

2301 & 2401 WEST BIG BEAVER RD

# SOMERSET CAMPUS

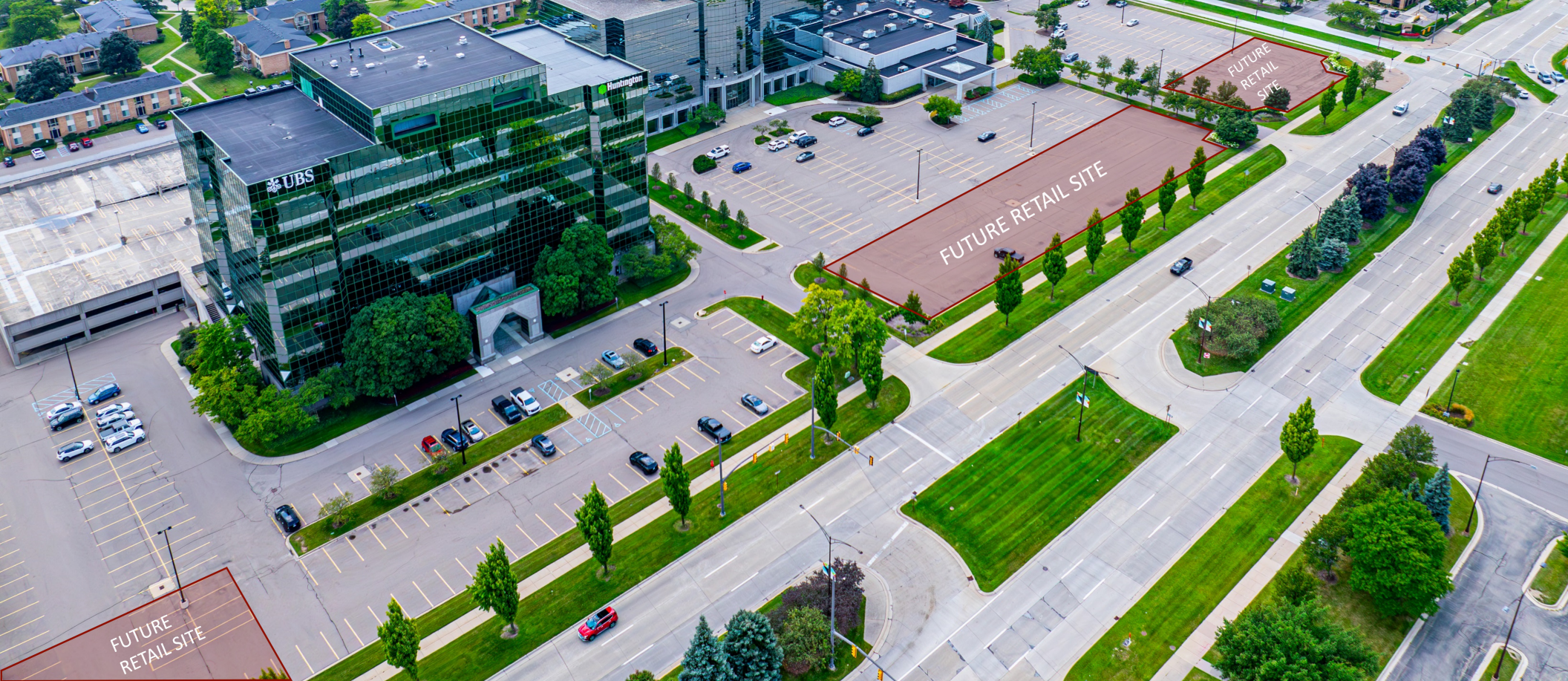
TROY, MICHIGAN



Under New Ownership

 CUSHMAN &  
WAKEFIELD

 A.F. JONNA



## THE OPPORTUNITY

Recently acquired by A.F. Jonna, Somerset Campus is set to undergo a complete redevelopment featuring new Class A amenities, on-site retail, new lobbies, upgraded common areas, and more. Comprised of two buildings, Somerset Campus offers Class A premium office space, ideal for businesses looking to establish or expand their presence in this vibrant commercial hub.

- Up to 300,000 SF available
- 21,062 and 23,448 SF floor plates
- Future on-site retail and Class A amenities
- Building signage
- Access and proximity to Somerset Inn
- On-site deck parking

Troy's Golden Corridor is renowned for its thriving business community, and this opportunity is within walking distance to upscale shopping, diverse dining options, high-end hotel accommodations, and a plethora of entertainment options, just to name a few.



SOMERSET  
COLLECTION

BANK OF AMERICA

DICKINSON WRIGHT



JPMORGAN  
CHASE & CO.

MR. KABOB  
GRILLE & CATERING

Eddie V's  
PRIME SEAFOOD

DIAMONDS DIRECT

Mercantile Bank

2401  
W. BIG BEAVER RD

2301  
W. BIG BEAVER RD

W BIG BEAVER ROAD

Flagstar  
Bank

Title

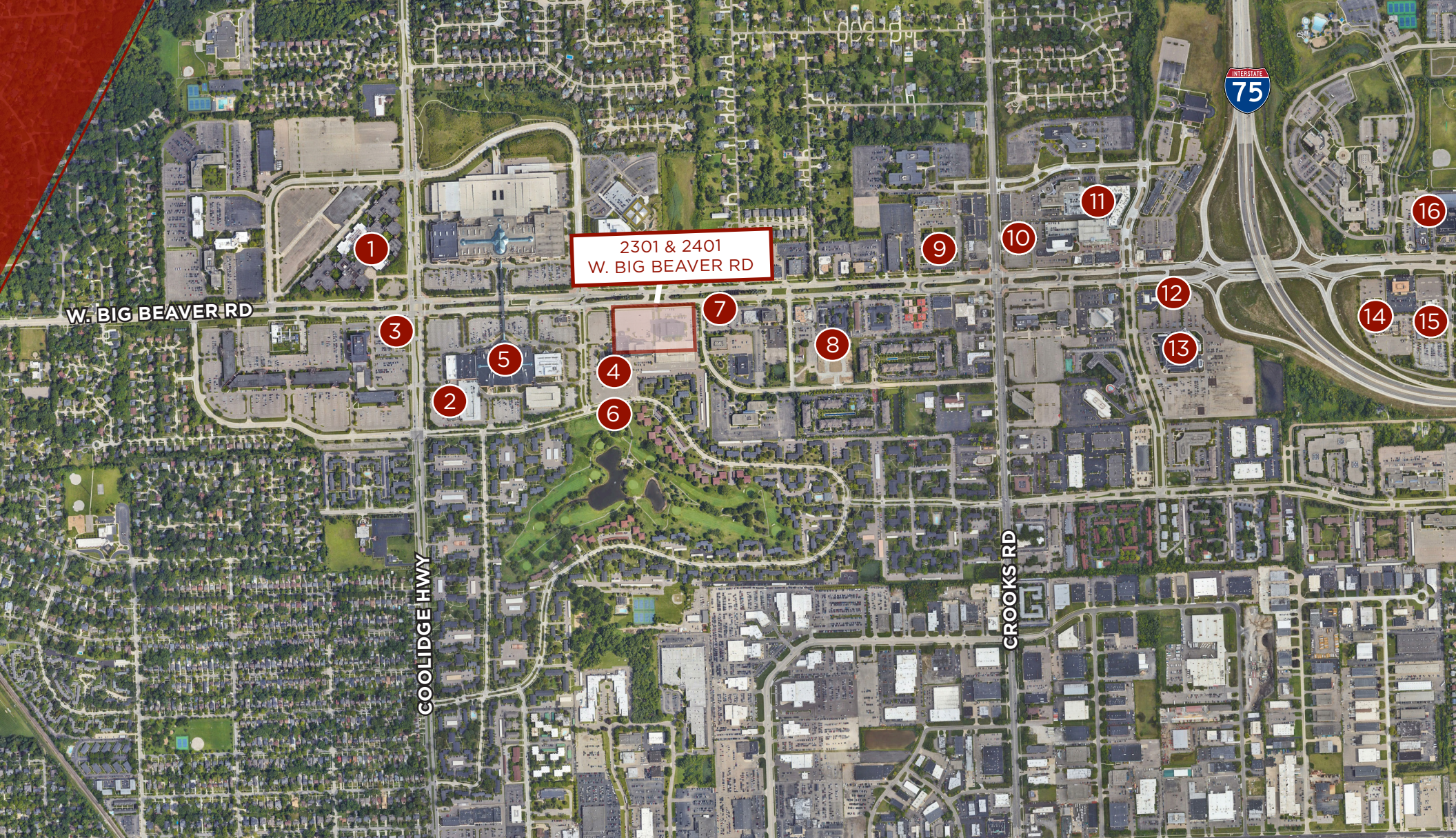


GOLF VIEW DRIVE

SOMERSET  
GOLF CLUB

Regents Club

# TROY'S GOLDEN CORRIDOR



2301 & 2401  
W. BIG BEAVER RD

# LIVE WORK PLAY

- 1. FORBES/ U OF M REDEVELOPMENT
- 2. DRAFT KINGS SPORTS & SOCIAL
- 3. OCEAN PRIME
- 4. SOMERSET INN
- 5. SOMERSET COLLECTION
- 6. SOMERSET GOLF CLUB
- 7. MAGGIANO'S LITTLE ITALY

- 8. BENIHANA
- 9. PAPA ROMANO'S
- 10. SEASON'S 52
- 11. HILTON GARDEN INN
- 12. GRANITE CITY
- 13. RUTH'S CHRIS STEAKHOUSE
- 14. DRURY INN

- 15. FOGO DE CHAO BRAZILIAN STEAKHOUSE
- 16. DETROIT MARRIOTT OF TROY

2301 W. Big Beaver Rd  
192,564 SF

● LEASED  
○ AVAILABLE

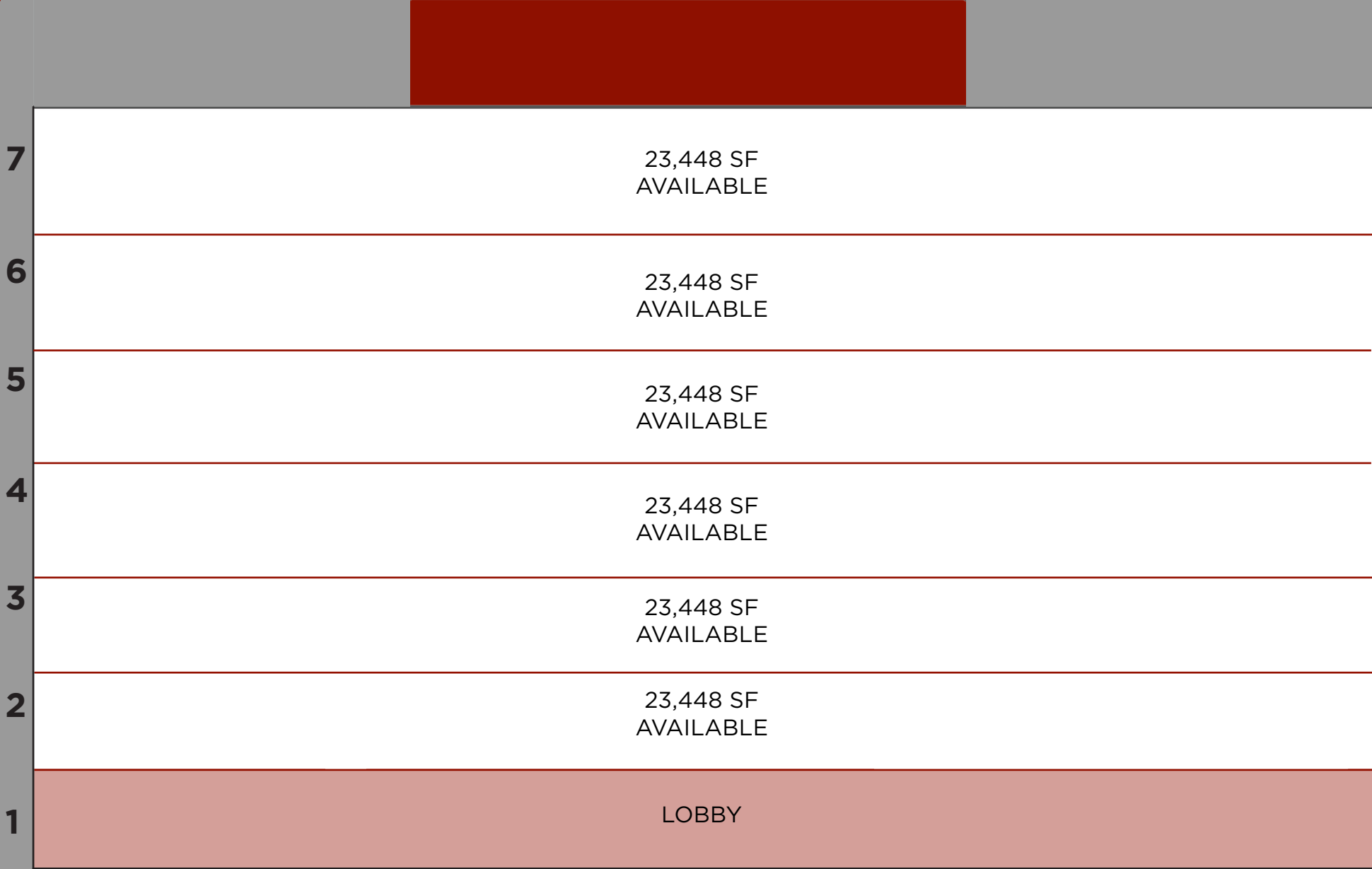


9	16,036 SF AVAILABLE	
8	22,748 SF AVAILABLE	
7	22,748 SF AVAILABLE	
6	22,748 SF AVAILABLE	
5	22,748 SF AVAILABLE	
4	22,748 SF AVAILABLE	
3	22,748 SF AVAILABLE	
2	22,748 SF AVAILABLE	
1	FUTURE AMENITIES	10,531 SF AVAILABLE

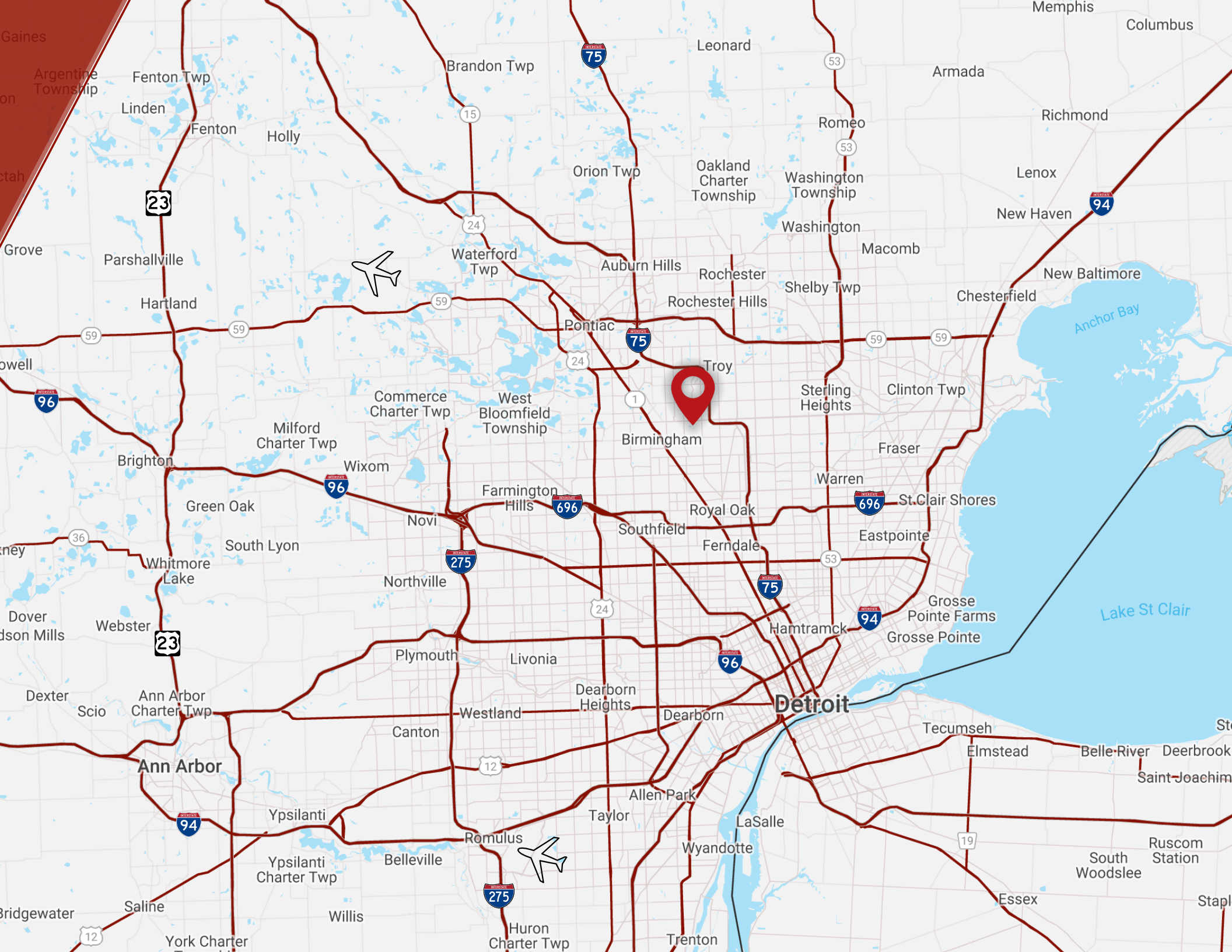
STACKING PLAN I

2401 W. Big Beaver Rd  
163,866 SF

- LEASED
- AVAILABLE



STACKING PLAN II



**Detroit**

**Ann Arbor**

Brandon Twp

Leonard

Armada

Richmond

Lenox

New Haven

New Baltimore

Chesterfield

Orion Twp

Oakland Charter Township

Washington Township

Macomb

Washington

Shelby Twp

Auburn Hills

Rochester Hills

Pontiac

Troy

Sterling Heights

Clinton Twp

Birmingham

Fraser

Warren

St. Clair Shores

Commerce Charter Twp

Milford Charter Twp

Wixom

Farmington Hills

Royal Oak

Ferndale

Eastpointe

Green Oak

South Lyon

Whitmore Lake

Northville

24

75

94

Grosse Pointe Farms  
Grosse Pointe

Lake St Clair

Dover

Webster

23

Plymouth

Livonia

Dearborn Heights

Dearborn

Hamtramck

Tecumseh

Dexter

Scio

Ann Arbor Charter Twp

Canton

Westland

Dearborn

Dearborn

Hamtramck

Tecumseh

Belle River

Deerbrook

Saint-Joachim

Ypsilanti

Romulus

Taylor

Allen Park

Wyandotte

LaSalle

Tecumseh

Essex

South Woodslee

Ruscom Station

Staple

Saline

Willis

Huron Charter Twp

Trenton

Bridgewater

12

York Charter

Ypsilanti Charter Twp

Belleville

Grove

Parshallville

Hartland

59

59

Howell

96

Brighton

Wixom

36

Wayne

Dover

Dorson Mills

Webster

23

Dexter

Scio

Ann Arbor Charter Twp

Canton

Westland

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Webster



**W. BIG BEAVER ROAD**

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