

4200, 9TH, KALAMAZOO, MI, 49009

https://tuckerbenner.com



AVAILABLE FOR SALE: Approx. 3,056 SF freestanding office building on Kalamazoo’s west side. Situated on a 7.22-acre parcel, this property offers a unique opportunity to construct an additional building(s), expand the existing building and/or redevelop the site. The existing ADA-compliant building is well-maintained and offers beautiful, modern finishes throughout. Amenities include a large reception area, [...]

- 0 baths
- Office
- Commercial Sale
- Active



## Basics

**Category:** Commercial Sale  
**Status:** Active  
**Lot size:** 7.22 sq ft  
**Lot Size Acres:** 7.22 acres  
**County:** Kalamazoo

**Type:** Office  
**Bathrooms:** 0 baths  
**Year built:** 1958  
**Business Type:** Other, Professional/Office

### Call us now



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



# Building Details

**Building Area Total:** 1528 sq ft    **Number Of Units Total:** 1  
**Construction Materials:** Brick    **Heating:** Forced Air  
**StoriesTotal:** 3056    **Building Features:** Barrier Free, Expandable, Security System  
**Roof:** Composition    **Foundation Details:** Block  
**Number Of Buildings:** 1

# Amenities & Features

**Inclusions:** Non-Applicable    **Utilities:** Phone Available, Natural Gas Available, Electricity Available, Cable Available, Phone Connected, Natural Gas Connected, Electricity Connected, Cable Connected, Storm Sewer  
**Interior Features:** Broadband    **Cooling:** Central Air

# Fees & Taxes

**Tax Assessed Value:** \$163,229    **Tax Year:** 2024  
**Tax Annual Amount:** \$10,197

# School Information

**High School District:** Kalamazoo

# Miscellaneous

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**Road Surface Type:**  
Paved

**CrossStreet:** Stadium Dr. & West N Ave.

**Listing Terms:** Cash

**Tenant Pays:** Prop Taxes/Assess, Building Insurance, Common Area Maintenance, Electric, Gas, Janitorial, Management Fee, Sewer, Trash, Water

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