

BROADBENT CROSSINGS, POPULAR W. SAGINAW RETAIL CENTER IN FRONT OF SPORTSMAN WAREHOUSE AND MENARDS



FOR LEASE

8741 W Saginaw Hwy.
Lansing, MI



AVAILABLE:

SUITE N: 1,000 SF

SUITE O & P: 2,280 SF

CAN BE COMBINED FOR TOTAL OF 3,280 SF

CARSON PATTEN, CCIM

Vice President, Retail Advisor

Direct: 517 319-9230

carson.patten@martincommercial.com

SAMANTHA LE

Senior Associate, Retail Advisor

Direct: 517 319-9279

samantha.le@martincommercial.com





HIGH-EXPOSURE RETAIL STRIP CENTER IN LANSING'S EXPANDING WEST SIDE

Broadbent Crossings is a 23,000 SF well-established retail strip center with high street visibility and ample parking, located on Saginaw Highway in Lansing's rapidly growing west side commercial corridor. Positioned just west of I-96, the center offers convenient access to major highways, making it an ideal location for businesses looking to capitalize on high traffic volumes.

Located adjacent to a major power center and directly across from the new Delta Crossings development, Broadbent Crossings is home to a strong mix of tenants, including Biggby Coffee, ORS, Tin Can, Acapulco Mexican Grill, and more.

The area is a prime retail destination, surrounded by national brands such as PetSmart, Tractor Supply, Walmart, Lowe's, Ross, Staples, Ulta, Menards, TJ Maxx, BJ's, and the soon-to-open Bass Pro Shops.

LEASE RATE:

SUITE N: \$15.00 PSF, NNN

DRIVE THRU ATM: \$1,400/MONTH

NNN: ESTIMATED AT \$5.75 PSF



PROPERTY INFORMATION



AVAILABLE :

Suite N: 1,000 SF

Suite O & P: 2,280 SF

Can be Combined for a Total of 3,280 SF



PARKING:
224 Spaces



BUILT IN:
2002



SIGNAGE:
Building & Pylon



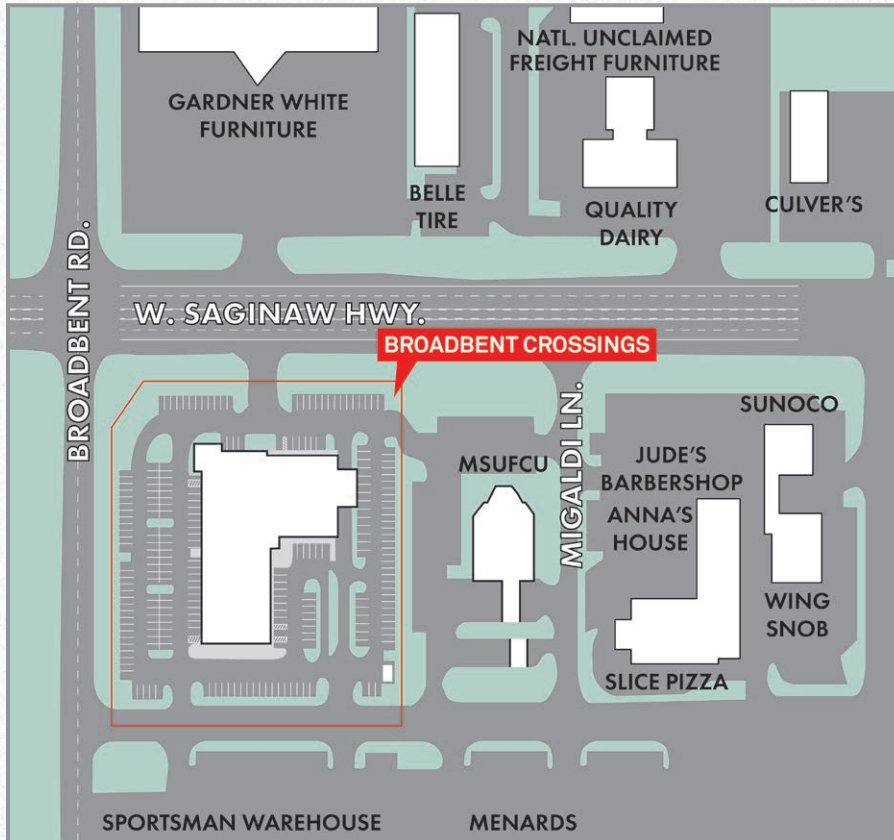
CORNER SITE:
Lighted with Easy Access



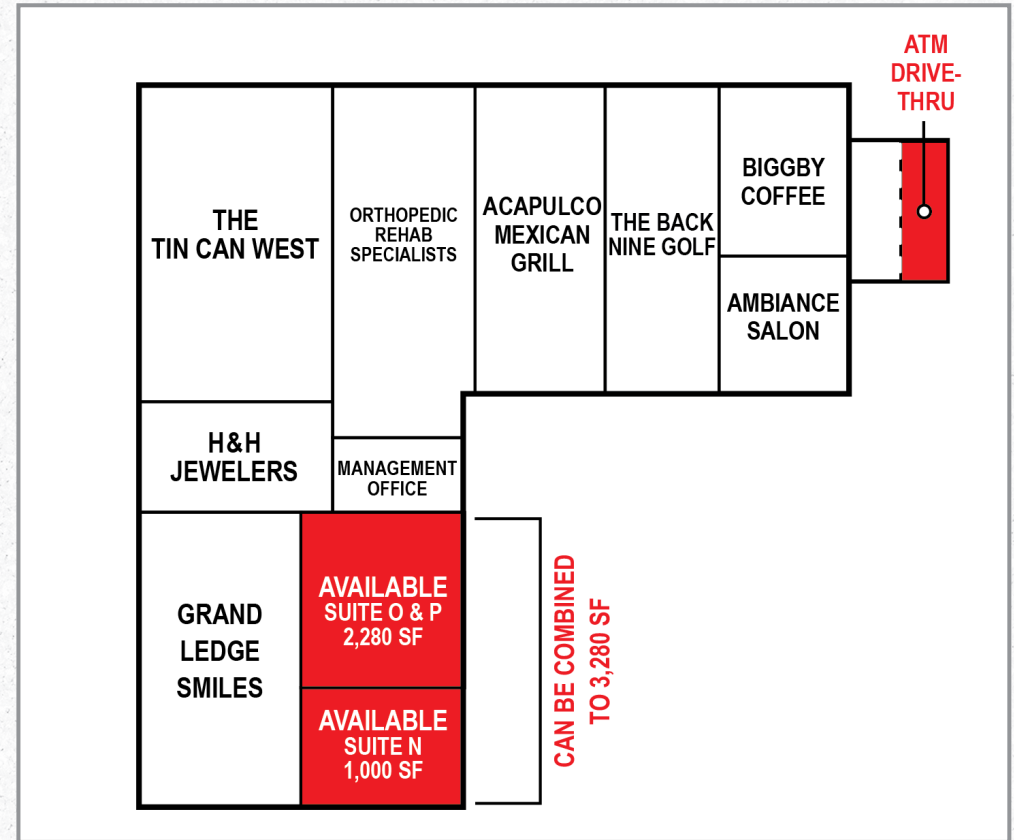
CONVENIENT:
Near Sportsman Warehouse,
Menards and more!



SITE PLAN



FLOOR PLAN





AERIAL VIEW





AREA INFORMATION

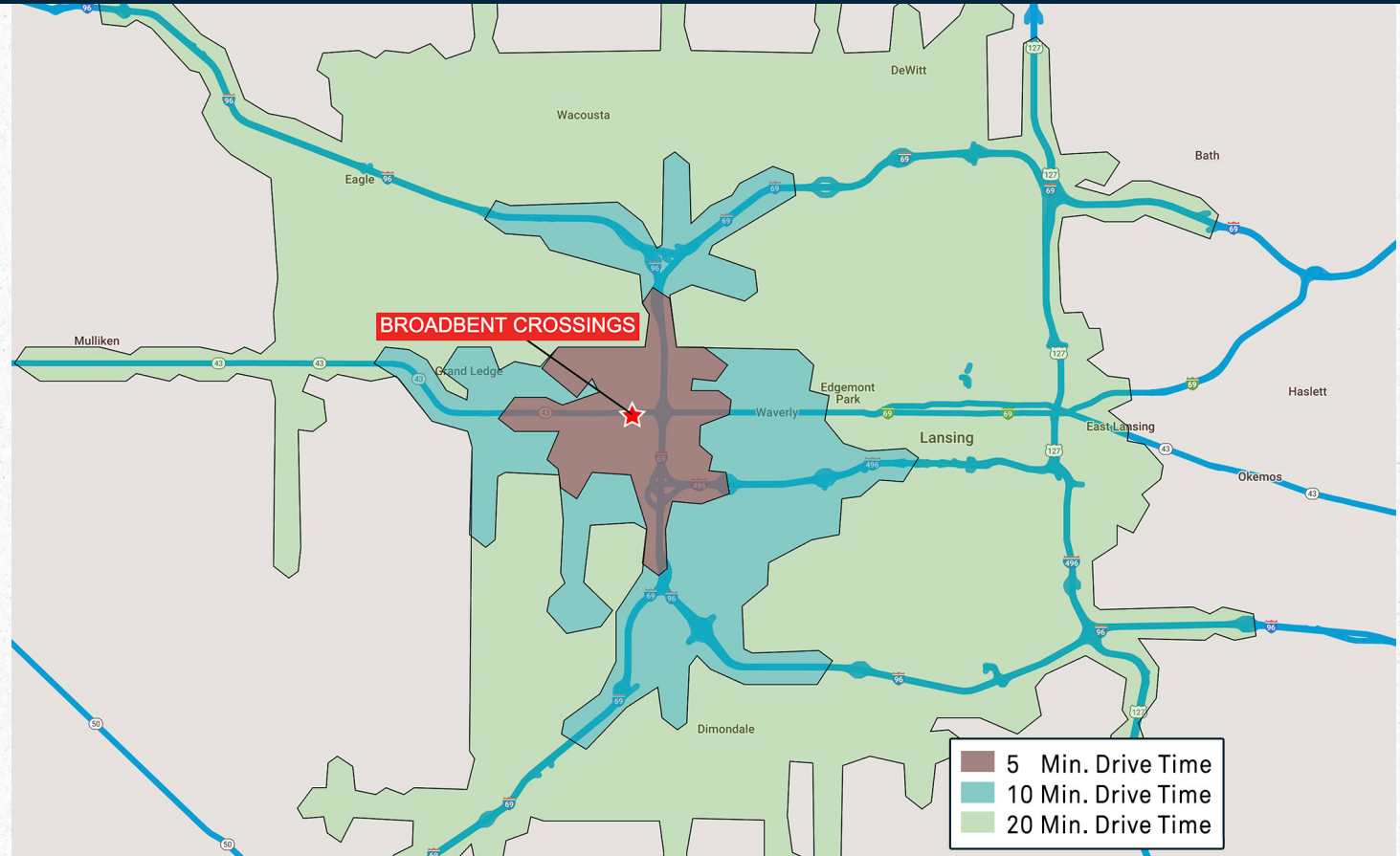
3 Minutes
to Delta Crossings

0.7 Miles
to I-96

2.8 Miles
to I-496

8.5 Miles
to Downtown Lansing

Convenient To
growing population, shopping,
entertainment and restaurants



DEMOGRAPHICS

Proximity	1-Mile	3-Mile	5-Mile
Population	4,427	25,770	58,484
Households	2,115	11,940	26,451
Household Income	\$98,484	\$105,778	\$98,201

TRAFFIC COUNTS

Broadbent Rd.	7,452 VPD
Saginaw Hwy	33,925 VPD
I-96	58,306 VPD

Martin Your Vision. Our Mission.

Martin Commercial Properties is a vertically integrated commercial real estate firm with an established track record of delivering superior service and unparalleled results to clients since 1962. Our experienced team efficiently serves clients nationally by combining big business benefits with the attentiveness to detail and insight that you would expect from a local firm. With offices in Lansing, Grand Rapids, and Tampa, we provide strategic advice and execution in five core lines of business including brokerage services, investment services, property management, property development, and corporate services.



Brokerage
Services



Property
Management



Construction
Services



Investment
Services



Corporate
Services

martincommercial.com | East Lansing | Grand Rapids | Tampa

© 2026 Martin Commercial Properties, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. Martin Commercial Properties and the Martin logo are service marks of Martin Commercial Properties, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.