

OFFICE BUILDING ON EYDE PARKWAY NEAR MSU OFF HAGADORN



**FOR SALE
OR LEASE**

2859 Eyde Parkway
East Lansing, MI

AVAILABLE:
11,040 - 22,080 SF

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OFFICE BUILDING ON EYDE PARKWAY

2859 Eyde Parkway, East Lansing, MI



PREMIER OFFICE SPACE ACROSS FROM MSU

2859 Eyde Parkway offers an exceptional opportunity to lease space in a modern two-story, 22,080 SF office building situated on a 2.43-acre site with ample free parking for 100+ vehicles. Built in 2002, this prominently positioned property provides a professional setting ideal for a variety of users, with flexible space options ranging from 11,040 to 22,080 SF.

The building offers prominent signage visibility and a walkable location with an impressive Walk Score of 86, placing it steps away from UMH-Sparrow Michigan Athletic Club, Hannah Plaza, two hotels, and nearby residential communities including The Lodges and Hannah Lofts.

Located just over one mile from Michigan State University, the property is surrounded by restaurants, services, and retail conveniences, making it an ideal choice for companies seeking accessibility, visibility, and a strong East Lansing address.

PROPERTY FEATURES



BUILDING:
22,080 SF



PARKING:
Spaces for +/- 100
Vehicles



BUILT:
2002



ZONED:
Office



WALK SCORE:
86



SIGNAGE:
Prominent Building
Sign

LEASE RATE:
\$17.50

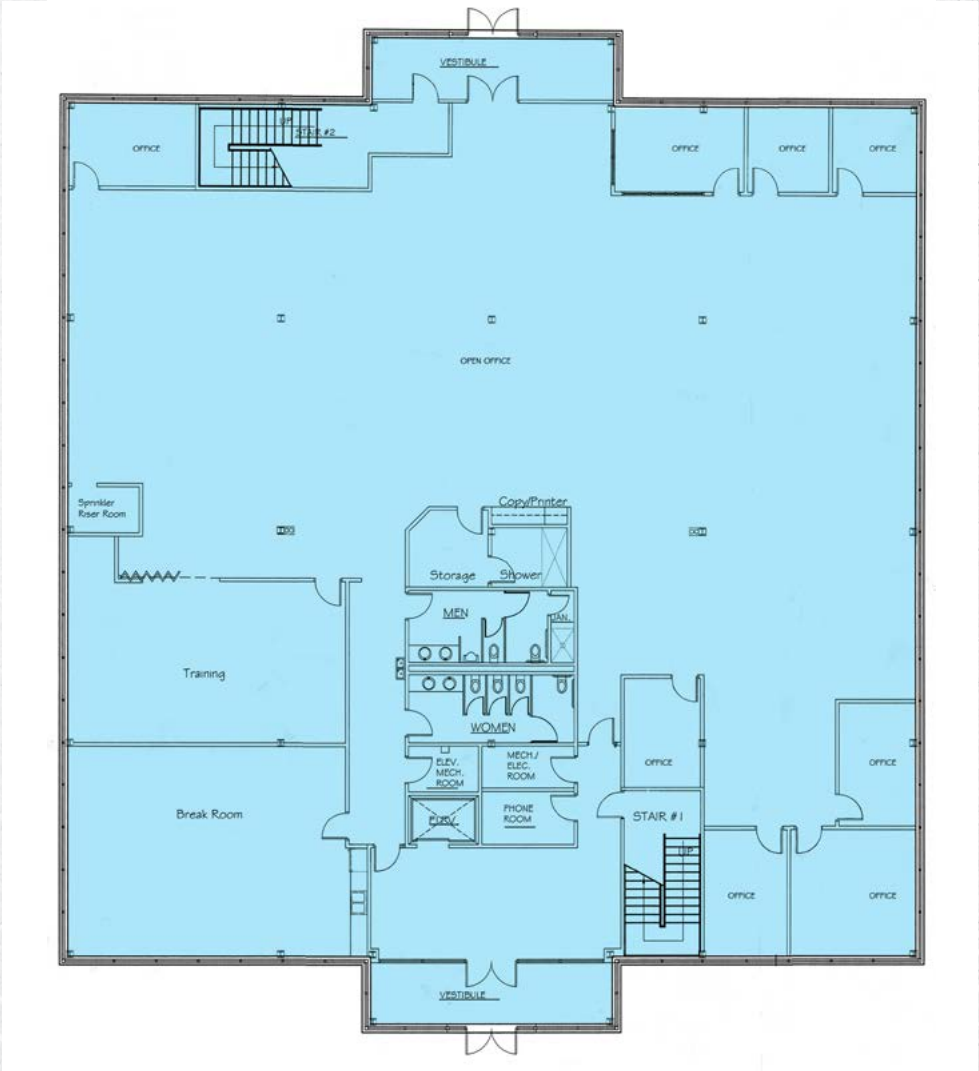
PSF/YR, + UTILITIES AND JANITORIAL

SALE PRICE:
\$1,795,000

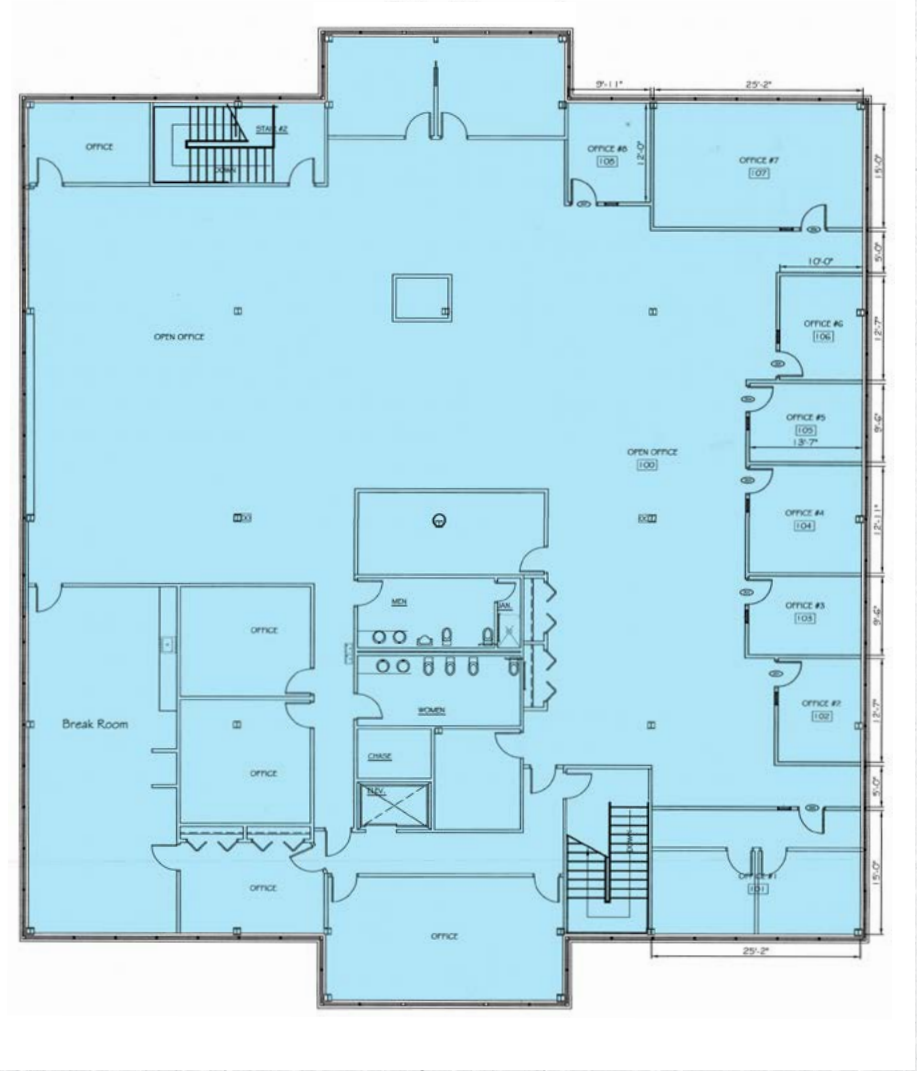
AERIAL VIEW



FIRST FLOOR

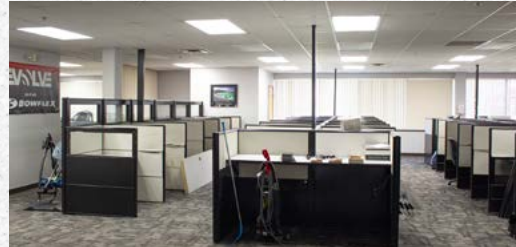


SECOND FLOOR



GALLERY

FIRST FLOOR



LOBBY



OFFICE FEATURES:

- ▶ First floor is configured as a call center with a separate training room
- ▶ First floor has entrances on the North & South Sides
- ▶ Each floor is configured with open space in the middle and private offices on the perimeter
- ▶ Each floor has rest rooms and break rooms with kitchenette

SECOND FLOOR



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2859 Eyde Parkway, East Lansing, MI



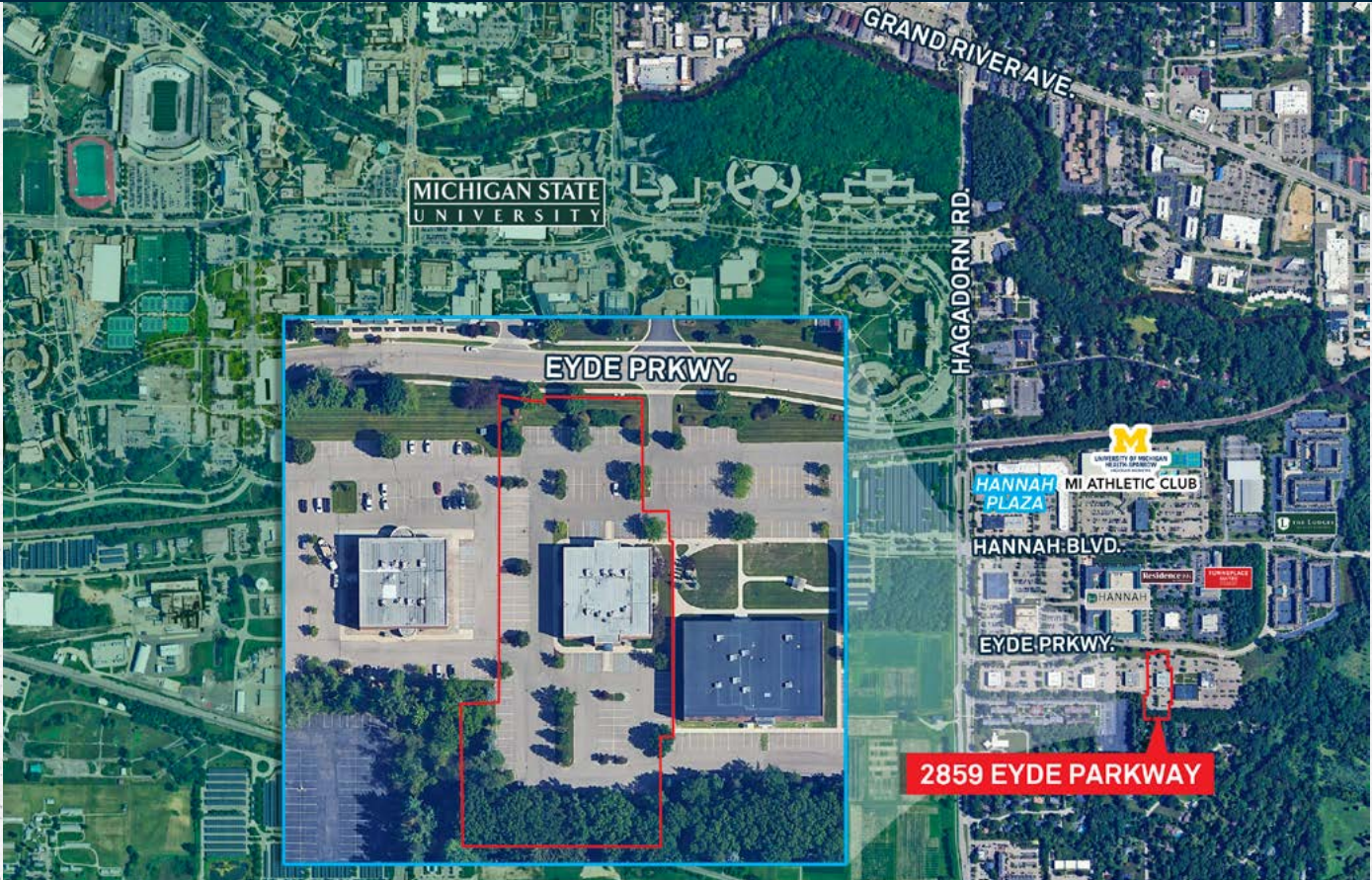
AREA
INFORMATION

7 Minutes
to Downtown East Lansing

8 Minute
walk to Michigan State University

±60 Restaurants
locally & 13 Coffee/Specialty Shops

Conveniently
Located
near UMH-Sparrow MI Athletic Club,
restaurants and shopping



MERIDIAN CHARTER TOWNSHIP TAX DATA

Parcel Number	33-02-02-20-327-003
2025 SEV	\$1,134,700
2025 Taxable Value	\$1,016,004
2024 Taxes	\$69,650±

Expenses available upon request.