



Colliers



FOR SALE OR LEASE

3205 Eaglecrest Drive NE
Grand Rapids, MI

Property Highlights

- Generous 5/1000 Parking Ratio with 177 Parking Spaces
- Easy Access to Highways and Nearby Shopping
- Established Office Park:
 - Universal Forest Products
 - Great Lakes Neurosurgical Associates
 - Michigan IVF and West Michigan Cardiology

Lease Rate:

\$17.75/SF

Asking Price:

\$3,593,025

CONTACT US



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Colliers West Michigan

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Grand Rapids, MI 49504

colliers.com/westmichigan



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Interior Photos



Properties Specifications

Financials

Sale Price: \$3,593,025

Sale Price Per SF: \$112.50

Lease Rate: \$17.75/SF

Property Taxes (2024): \$78,375.13

Property Taxes Per SF: \$2.45/SF

SEV (2025): \$2,122,400

Taxable Value (2025): \$1,697,530

Property Details

Building SF: 31,938 SF

Year Built: 1997

Acreage: 5.71

Parcel Number: 41-14-14-301-042

Zoning: OR-PUD

Municipality: Grand Rapids Charter Township

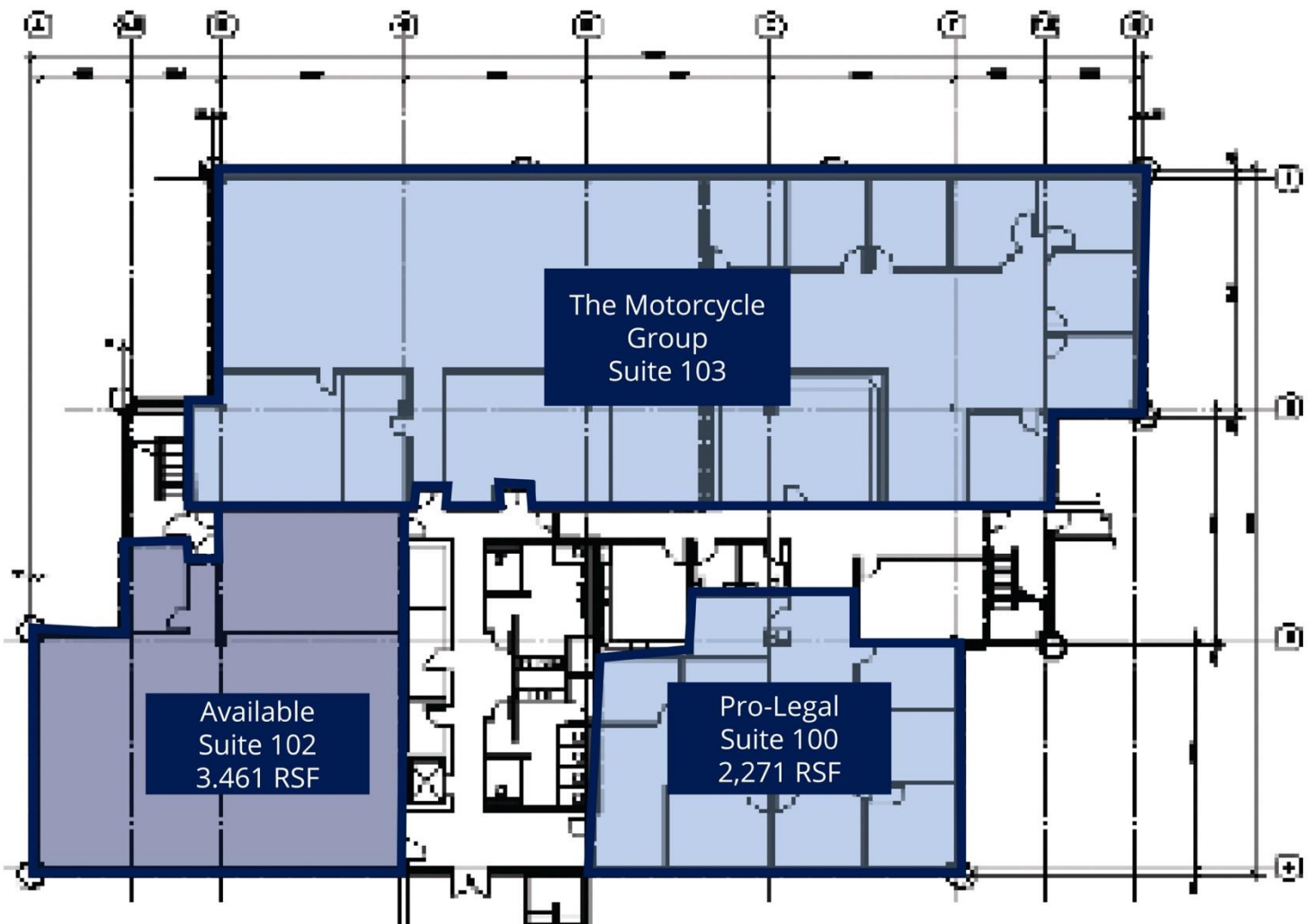
Highlights

- Solid Brick Construction
- Excellent Natural Light
- Monument Signage
- On-site Property Management and Maintenance
- Scenic View Overlooking Ponds
- Professional Landscaping
- Heated Sidewalks
- Attractive Two-story Property with Excellent Multi-tenant Design

Suite	Space Available (SF)	Lease Rate (\$/SF)	Lease Type	Lease Term
102	3,461 SF	\$17.75/SF	Modified Gross	60-120 Months
202	2,401 SF	\$17.75/SF	Modified Gross	60-120 Months
204	4,905 SF	\$17.75/SF	Modified Gross	60-120 Months

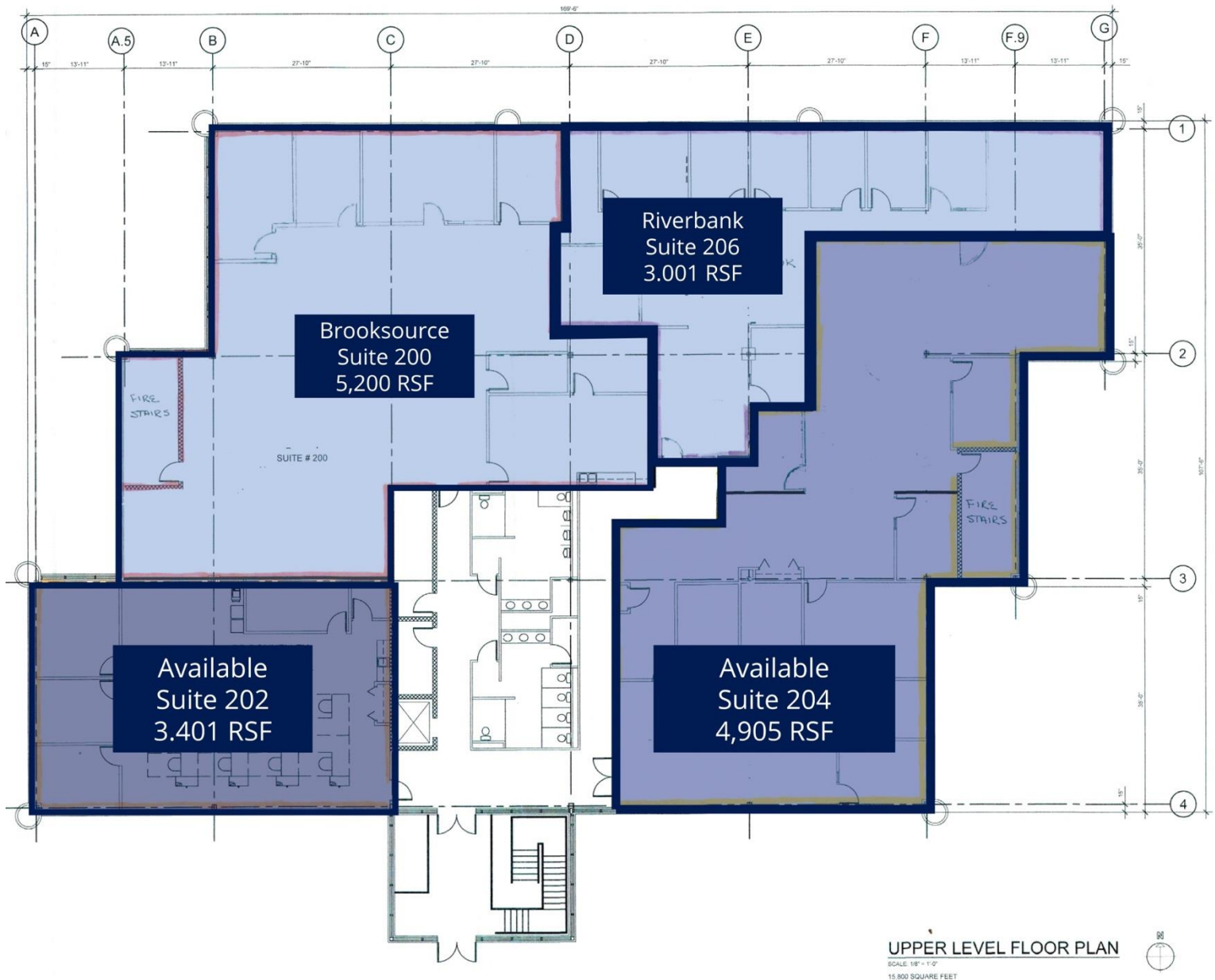
Floor Plan

Lower Level



Floor Plan

Upper Level

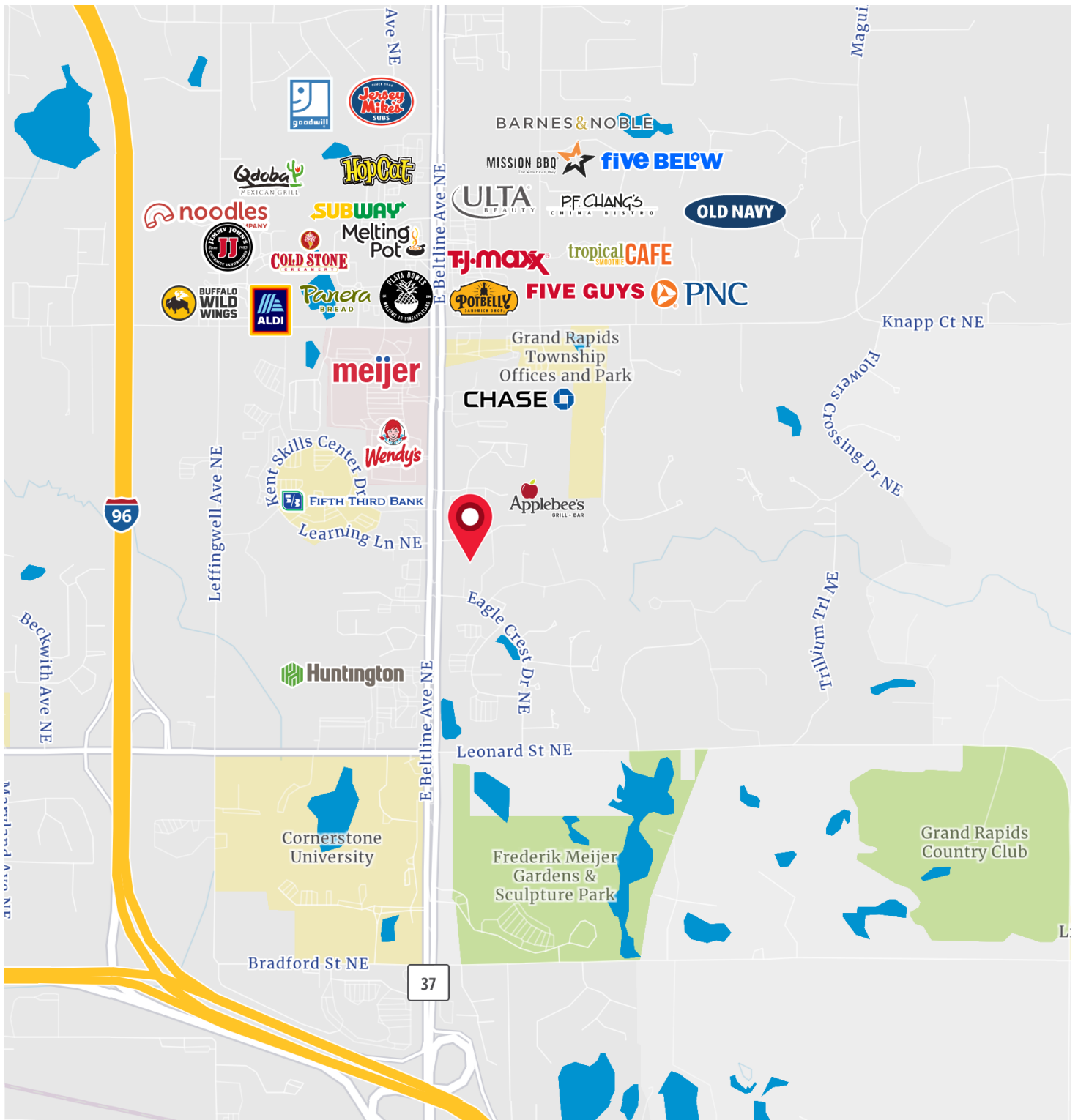


Site Map



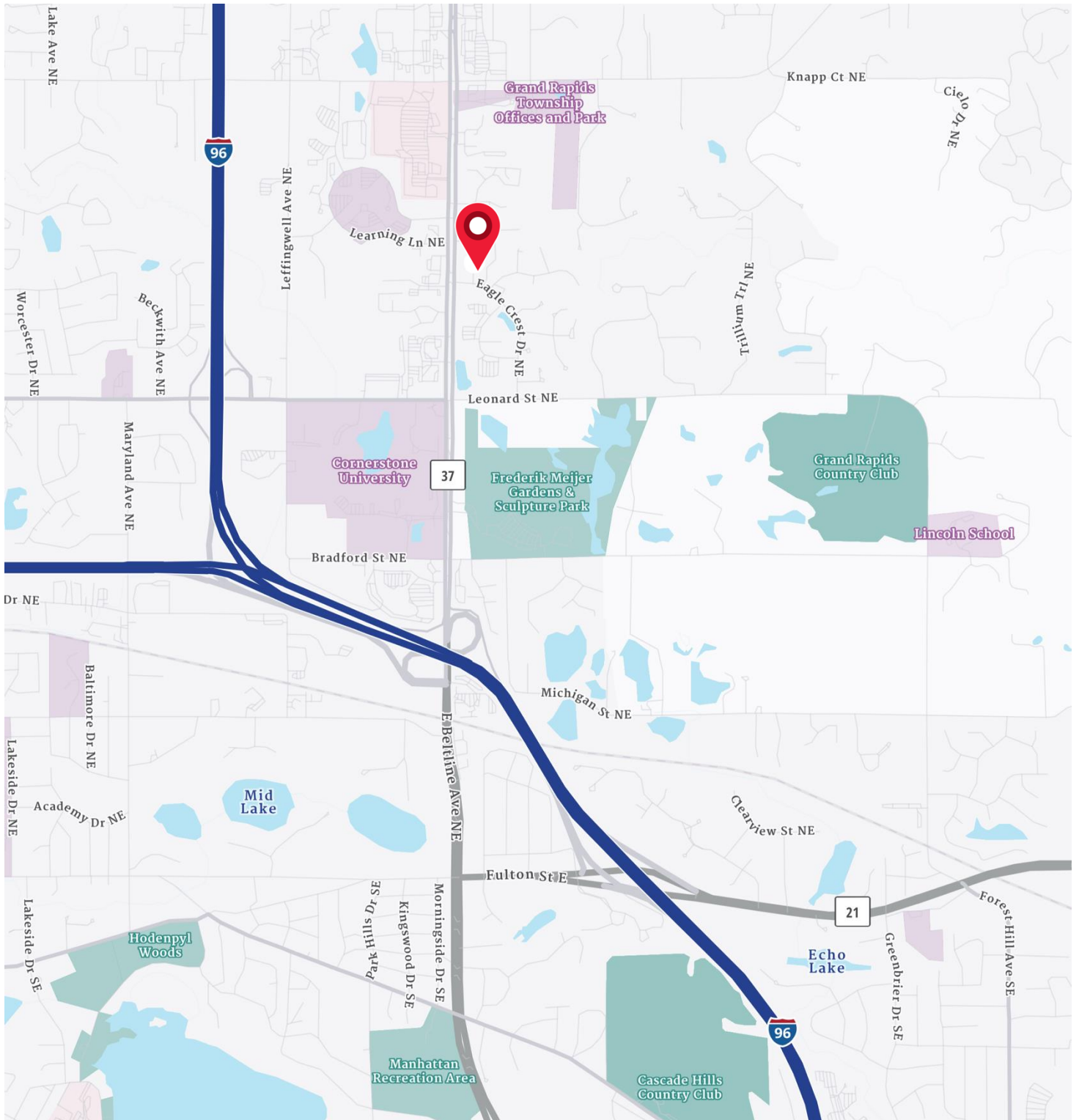
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Retailer Map



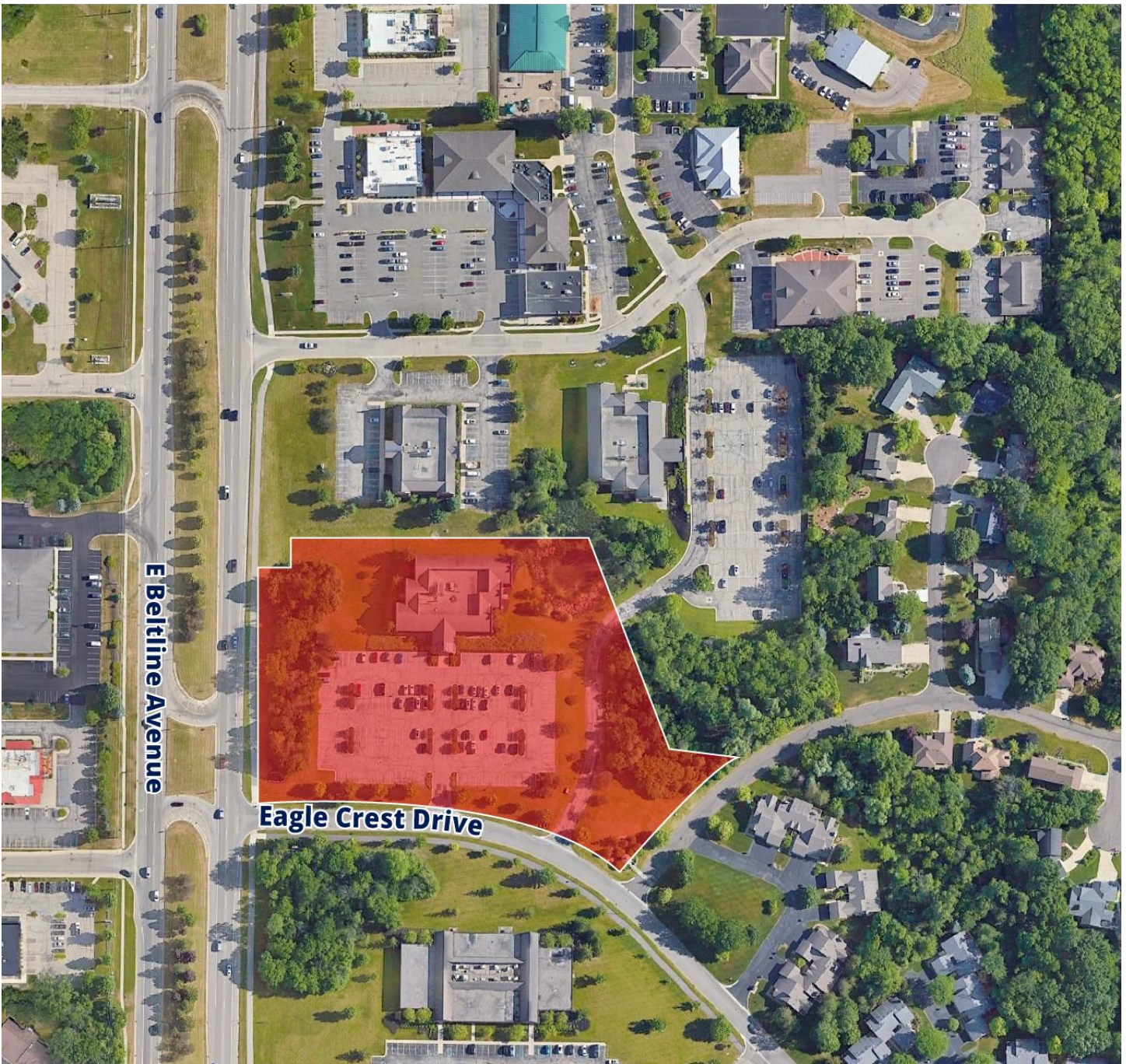
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Location Map



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Aerial Map



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