



Colliers

CHAICONAS GROUP



FOR SALE OR LEASE

Office / Flex Building

2420 Oak Valley Drive | Ann Arbor, Michigan



Jim Chaconas
734 769 5005
jim.chaconas@colliers.com

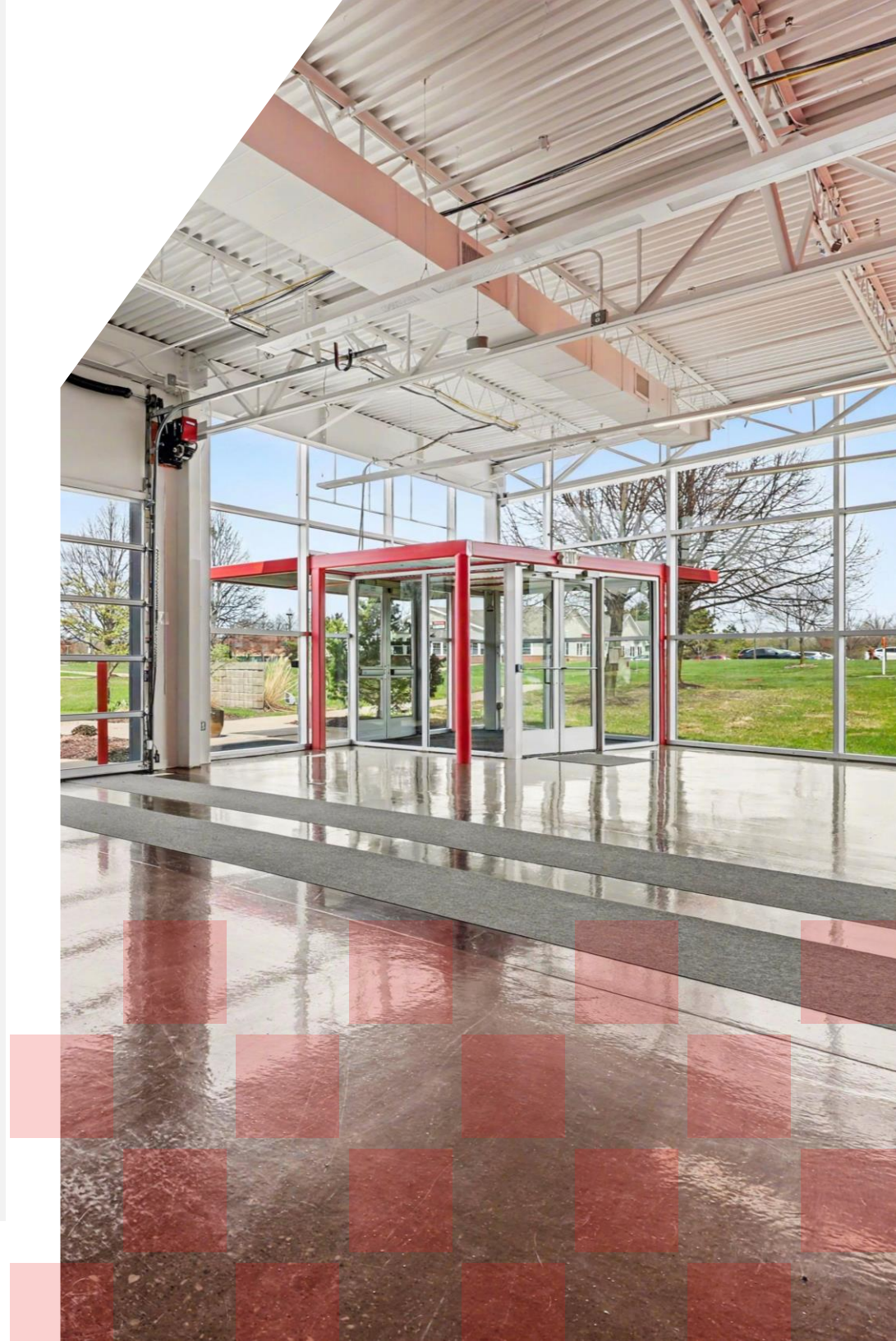
Colliers Ann Arbor

1955 Pauline Blvd, Suite 400 | Ann Arbor, Michigan 48103
734.994.3100 | annarbor@colliers.com

FOR SALE OR LEASE

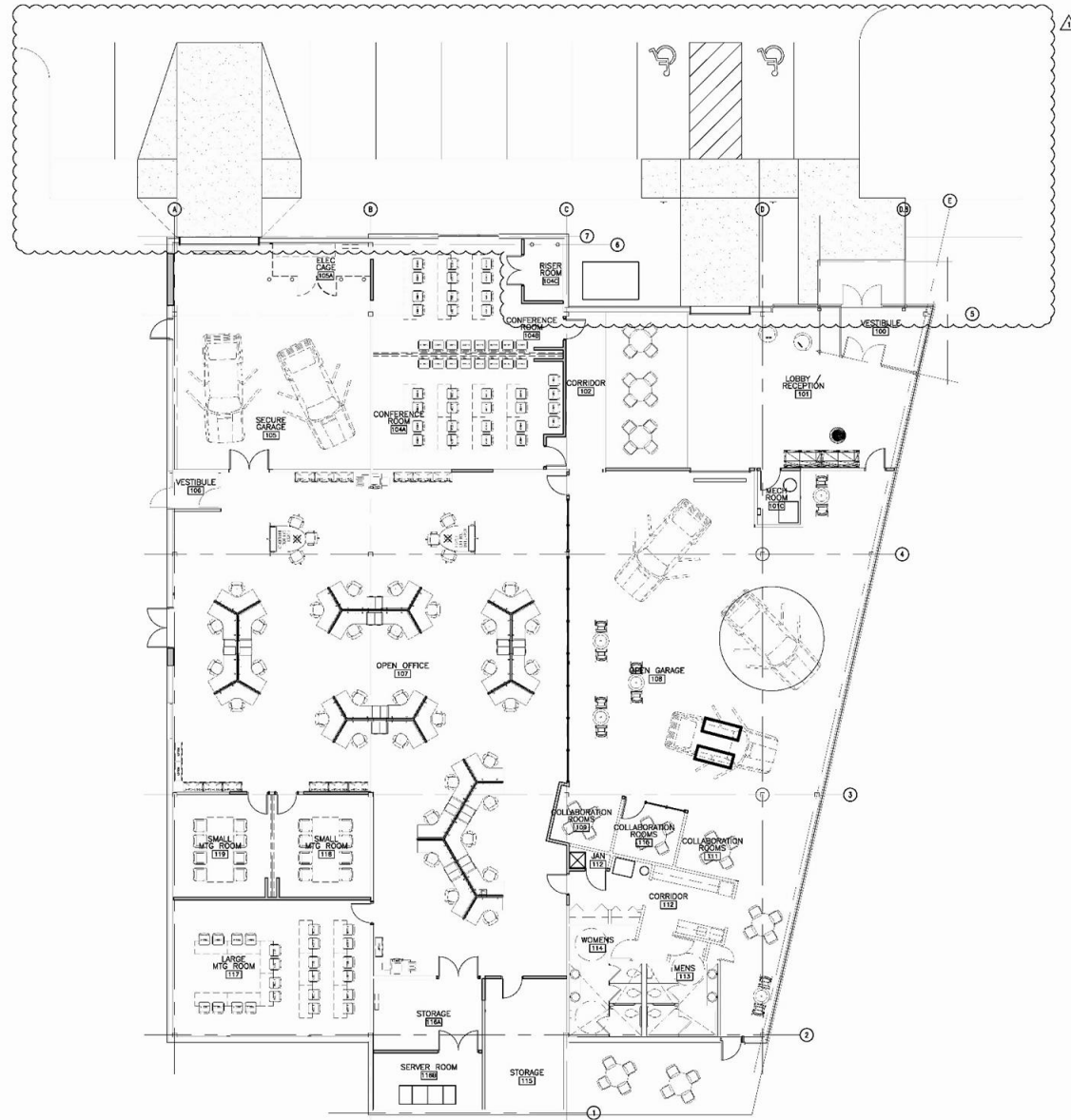
Property Highlights

- ± 13,022 SF
- Exclusive Flex / Office Property, High-End Features, Unbeatable Street Presence
- Creative & Functional Space, Great Versatility & Visibility: Tech Startup, Artisanal Manufacturing, Design Studio, Automotive, R & D, Pharmaceutical, Fitness, Wellness
- Impressive & Secure Entrance, 10' Rolling Door, Spacious Front Flex/Lab Space, Floor-to-Ceiling Glass Façade, High Ceilings, Private Meeting Rooms, Kitchen, Restrooms
- Rear Space: 2-3 Conference Rooms, Private Offices, Large Common Work Area, Server Room with Ductless AC, Storage, Garage with 10' Rolling Door
- Steel Framed, 701 Amps Power, Fully Sprinkled, Installed Security System
- Ideal, High-Traffic Location, Easy Access to Major Thoroughfares & I-94, Close to Retail, Shopping Centers, Businesses, Neighborhoods, 51 Parking Spots
- Sale Price: Contact Listing Broker
- Lease Rate: \$21.75 PSF NNN



FOR SALE OR LEASE

Floor Plan



Exterior Photos



Interior Photos

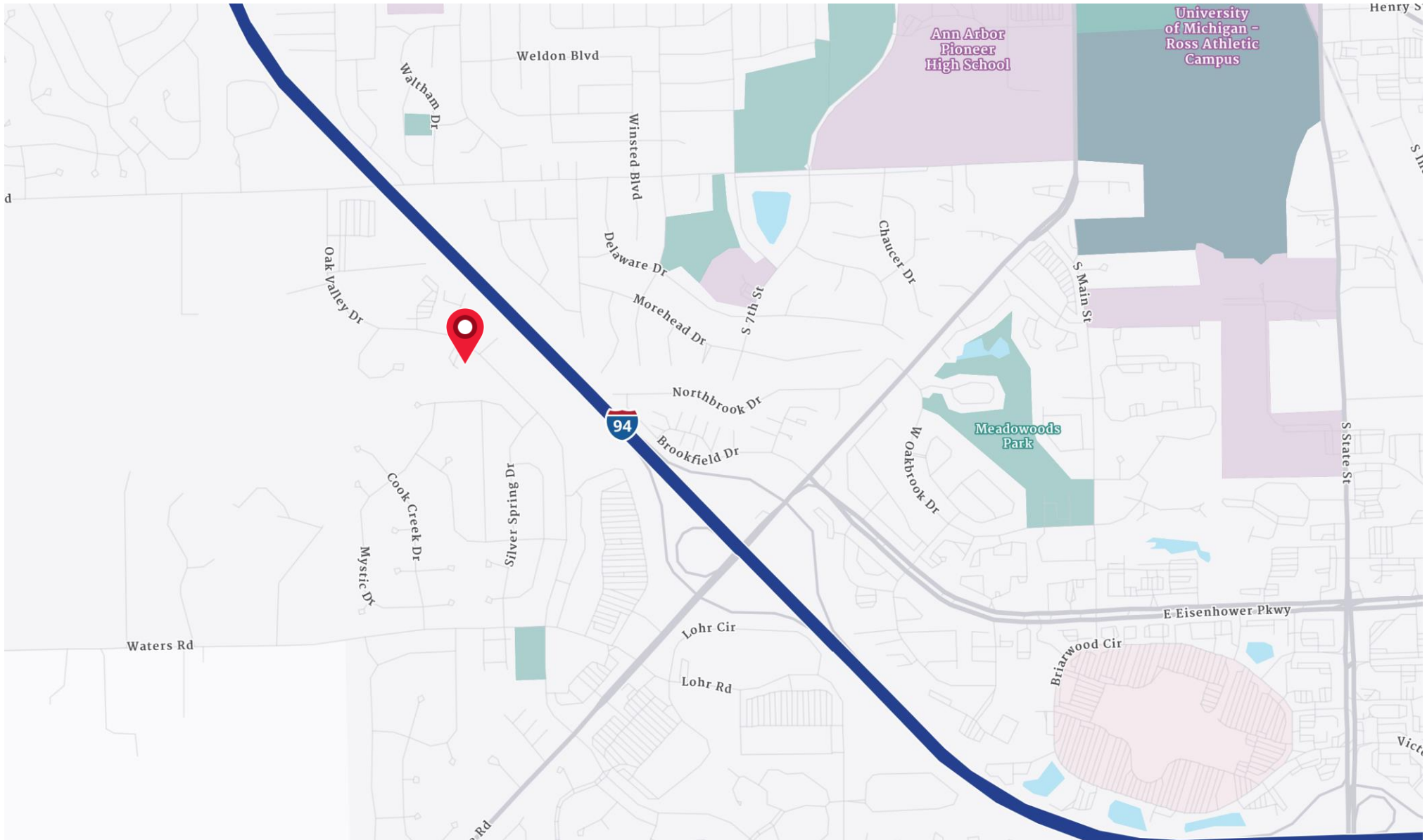
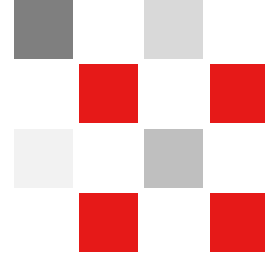


Interior Photos



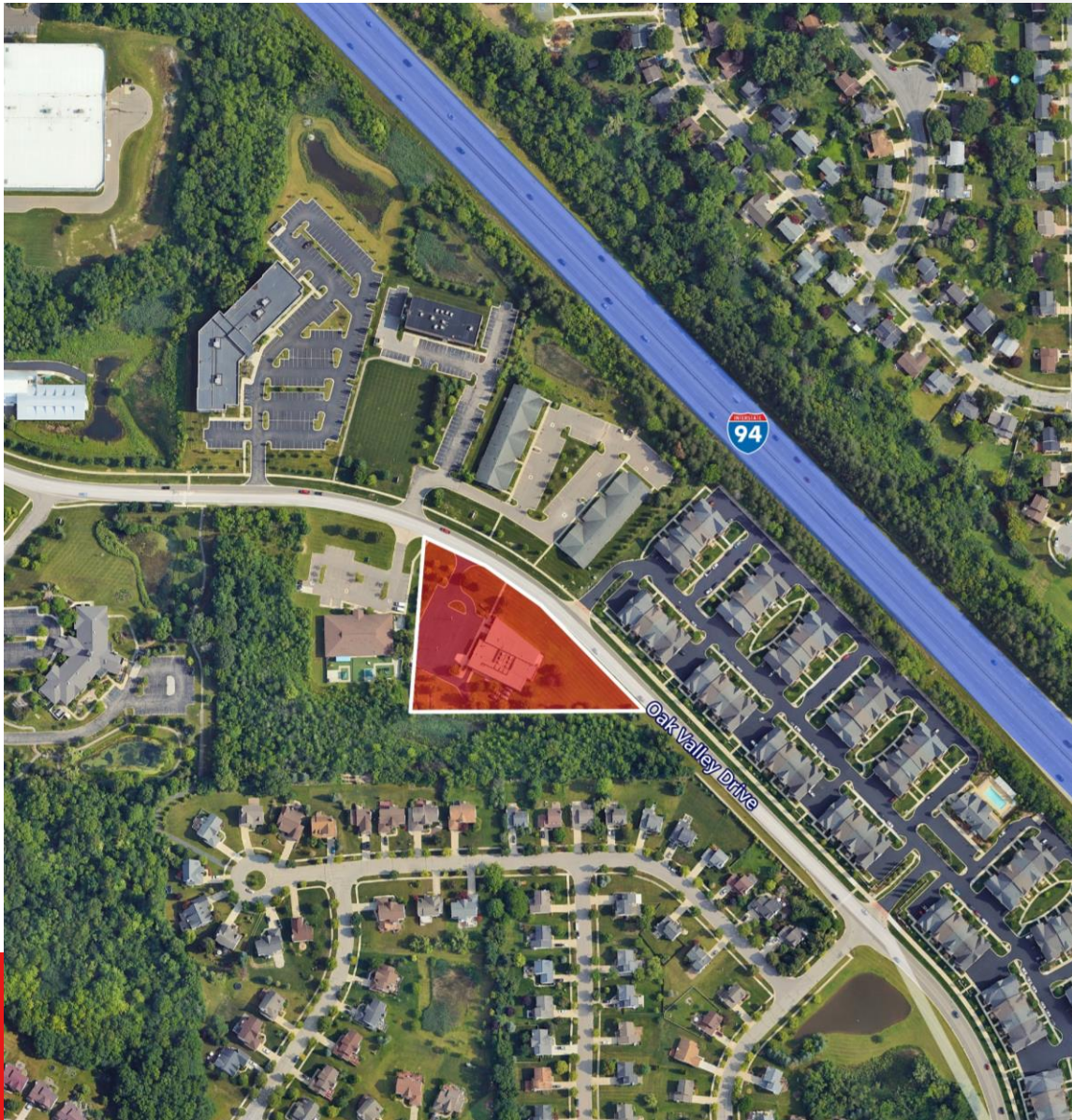
FOR SALE OR LEASE

Location Map



FOR SALE OR LEASE

Property Aerial



CHACONAS GROUP
ANN ARBOR AREA



Jim Chaconas
734 769 5005
jim.chaconas@colliers.com

We have no reason to doubt the accuracy of information contained herein, but we cannot guarantee it. All information should be verified prior to purchase and/or lease.

Colliers Ann Arbor
1955 Pauline Blvd, Suite 400 | Ann Arbor, Michigan 48103
734 994 3100 | annarbor@colliers.com