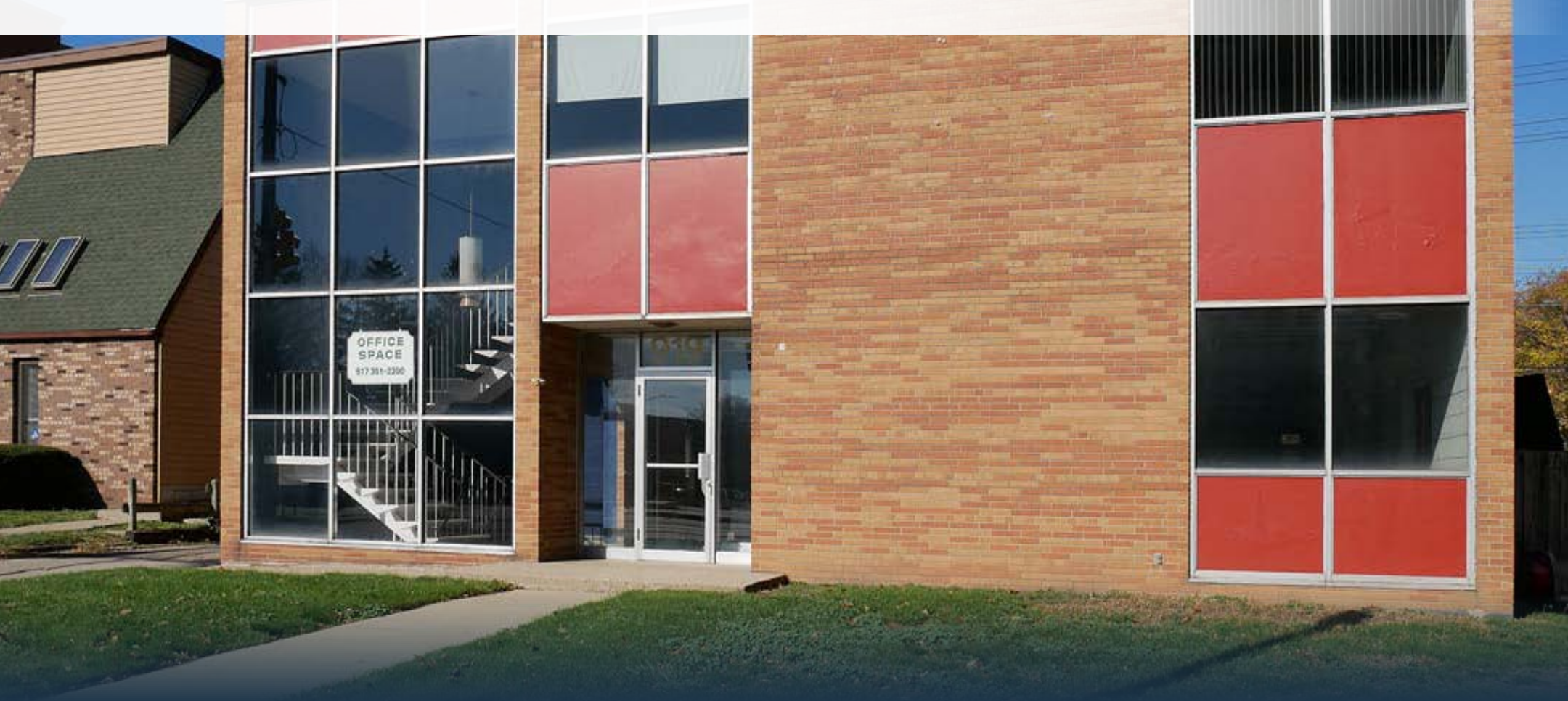


HIGH PROFILE COMMERCIAL SPACE

IN THE HEART OF HIGH TRAFFIC DOWNTOWN EAST LANSING



FOR LEASE
919 E. Grand River
East Lansing, MI

AVAILABLE:
UP TO 5,358 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



1111 Michigan Ave., Ste 300
East Lansing, MI 48823
martincommercial.com

COMMERCIAL SPACE ACROSS FROM MSU

919 E. Grand River, East Lansing, MI



PREMIER COMMERCIAL SPACE NEAR MICHIGAN STATE UNIVERSITY

Positioned along East Lansing's most active commercial corridor, the building has two floors 2,679 SF each and could be combined. The first floor is available 7/1/26 and the second floor is ready to be built out. The property features a private parking and two points of ingress/egress. The building provides both functionality and flexibility for a wide range of users.

Located at a lighted intersection directly connecting to the MSU campus, the site offers exceptional visibility and access to over 63,000 students and faculty. Tenants benefit from proximity to MSU's Student Services Building, the MSU Union, and multiple university housing complexes, as well as nearby national retailers including Target, Starbucks, Walgreens, and Buffalo Wild Wings.

PROPERTY FEATURES



AVAILABLE:

First Floor: 2,679 SF
First Floor: 2,679 SF
Combined to: 5,358 SF



PARKING:

Shared Private Lot



SIGNAGE:

Potential for
High-Profile Signage



LOCATION:

Coveted Commercial
Corridor



TRANSPORTATION:

Along CATA's
Spartan Service
Route



ACCESSIBLE:

Two Points of Ingress/
Egress, I-496 and US-127
Interchange

LEASE RATE:

\$12.00

PSF/YR, MODIFIED GROSS

79



Very Bikeable

Biking is convenient
for most trips.

86



Very Walkable

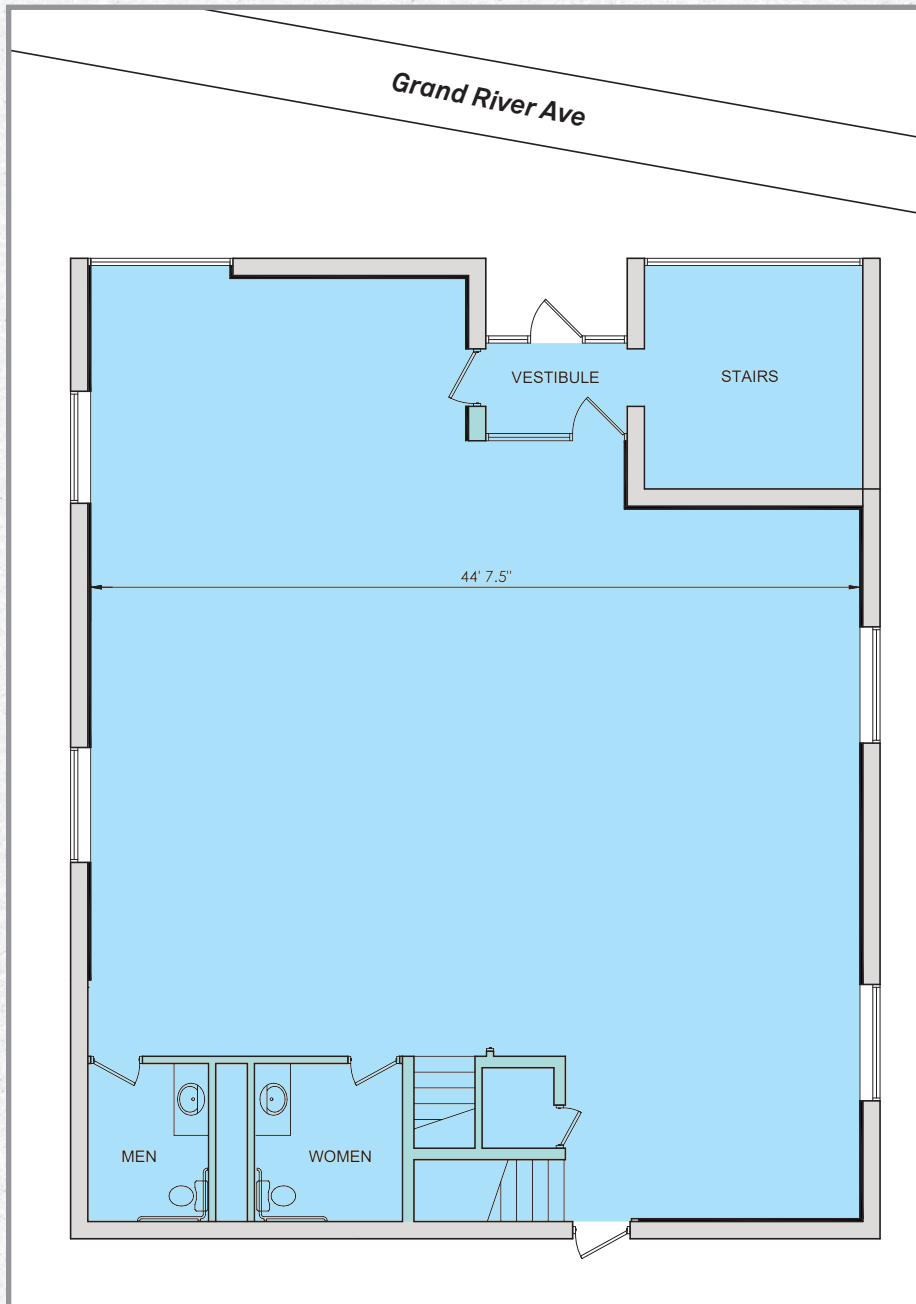
Most errands can be
accomplished on foot.

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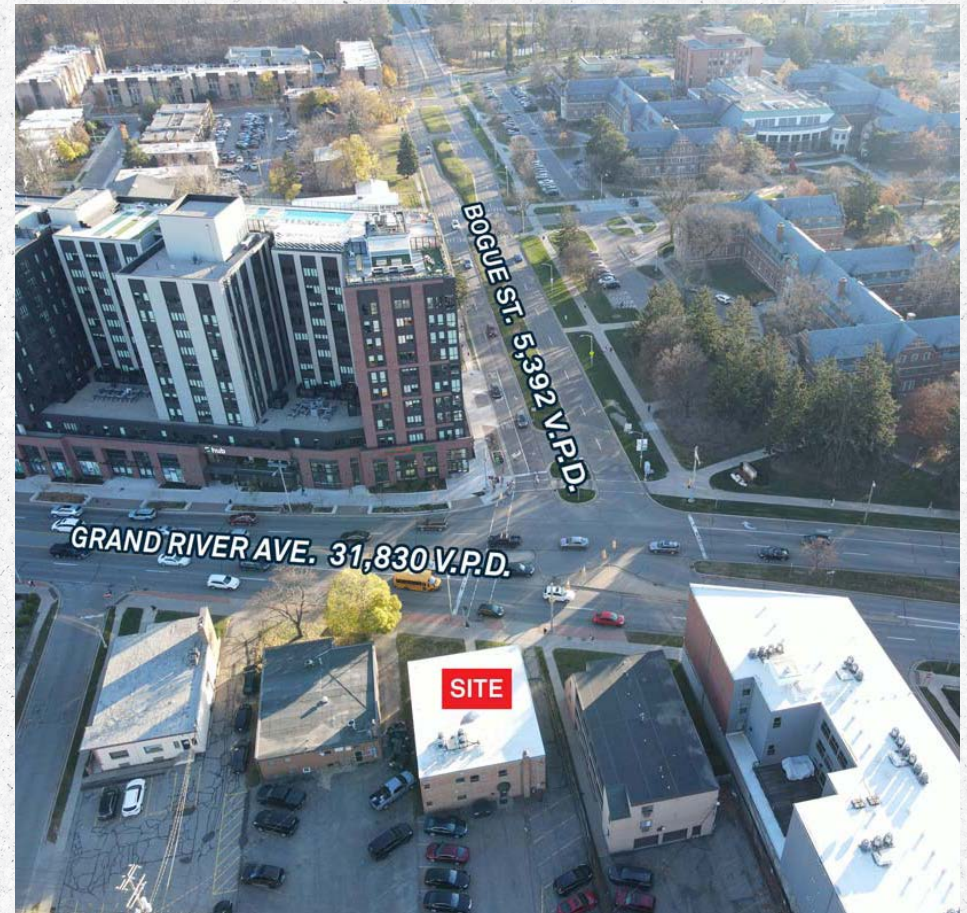
COMMERCIAL SPACE ACROSS FROM MSU
919 E. Grand River, East Lansing, MI



FLOOR PLAN



AERIAL VIEW



COMMERCIAL SPACE ACROSS FROM MSU

919 E. Grand River, East Lansing, MI



AREA INFORMATION

Across From
Michigan State University

Nearby Retailers

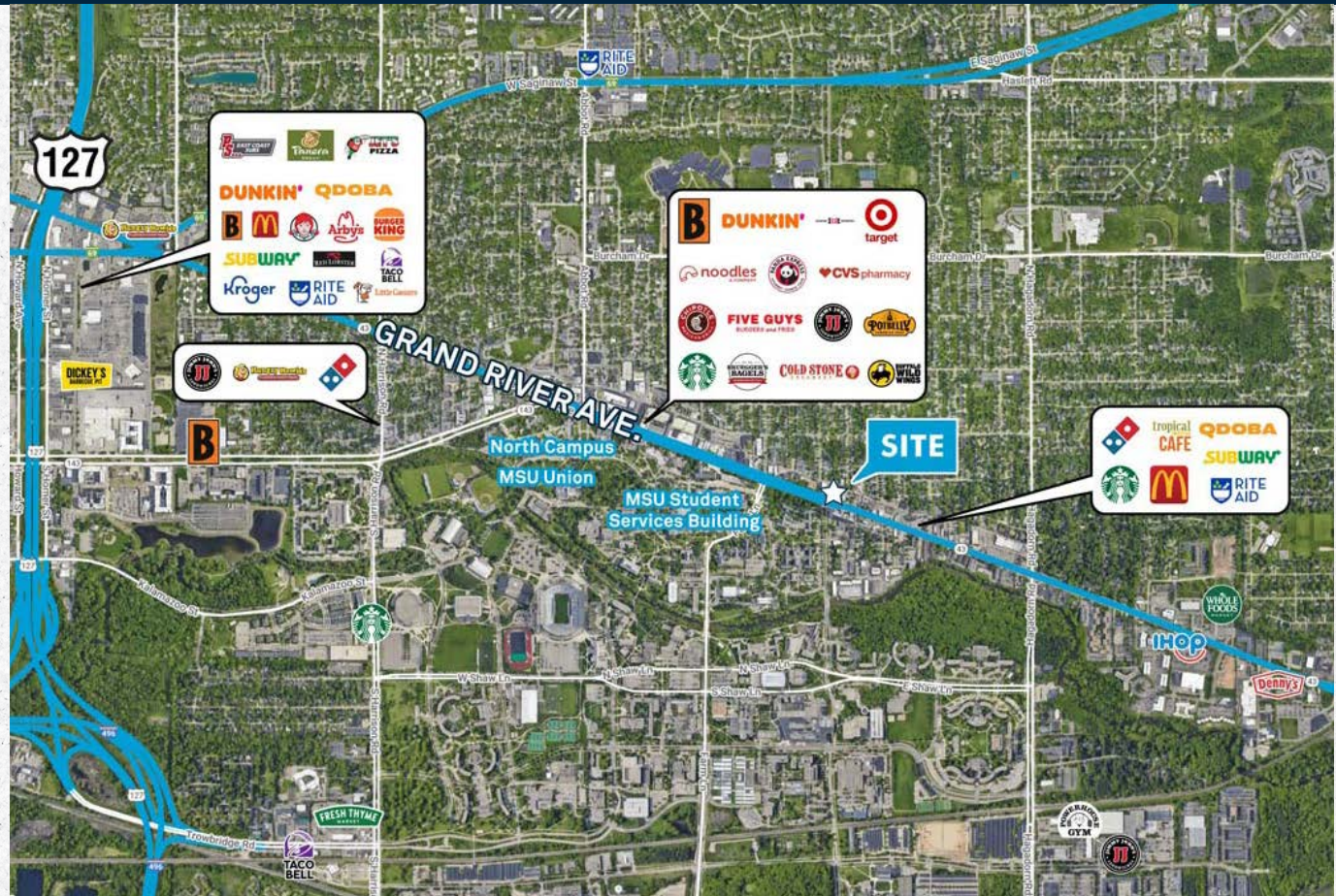
Starbucks, Qdoba, Five Guys, Chipotle, Jersey Mike's, Insomnia Cookies, Cottage Inn, McDonald's, CVS and much more!

2 Miles

to US-127 and I-496 Entrance

1 Mile

to Center City District, Target, Barrio Tacos, The Abbot, Walgreens, and The Graduate Hotel



DEMOGRAPHICS

	1-Mile	3-Mile	5-Mile
Total Population	22,220	80,180	158,432

DEMOGRAPHICS

Grand River Avenue	25,661 VPD	Walk Score	86
Bogue Street	9,581 VPD	Bike Score	79

GALLERY

