

Oxford Companies
734.665.6500
oxfordcompanies.com

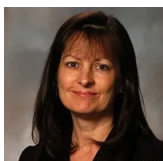


Integrated
Real Estate
Services



Office Building For Lease
Northeast Corporate Center
2500 Green Rd, Suite 350
Ann Arbor, MI 48105

10,645 SF
\$26.95 SF/yr (MG)
Available



Contact Karen O'Neil for
more information or to
schedule a tour.

Office: 734.665.6500
Cell: 734.323.4263
koneil@oxfordcompanies.com

Northeast Corporate Center
2500 Green Rd, Suite 350
Ann Arbor, MI 48105



Integrated
Real Estate
Services



OFFERING SUMMARY

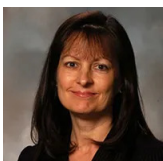
Lease Rate:	\$26.95 SF/yr (MG)
Building Size:	82,036 SF
Available SF:	10,645 SF
Year Built:	1988
Ceiling Height:	9'6" ceiling height, 13'9" to deck
Parking Ratio:	2.86
Zoning:	RE
Submarket:	Washtenaw W of 23

PROPERTY OVERVIEW

Directly at the hub of Ann Arbor's thriving northeast office corridor, the Northeast Corporate Center provides organizations with a superb Ann Arbor office location. This three-building complex offers dining, shopping, and lodging amenities all within a mile radius, and sits in a tranquil location that's also near major highways. NECC embraces the a modern office concept in unique single-story buildings surrounded by beautiful landscaping.

PROPERTY HIGHLIGHTS

- Located adjacent to US-23 and M-14
- Direct access to the Plymouth Road commercial corridor and the University of Michigan's North Campus
- Spaces feature modern floor plans with high ceilings, large windows, and abundant light
- Ample free parking and beautiful landscaping
- Professional property management and local ownership
- 24/7 on-call maintenance
- Streamlined leasing experience for convenience and ease



Contact Karen O'Neil for more information or to schedule a tour.

Office: 734.665.6500
Cell: 734.323.4263
koneil@oxfordcompanies.com

Northeast Corporate Center
2500 Green Rd, Suite 350
Ann Arbor, MI 48105



Integrated
Real Estate
Services

BUILDING MECHANICAL SYSTEM

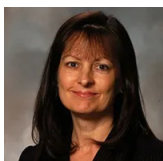
Heating	Forced Air
Cooling	27 Roof top units
HVAC Units	27- RTUs
Hot Water Heaters	2- Available tanks above each bathroom pod
Fire Prevention	Wet Fire suppression system above each bathroom pod
Electricity	One (1) transformer between 2500/2600
Lighting System	Photocell System (Certified Electric)
Roof	60 mil EPDM, Fully adhered roofing system

UTILITY PROVIDERS

Gas	Constellation New Gas Division
Electric	DTE
Water	City of Ann Arbor

REAL ESTATE TAX INFORMATION (2026)

Parcel Number	09-09-14-100-437
State Equalized Value	\$11,527,300
Taxable Value	\$9,911,378



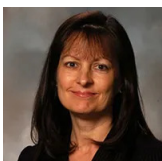
Contact Karen O'Neil for
more information or to
schedule a tour.

Office: 734.665.6500
Cell: 734.323.4263
koneil@oxfordcompanies.com

Northeast Corporate Center
2500 Green Rd, Suite 350
Ann Arbor, MI 48105



Integrated
Real Estate
Services



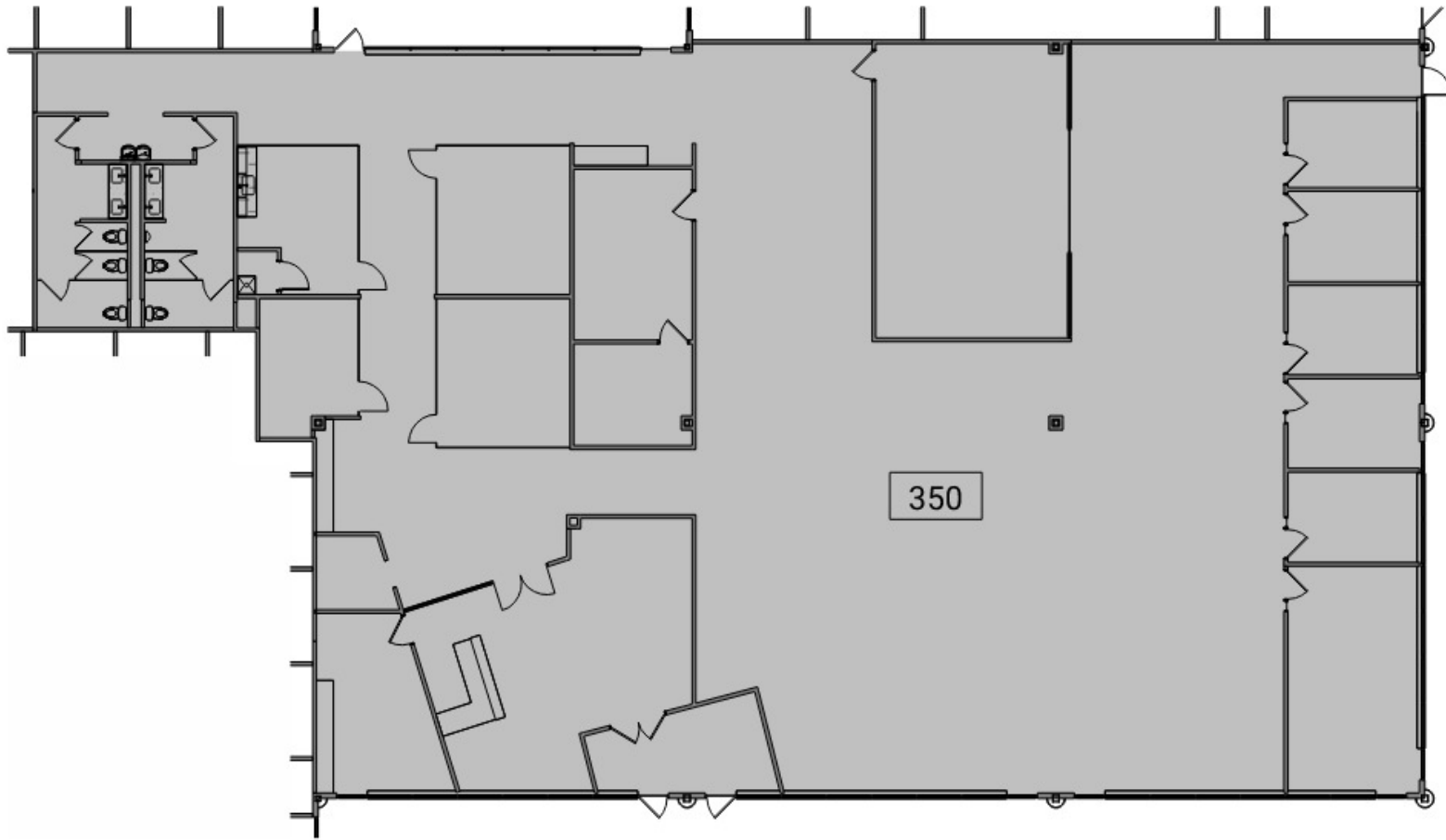
Contact Karen O'Neil for
more information or to
schedule a tour.

Office: 734.665.6500
Cell: 734.323.4263
koneil@oxfordcompanies.com

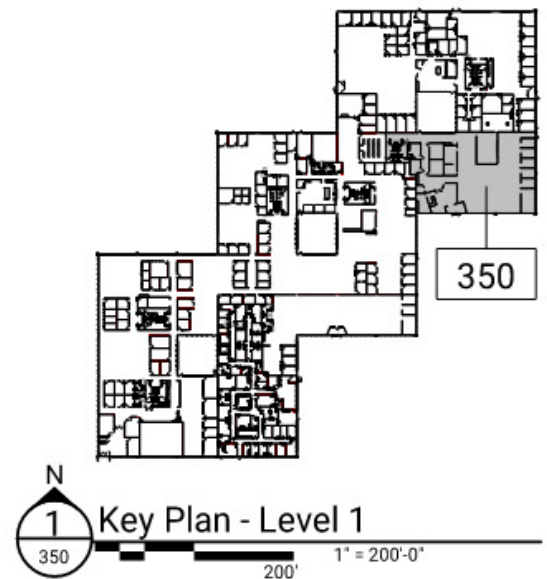
Northeast Corporate Center
2500 Green Rd, Suite 350
Ann Arbor, MI 48105



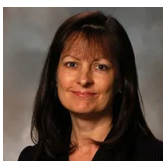
Integrated
Real Estate
Services



N
2
350
Suite 350 - Partial Existing Floor Plan
10' 20' 1" = 20'-0"



N
1
350
Key Plan - Level 1
200' 1" = 200'-0"



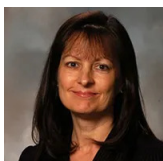
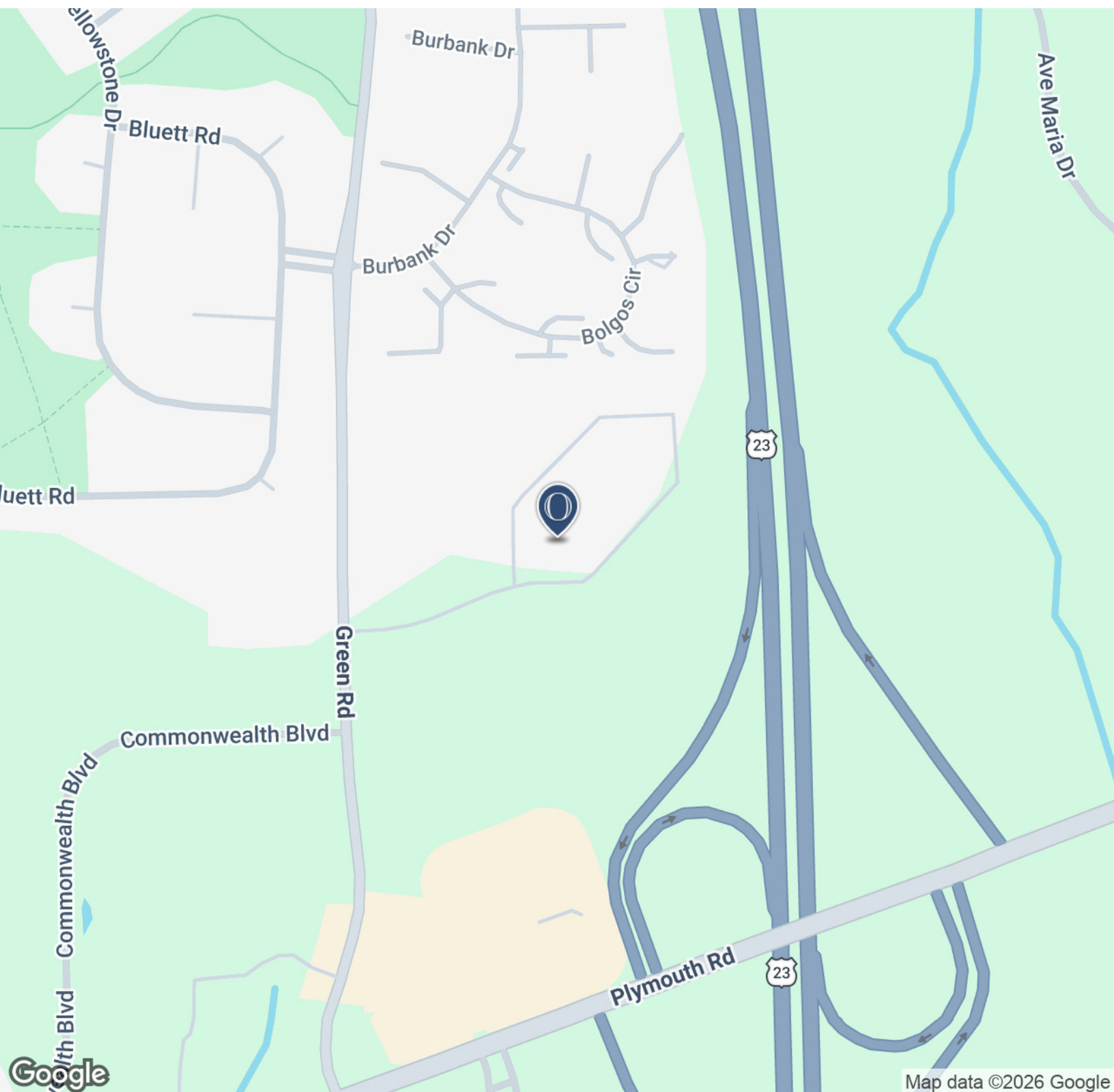
Contact Karen O'Neil for
more information or to
schedule a tour.

Office: 734.665.6500
Cell: 734.323.4263
koneil@oxfordcompanies.com

Northeast Corporate Center
2500 Green Rd, Suite 350
Ann Arbor, MI 48105



Integrated
Real Estate
Services



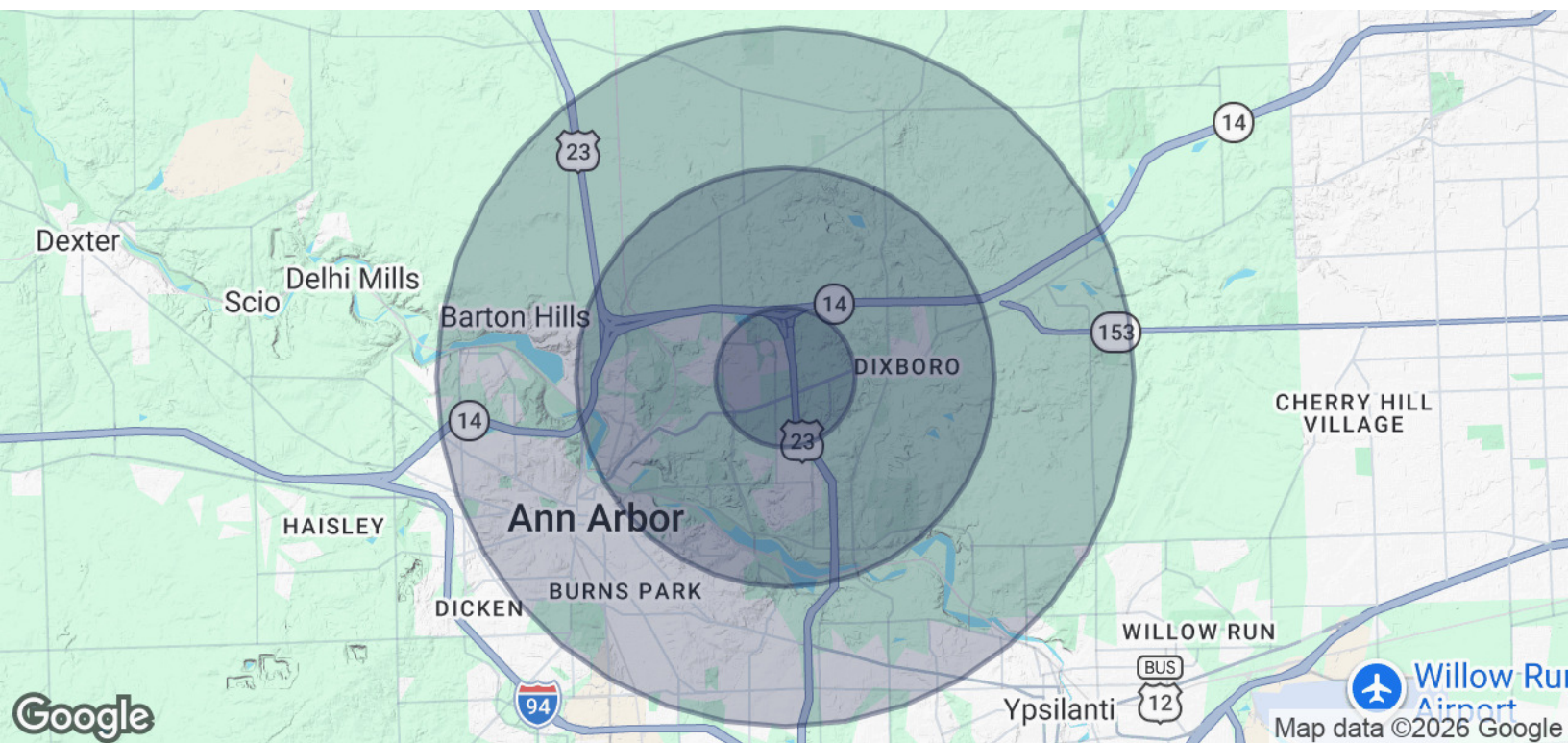
Contact Karen O'Neil for
more information or to
schedule a tour.

Office: 734.665.6500
Cell: 734.323.4263
koneil@oxfordcompanies.com

Northeast Corporate Center
2500 Green Rd, Suite 350
Ann Arbor, MI 48105



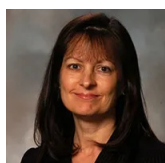
Integrated
Real Estate
Services



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	7,126	39,918	130,724
Average age	32.9	32.5	30.5
Average age (Male)	34.0	32.4	30.3
Average age (Female)	33.6	33.2	30.9

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,170	14,476	49,193
# of persons per HH	2.2	2.8	2.7
Average HH income	\$88,542	\$93,192	\$75,762
Average house value		\$390,622	\$361,121

* Demographic data derived from 2020 ACS - US Census



Contact Karen O'Neil for
more information or to
schedule a tour.

Office: 734.665.6500
Cell: 734.323.4263
koneil@oxfordcompanies.com