

38275 W 12 Mile Rd

Farmington Hills, MI

*Brookfield
Center*

- 2-Story Office Building
- 2nd Floor Available - 17,960 SF (Divisible)
- Up to 6,145 SF on 1st Floor
- All Common Areas Fully Renovated
- Professionally Managed
- Property
- Interior Built to Suit
- Close Proximity to Area
- Freeways
- Signage Opportunities Available

OFFICE BUILDING FOR LEASE

FOR MORE INFORMATION:

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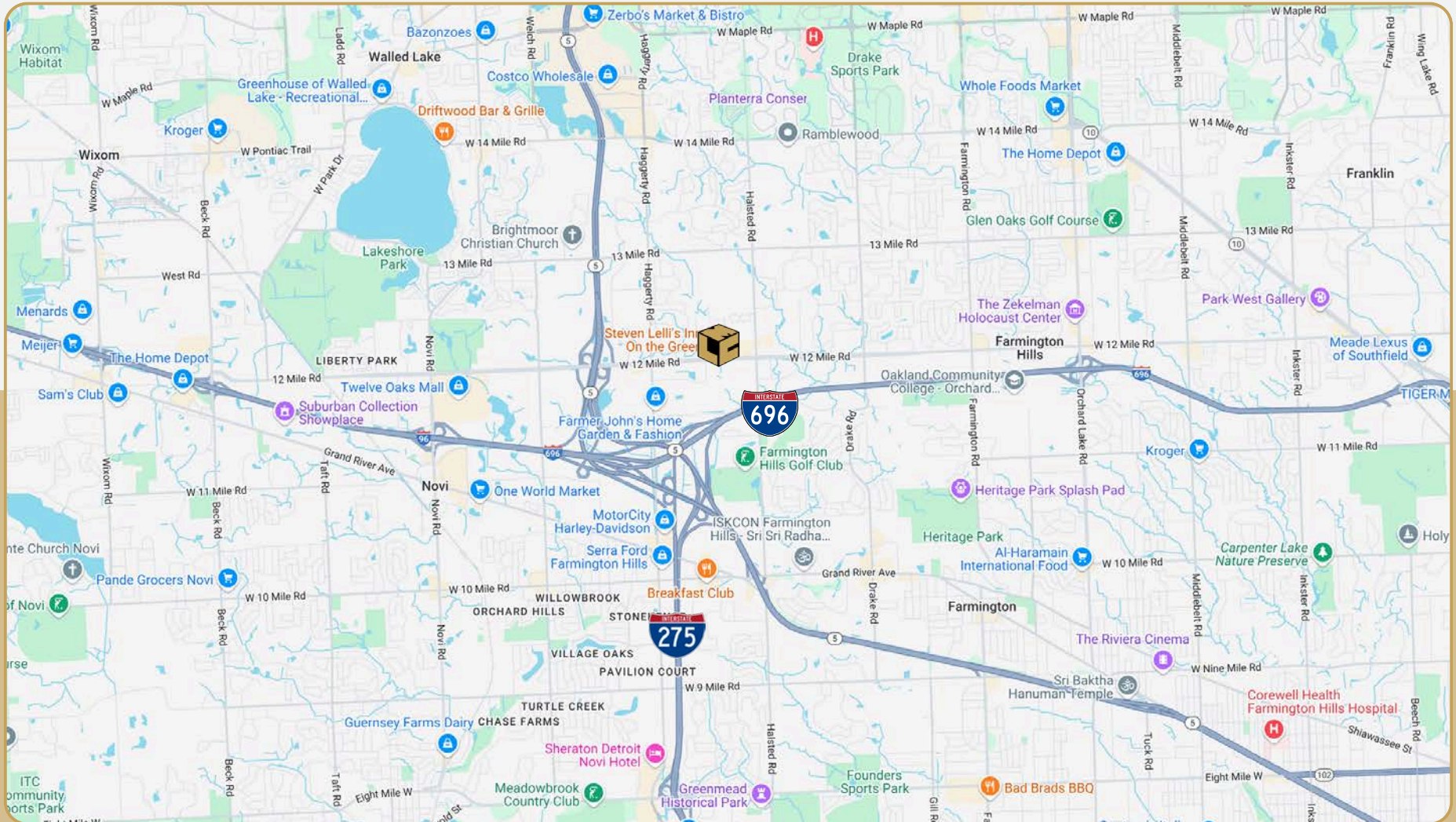
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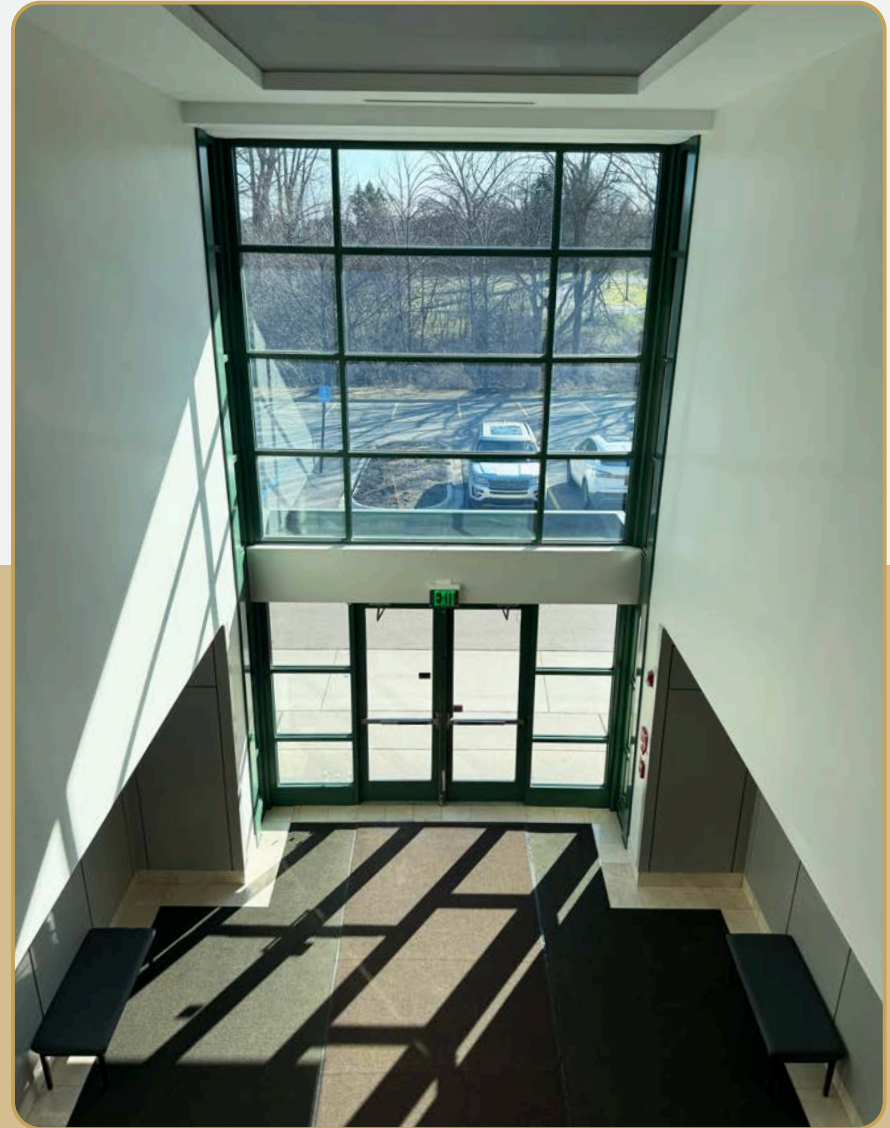
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Office Property Details:

Details:

Location Description:	West of Halsted Rd
Building Type:	Office
Class:	B
Zoning:	Office
Floors:	2
Year Built:	2001
Gross SF:	35,365 SF
Total Rentable SF:	35,365 SF
Available SF:	24,105 SF
Min/Max SF:	2,567 SF - 17,960 SF
Acres:	2.55
Multitenant:	Yes
Parcel ID:	23-18-200-061

Property Description: This professionally managed building is currently undergoing a complete interior and exterior renovation. Main road signage available.

Economic:

Min/Max Rental Rate:	\$16.95/SF
Rental Terms:	+ Electric
Annual Escalations:	\$0.50/SF
Load Factor:	10.0%
Occupancy:	Immediate
Parking::	Surface; 4.1/1,000
Partition Allowance:	TBD
Status:	Existing
Operating Expenses:	Base Year

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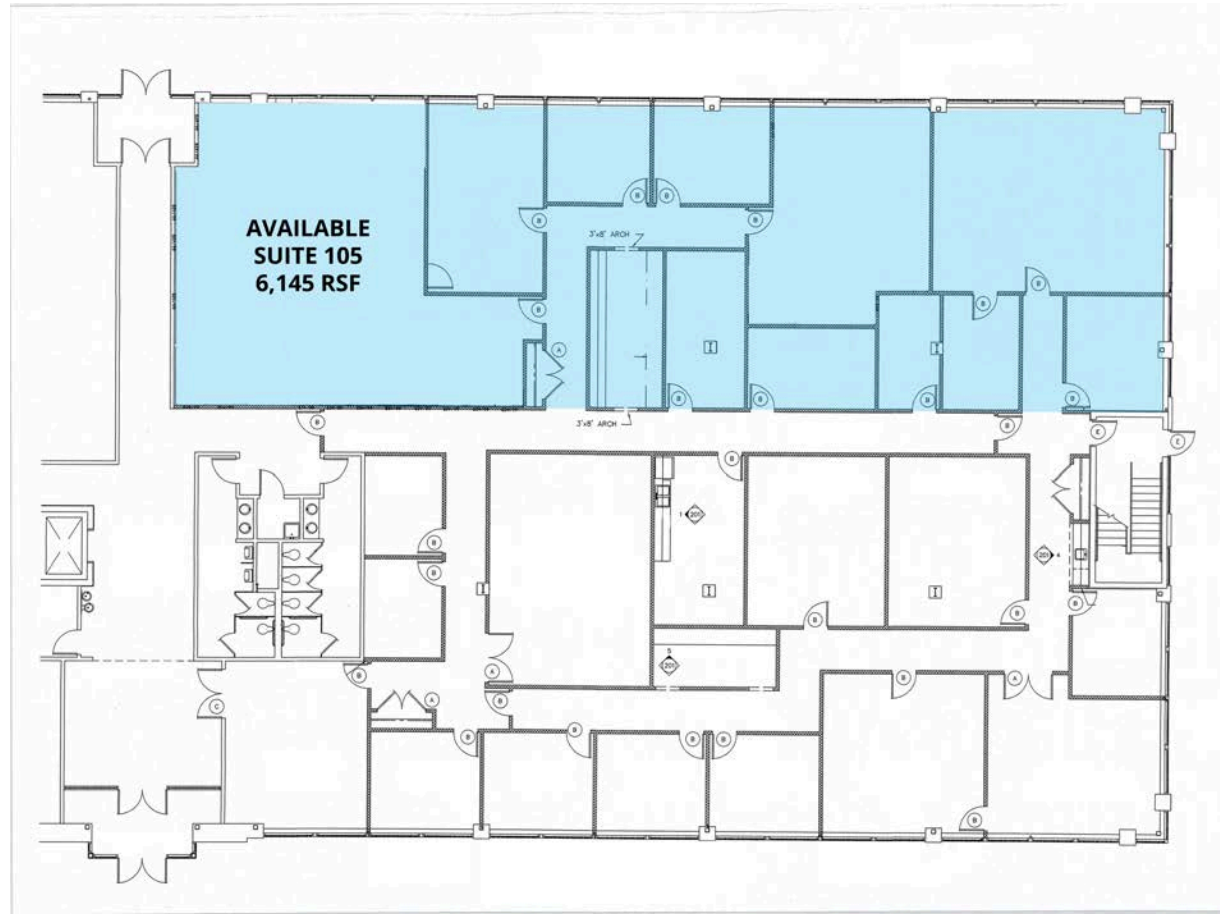
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First Floor Vacancy



Suite Number	Square Footage
105	6,145 SF

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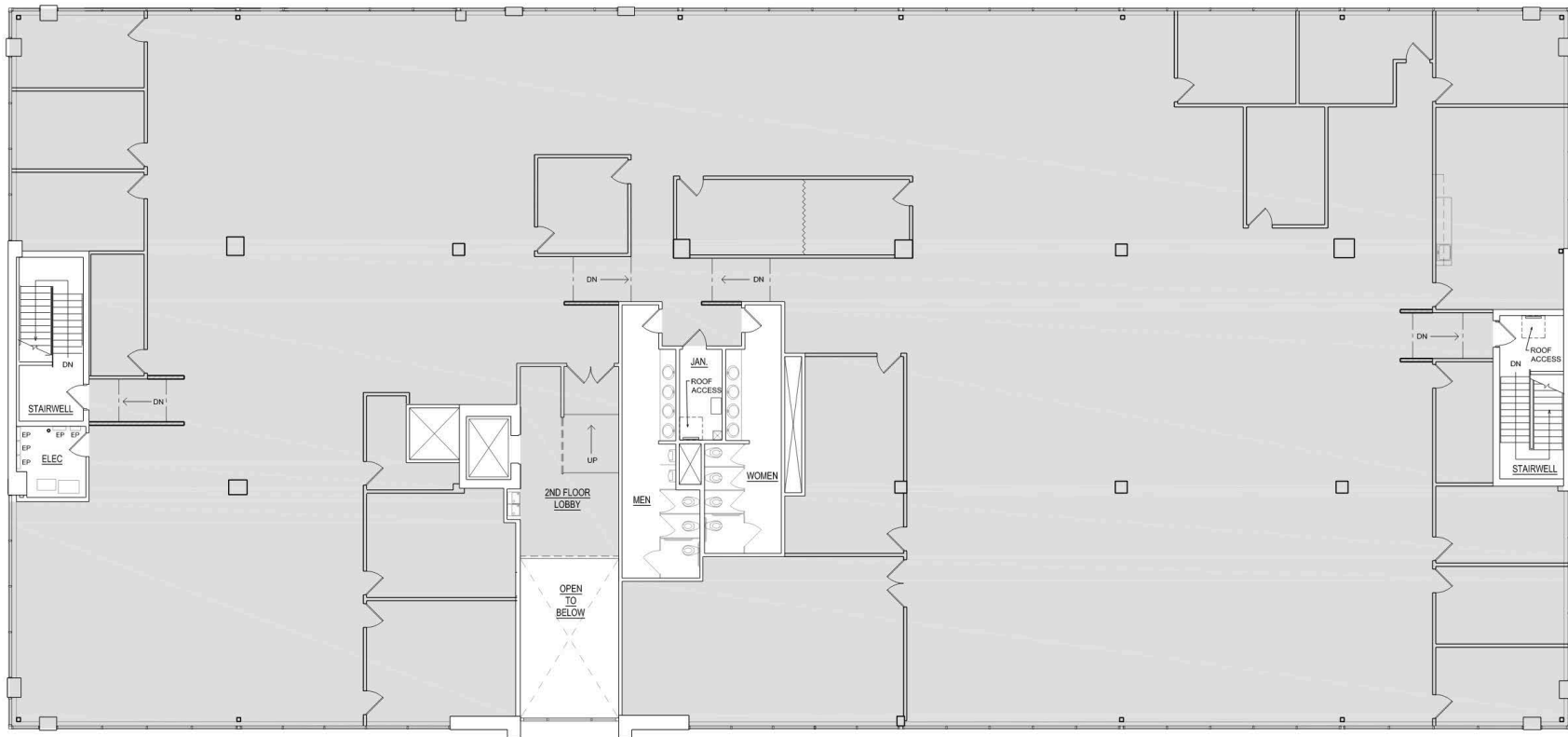
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Second Floor Vacancy



Suite Number	Square Footage	Virtual Tour
Suite 200	17,960 SF	View Here

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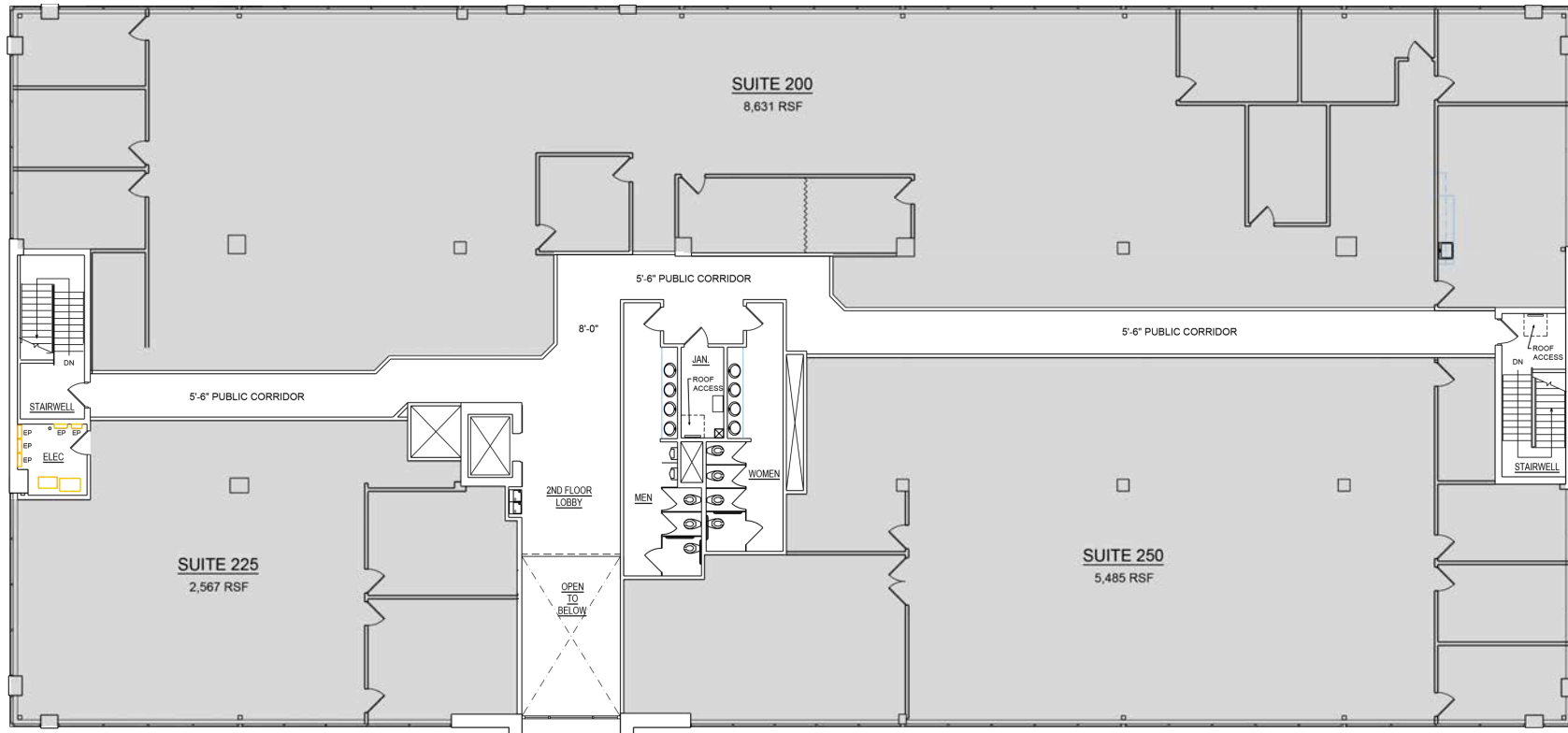
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Proposed Split of Second Floor



Suite Number	Square Footage	Virtual Tour
Suite 200	2,567 - 17,960 SF	View Here

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