

▶ 8,100 SF INDUSTRIAL

FOR SALE // INDUSTRIAL LAND & BUILDING
200 East Broadway Street // Three Rivers, MI 49093



PROPERTY FEATURES

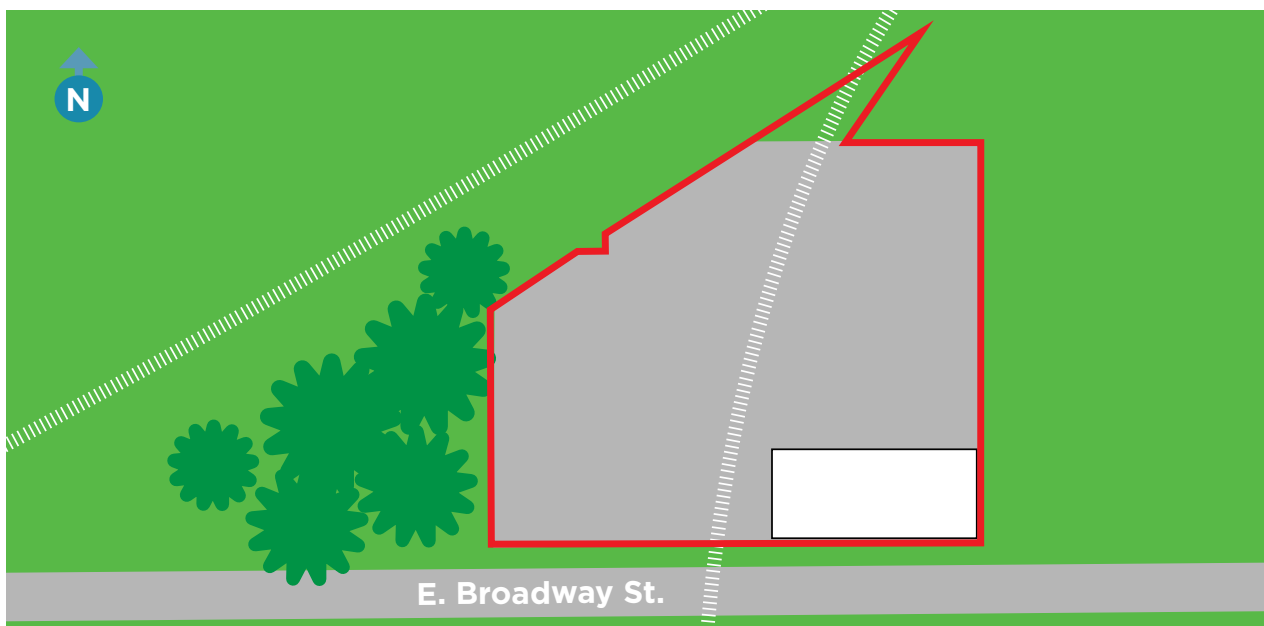
- + 8,100 SF cinder block building
- + 1.9 acres
(paved or compact gravel)
- + 6,600 SF warehouse
- + Zoned: Industrial
- + 11.5' clear height
- + 3 dock doors
- + Immediate access to US 131 and SR 60
- + Sale Price: \$135,000



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200 E. BROADWAY STREET // SITE PLAN

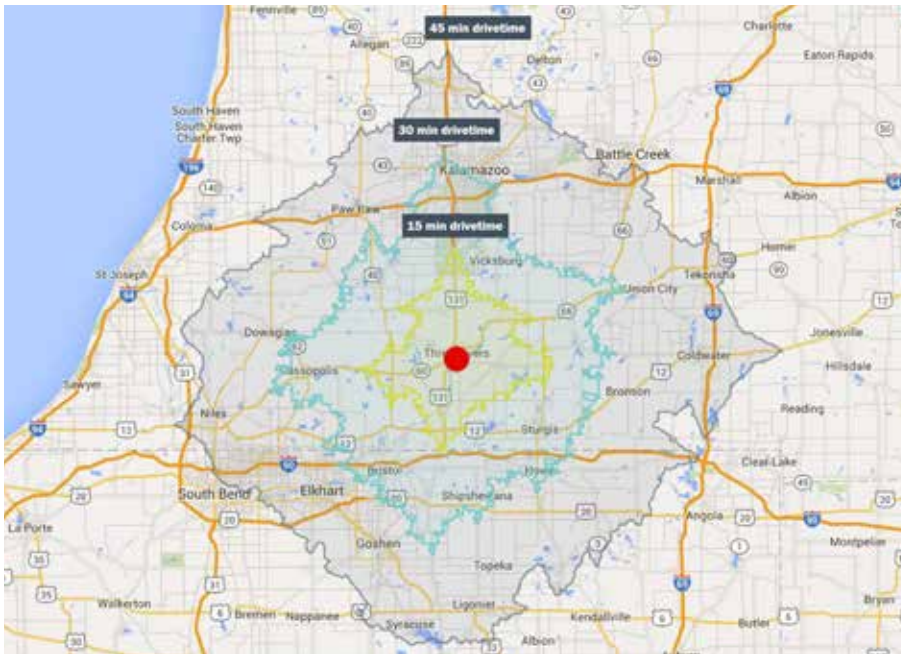


PROPERTY DETAILS

Acreage	1.9	Electrical	American Electric Power
Dimensions	135' x 60'	Gas	Semco
Zoning	Industrial	Building	8,100 SF 6,600 SF Warehouse 11.5' Clear height 3 Dock doors
Power	Heavy	Water/Sewer	Three Rivers Department of Public Services
Exterior	Cinder block		
Access Point	Broadway Street		

200 E. BROADWAY STREET // DEMOGRAPHICS

CONTACT



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Drivetime	15 Minutes	30 Minutes	45 Minutes
Population	34,405	245,763	843,603
Households	13,409	97,974	328,507
Average Household Income	\$56,933	\$64,894	\$62,351
White Collar	6,859	61,379	202,899
Service	2,305	17,991	60,024
Blue Collar	7,046	44,604	161,121

Proximity to:	Miles	Corporate Neighbors
US 131	1.5	American Axle & Manufacturing
SR 60	1.5	Armstrong International Inc
I-80	15	Central Manufacturing Services
I-94	22.7	International Paper
Grand Rapids, MI	74.4	Metal Technologies Three
Lansing, MI	101	Precision Wire Forms, Inc.
South Bend, IN	46	Republic Roller Corporation
Chicago, IL	131	Safety Glasses USA.com
Detroit, MI	167	Tamara Tool, Inc.
Fort Wayne, IN	73.6	
South Bend Int'l. Airport	50.8	



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