

Build Your Momentum Off Our Momentum



Property Address: 119 & 121 West Michigan Avenue



Information:

This 3-story brick building contains 13,600 square feet. The first floor is 4,800 square feet divided into two storefronts. There are 3 separate basements under the structure, which are 16 x 80 each. The building is located on the corner of West Michigan Avenue and Carlyle Street adjacent to the Battle Creek River. Municipally owned parking structure is located across the street. The new Battle Creek Math and Science Center will be constructed across the Battle Creek River.

Property Details:

Site Name	119 & 121 West Michigan Avenue
City, County, ZIP	Battle Creek, Calhoun, 49017
PIN #:	0253-00-047-0
Year Built	1923
Zoning	Commercial
Electric	Consumers Energy
Gas	Semco Energy
Water	City of Battle Creek
Telecom	Multiple providers, high speed Internet access available, Sonet Fiber Ring

Additional Information Available:

- 2004 Phase I Environmental Site Assessment Report

Take advantage of the growth and investment in downtown Battle Creek!

Battle Creek Unlimited wants you to bring your project to downtown Battle Creek. That is why BCU is announcing a real estate development opportunity where properties it owns in downtown Battle Creek will be available to developers and individuals for the cost of the title transfer for projects demonstrating substantial economic impact. As a requirement of ownership, purchasers must agree to complete renovations within 24 months. Selected purchasers will be required to enter into a development agreement and deposit \$10,000 into an escrow account. The escrowed amount will be returned to the purchaser once renovations are completed.

Development plans by interested purchasers will be evaluated based upon economic development criteria and priorities expressed by Battle Creek Unlimited for downtown Battle Creek and may include factors as follows:

- Presentation by the prospective purchaser of a viable business plan; and
- Purchaser/developer's redevelopment experience, including downtown environments; and
- Enhancement of the tax base of the Battle Creek Downtown Development Authority; and
- Enhancement of the employment base in Battle Creek; and
- Evidence that the proposed project enhances targeted sectors in downtown Battle Creek; and
- Determination that the proposed project will provide favorable economic impact in downtown Battle Creek and the city of Battle Creek in general; and
- Level of proposed private investment.

Contact Information:

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