



RESTAURANT SPACE FOR LEASE • AVAILABLE NOW

PEREGRINE PENINSULA

200 E. Michigan Avenue

A prominent corner in the heart of downtown Kalamazoo.

4,119

OPTION 1 • RESTAURANT

5,025

OPTION 2 • WITH BREWING ROOM

A right-sized restaurant opportunity

4,119 SF includes dining, bar, kitchen, bathrooms and deck access.

Add the 906 SF brewing room for a 5,025 SF first level.



A restaurant address with room to make it your own.



EXISTING BAR



DINING ROOM / KITCHEN

PROPERTY HIGHLIGHTS

- 01** Street-level corner location at Michigan Avenue and Bates Alley
- 02** Existing dining, bar, and kitchen areas; brewing room optional
- 03** Downtown entertainment and new apartment living nearby
- 04** Rear gated parking lot and adjacent loading zone*
- 05** Existing deck seating along Bates Alley*

LEASING SNAPSHOT

Size options	4,119 SF restaurant / 5,025 SF with brewing room
Rent	5,025 SF ask \$6,500/mo; 4,119 SF option by quote
Address	200 E. Michigan Avenue, Kalamazoo, MI 49007

See the space in person

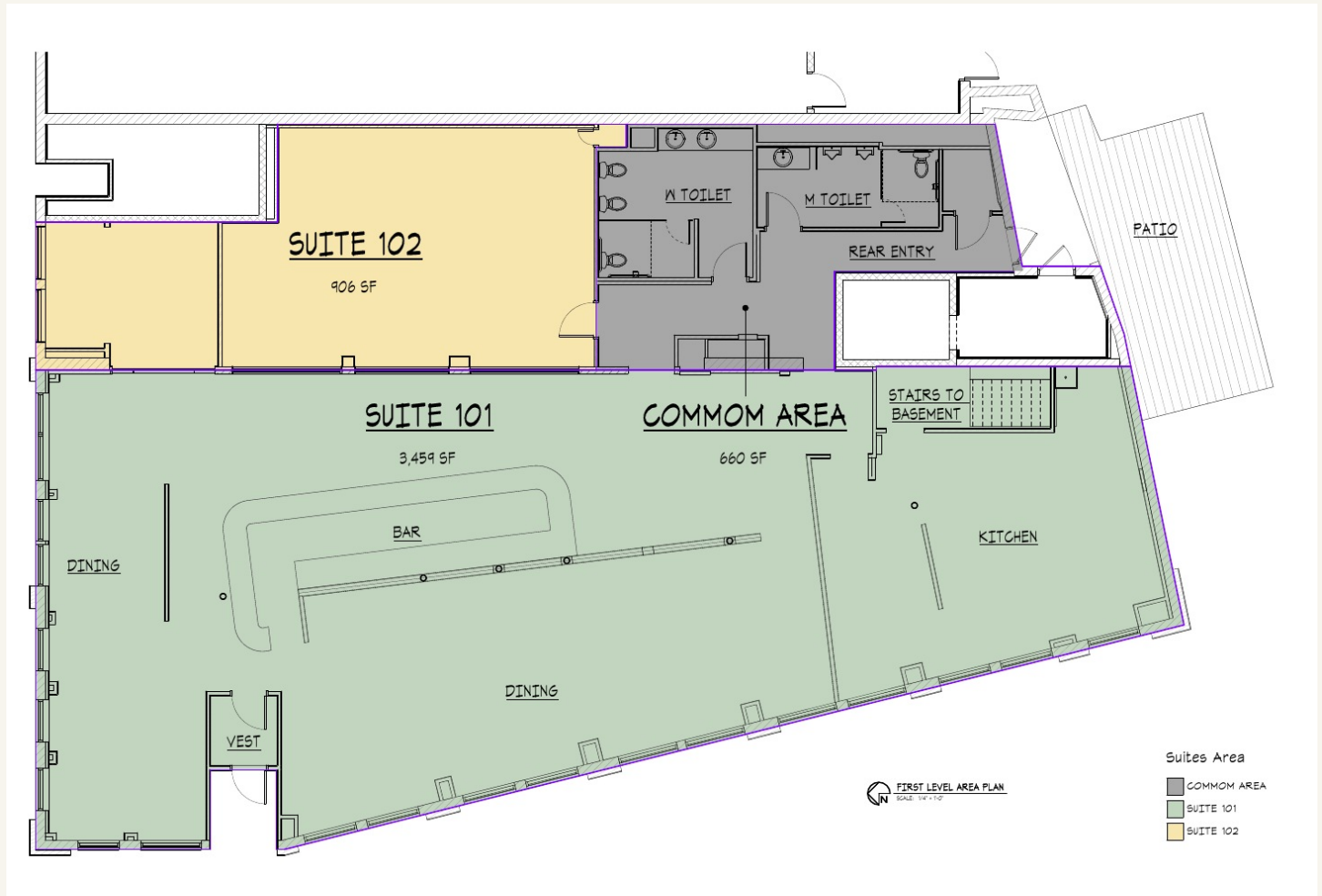
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*Parking and deck use are subject to agreement and applicable approvals.

Exterior enhanced; interior photos show prior layout. Confirm equipment and lease terms.

FIRST-LEVEL SUITE PLAN

The 660 SF bathroom and deck access area is required with the restaurant.



CONFIGURATION OPTIONS

4,119 SF

Dining, bar, kitchen + bathrooms

5,025 SF

With the optional brewing room

Restaurant option: 3,459 SF suite + required 660 SF restrooms/deck access = 4,119 SF.

Optional brewing room: 906 SF. Full first level: 5,025 SF.

Schedule a tour • 269 226 6336 • peregrinecompany.com