft **Construction Materials:** Metal Siding, Concrete, Brick, Stone

**Sewer:** Public Sewer

**Building Features:** Clearspan, Fire Sprinkler, Multi User Area

**Number Of Buildings:** 1

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## Amenities & Features

**Parking Total:** 25 **Utilities:** Phone Connected, Natural Gas Connected, Electric Connected, Cable Connected

**WaterSource:** Public **Fireplaces Total:** 1

**Cooling:** Central Air

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## Fees & Taxes

**Tax Assessed Value:** \$208,583

**Tax Year:** 2023

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## School Information

**High School District:** Benton Harbor

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## Miscellaneous

**Road Surface Type:** Paved

**CrossStreet:** Nickerson & I-94

**Tenant Pays:** Electricity, Janitorial Service, Taxes, Sewer, Gas, Common Area Maintenance



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