



INTEGRA REALTY RESOURCES

IRR | GRAND RAPIDS

COMMERCIAL REAL ESTATE
VALUATION & CONSULTING



20+

years serving
Western Michigan markets

IRR® – INTEGRA REALTY RESOURCES –

provides world-class commercial real estate valuation and counseling services to both local and national top financial institutions, developers, corporations, law firms, and government agencies. As one of the largest independent property valuation and counseling firms in the United States, we provide our diverse array of clients the highly informed opinions and trusted expert advice needed to understand the value, use and feasibility of their real estate. *IRR. Local expertise. Nationally.*

200+

appraisals completed
annually

RECENT APPRAISAL ASSIGNMENTS OF NOTABLE AND VARIED ASSETS

Office



- Fifth Third Bank on Lyon, 111 E. Lyon St. NW., Grand Rapids, MI, 243,661 SF
- Widdicomb Building, 601 and 611 Fifth Street, Grand Rapids, MI, 86,387 SF
- 56 Grandville Ave., 56 Grandville Ave., SW, Grand Rapids, MI, 64,730 SF
- Harbor Dunes Health Center, 1445 Sheldon Road, Grand Haven, MI, 71,913 SF
- Health Pointe Medical Building, 2093 Health Drive, Wyoming, MI, 67,848 SF

Industrial



- Siliconature Corp., 4255 68th St. SE., Gaines Township, MI, 142,029 SF
- Industrial Building, 875 & 931 Interchange Drive, Holland, MI, 409,405 SF
- Wyoming Industrial Center, 2275 Burlingame Ave. SW. Wyoming, MI, 102,518 SF
- Cold Storage, 275 N 68th Street, Coopersville, MI, 201,250 SF
- Industrial Building, 3030 Kersten Ct., Kalamazoo, MI, 94,296

Multi-family



- Tall Oaks Apartments, 6675 Tall Oaks Dr., Oshtemo Twp, MI, 177,472 SF/198 Units
- The Wyatt, 5200 Croyden, Oshtemo Township, MI, 273,205/232 Units
- Proposed Apartment Project, 3950 E Beltline, Grand Rapids, MI, 488,570 SF/320 Units
- Proposed Mixed Use Property, 112 E. Main St., Middleville, MI, 20,690 SF/ 11 Units
- Mixed Use Building, 632 Fulton St., Grand Rapids, MI, 14,039 SF/ 7 Units

Manufactured Housing



- Huntington Run MHC, 6255 Cranbrook Ln., Kalamazoo, MI, 175 Pads
- Fountain Springs MHC, 1410 S. 9th St., Kalamazoo, MI, 327 Pads
- Golden Estates MHC - 61600 Youngman Rd., Fabius Township, MI, 42 pads
- Rolling Hills MHC - 300 Morgan Rd., Battle Creek, MI, 363 pads
- Kimball Estates MHC, 5148 Dove Rd., Smiths Creek, MI, 68 Pads

Retail



- Riley Plaza, 12719 Riley Street, Holland, MI, 50,401 SF
- Shopping Center, 5880-5970 S. Westnedge Avenue, Portage, MI, 59,787 SF
- South Shore Plaza, 1001 South Beacon Boulevard, Grand Haven, MI, 89,974 SF
- Knapps Corner Shops, 1971 East Beltline, Grand Rapids, MI, 71,045 SF
- Auto Dealership, 780-870 Chicago Drive, Holland, MI, 55,471 SF

Specialty Assignments



- Electrical Transmission Line, Commercial Vacant Land, New Buffalo, MI
- Avigation Easement, Assisted Living Community, Frankfort, MI
- Road Right-of-Way Easement, Single Family Residence, Kentwood, MI
- Title Defect, Commercial Vacant Land, Georgetown Township, MI
- Environmental Contamination, Single Family Residence, Rockford, MI

OUR VALUE PROPOSITION

What sets our firm apart is our attention to detail and organization. We focus on delivering products that are clear, concise, complete and correct. This process has earned us several long lasting relationships within our market. We have over 20 years experience in our market. Although we have experience doing multiple property types, our staff has evolved into specialty appraisal practices. One staff member appraises industrial buildings, another office buildings and retail, another specializes in easement valuations and eminent domain assignments.



Jeffrey G Genzink, MAI, Senior Managing Director

Mr. Genzink has been active in appraisal and advisory services since 1990. He has extensive experience with easement valuations and diminution-in-value assignments, which include environmental, title defects, eminent domain and other conditions involving a wide variety of property types. Additional appraisal and counseling assignments have been completed for estate planning, tax appeal, charitable tax contribution, divorce settlement, acquisition and disposition, and loan underwriting. As a qualified expert, Mr. Genzink has testified in Federal, State and County Courts.



Michael A Tyska, MAI, Director

Mr. Tyska has been appraising real estate since 2004. He has experience in the appraisal of apartments, condominium developments, multi-tenant retail, big box retail, bank branches, restaurants, single-family residential, general office, medical office, industrial, agricultural land, development land for residential, commercial, office and industrial use, and special purpose properties including schools and religious facilities. Mr. Tyska has extensive experience in the appraisal of easements including surface, sub-surface and air rights. He also has experience with diminution-in-value assignments.



Michelle Y Bilardello, MAI, Director

Ms. Bilardello, Director, has been appraising commercial properties since 2005. Ms. Bilardello has experience appraising industrial buildings, deep water ports, waterfront properties, vacant land, mixed use buildings, churches and schools. Additional appraisal assignments include single and multi-tenant retail and office buildings. Valuation assignments have been completed for estate planning, tax appeal, charitable tax contribution, divorce settlement, acquisition and disposition, and loan underwriting.



Kyle P Door, Senior Analyst

Mr. Door is currently a Senior Analyst with Integra Realty Resources. He began employment in 2019. Responsibilities include property inspections, market area analysis, comparable research and demographic analysis. He has completed market research on various properties including, but not limited to, professional office and medical office facilities, manufactured home communities, mixed-use developments, single and multi-tenant retail buildings and vacant land for various uses.



Bret Dewey, Analyst

Mr. Dewey is an Analyst with Integra Realty Resources – Grand Rapids. He graduated from Grand Valley State University with a Bachelor of Business Degree in Finance. He began employment in May 2023. His responsibilities include property inspections, property descriptions, market area analysis, comparable research, and demographic analyses. He has completed market research on various properties including, but not limited to, professional office and medical office facilities, industrial, residential, retail and vacant land for various uses.

OUR CLIENTS

Law Firms/Accounting

Government & Organizations

- Advance Local
- Amway
- Aunt Millie's Bakeries
- Baker Book House Company
- Brown Machine Group
- Burns Bros. Produce
- Cascade Cement Contracting
- Columbia Sussex Corp
- Copper Rock Construction
- Dwelling Place
- Getman Corporation
- Great Lakes City Classis
- Highpoint Development
- Hollander Development Corp
- Huizenga Group
- Huizinga Lawn Sprinkling, Inc.
- Land Matters
- Livonia Tool & Laser
- Lumir Real Estate LLC
- Nehemiah Properties, LLC
- Prestige Imports West Michigan
- RDV Corp.
- Real Alloy
- Stanco Metal Products
- Team Enterprises, LLC
- tesa Plant Sparta, LLC
- Tower Laboratories, Ltd
- Weller Auto Parts

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- Mills, Biggs, Haire & Reisert, Inc.
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- Rodenhouse Kuipers PC
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- Straub Seaman & Allen, PC
- Varnum Riddering Schmidt & Howlett LLP
- Warner Norcross & Judd, LLP

- Allendale Charter Township
- Anchor Christian School
- Byron Center Public Schools
- Calvin College
- City of Grand Rapids Eng. Dept.
- City of Kentwood
- Consumers Energy Company
- Dutton Christian School
- Gerald R. Ford Intl Airport
- Grand Rapids Comm. College
- Grand Valley State University
- Heath Township Hall
- Interurban Transit Partnership
- ITC Holdings Corp.
- Kent County Parks Department
- Kent ISD
- Michigan Dept. of Transportation
- Oshtemo Charter Township
- Oshtemo Charter Township Downtown Development Auth.
- Park Township
- The Downtown Development Authority City of Hudsonville

Banks/Services

Health Care

Other

- ChoiceOne Bank
- Evangelical Christian Credit Union
- Fifth Third Bank, National Association
- First State Bank
- Honor Credit Union
- Horizon Bank
- Huntington National Bank
- Independent Bank
- Lake Michigan Credit Union
- Macatawa Bank
- mBank
- Old National Bank
- PNC Bank
- Presidential Bank, FSB
- Shelby State Bank
- United Bank
- West Michigan Credit Union

- Allegan General Hospital and Allegan Health Care Group Inc.
- Corewell Health
- Holland Hospital
- Mary Free Bed Rehab Hospital
- Mercy Health Partners
- Metro Health University of Michigan Health
- Ob/Gyn Associates of Holland
- Priority Health
- Spectrum Health Big Rapids Hospital
- Spectrum Health Gerber Memorial
- Spectrum Health Hospitals
- Spectrum Health Medical Group
- Spectrum Health Reed City Hospital
- Spectrum Health System
- Trinity Health

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- First American Claims Services
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- Marathon Petroleum Company
- Meals on Wheels Western Michigan
- Meyer C. Weiner Company
- Moore & Bruggink
- Resthaven
- Trendway Corporation
- Words of Hope
- World Renew

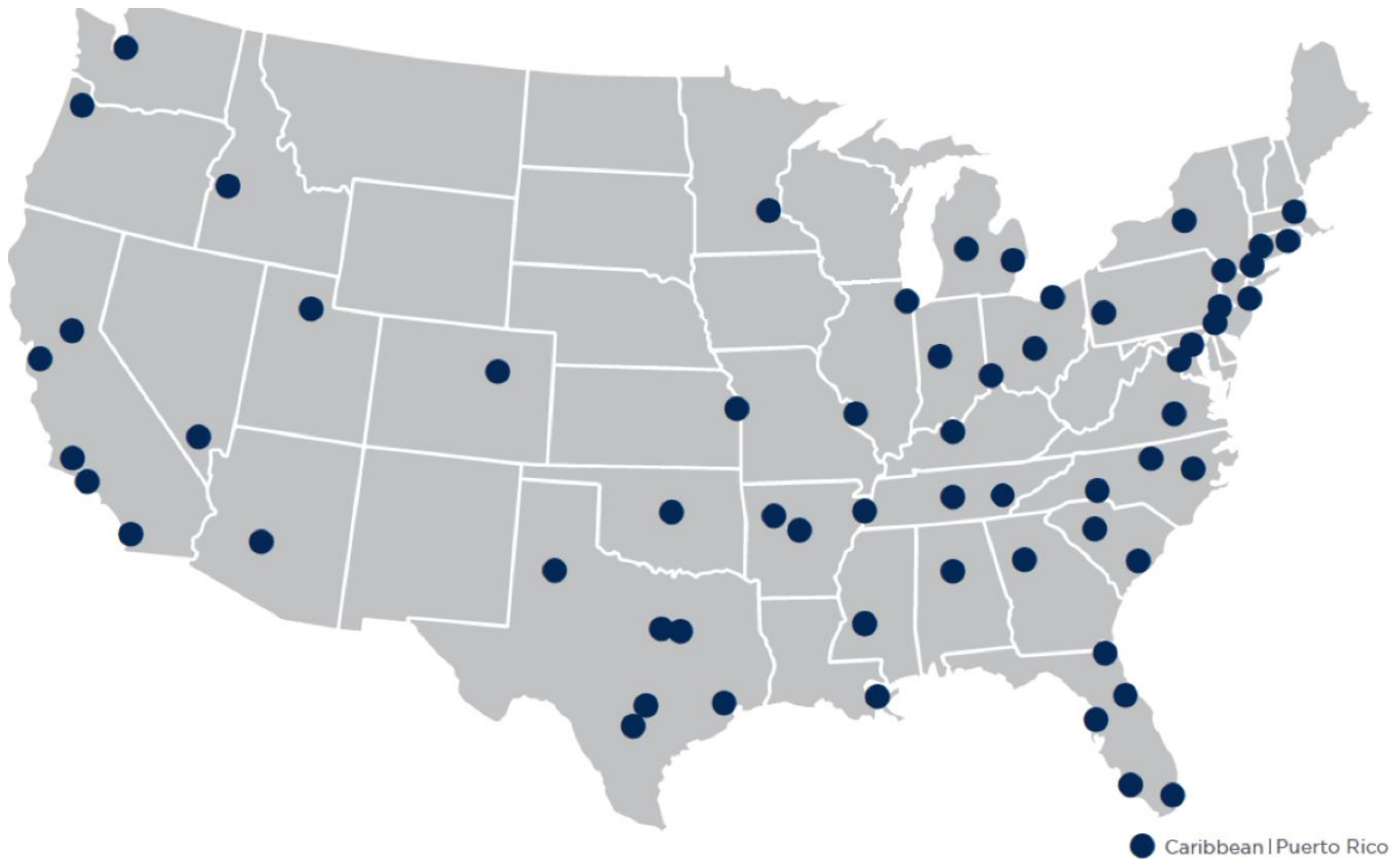
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60+

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