

3145 CLARK ROAD  
SUITE #106  
YPSILANTI, MICHIGAN



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**MEDICAL FOR SALE OR LEASE**  
2,400 Square Feet Available

**CLARK PROFESSIONAL OFFICE PLAZA II**



## PROPERTY FEATURES

- 2,400 square feet available
- Great entry-level well-configured owner-user medical/office condo
- Immediate proximity to Trinity Health Hospital and Ann Arbor, Washtenaw Community College, and Eastern Michigan University
- Currently built out as a physical therapy office
- Features a reception/waiting area, private exam rooms, open workspace, kitchenette, and restroom
- Local condo association
- Compelling opportunity for an owner-user or tenant seeking a move-in ready clinical space in an established medical corridor
- Lease Rate: \$18.00/sq. ft. MG
- Sale Price: \$375,000 (\$156.25/sq. ft.)



For more information, please contact:

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**DRAKE FILIPPIS**  
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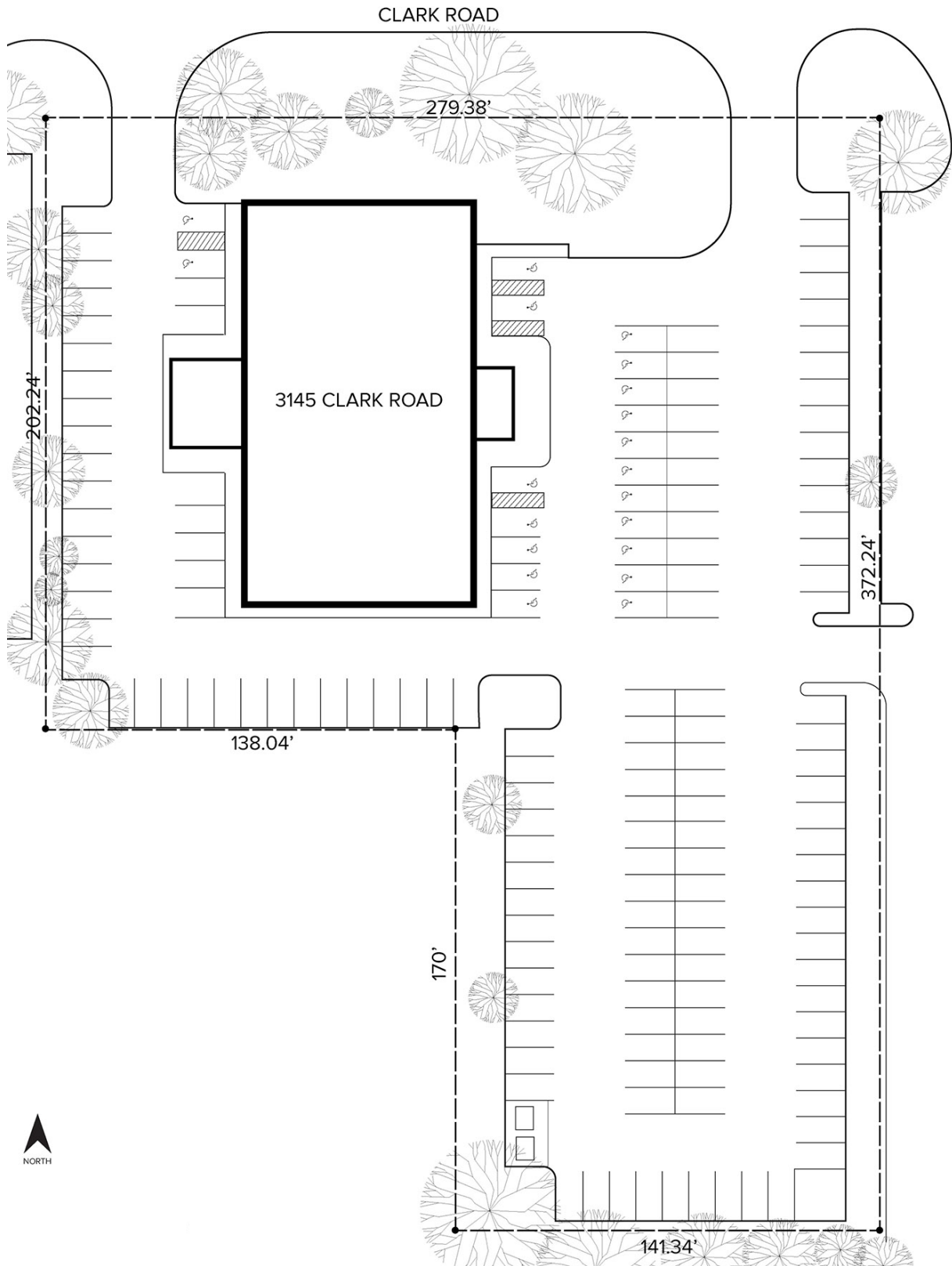
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## Site Plan



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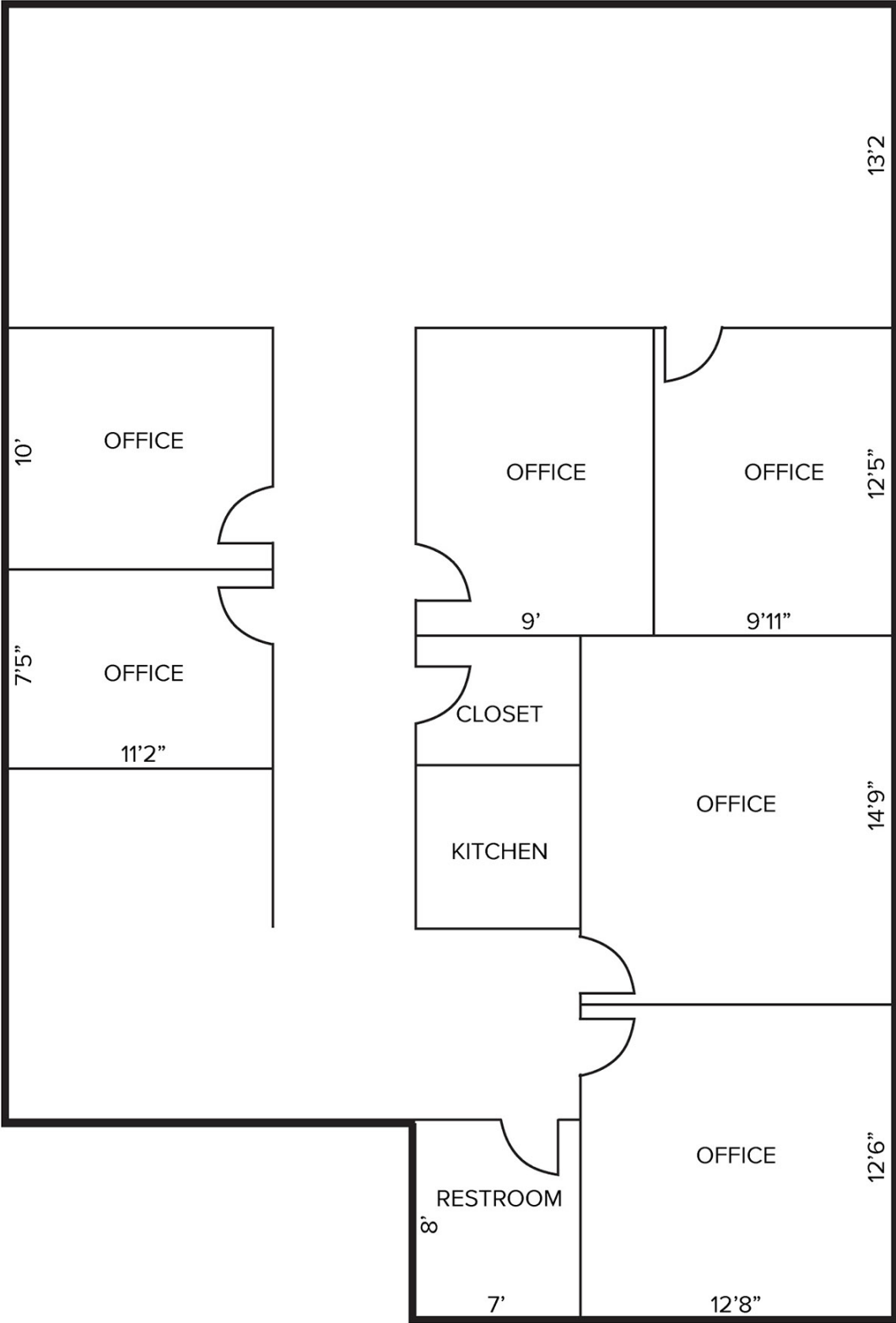
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## Floor Plan



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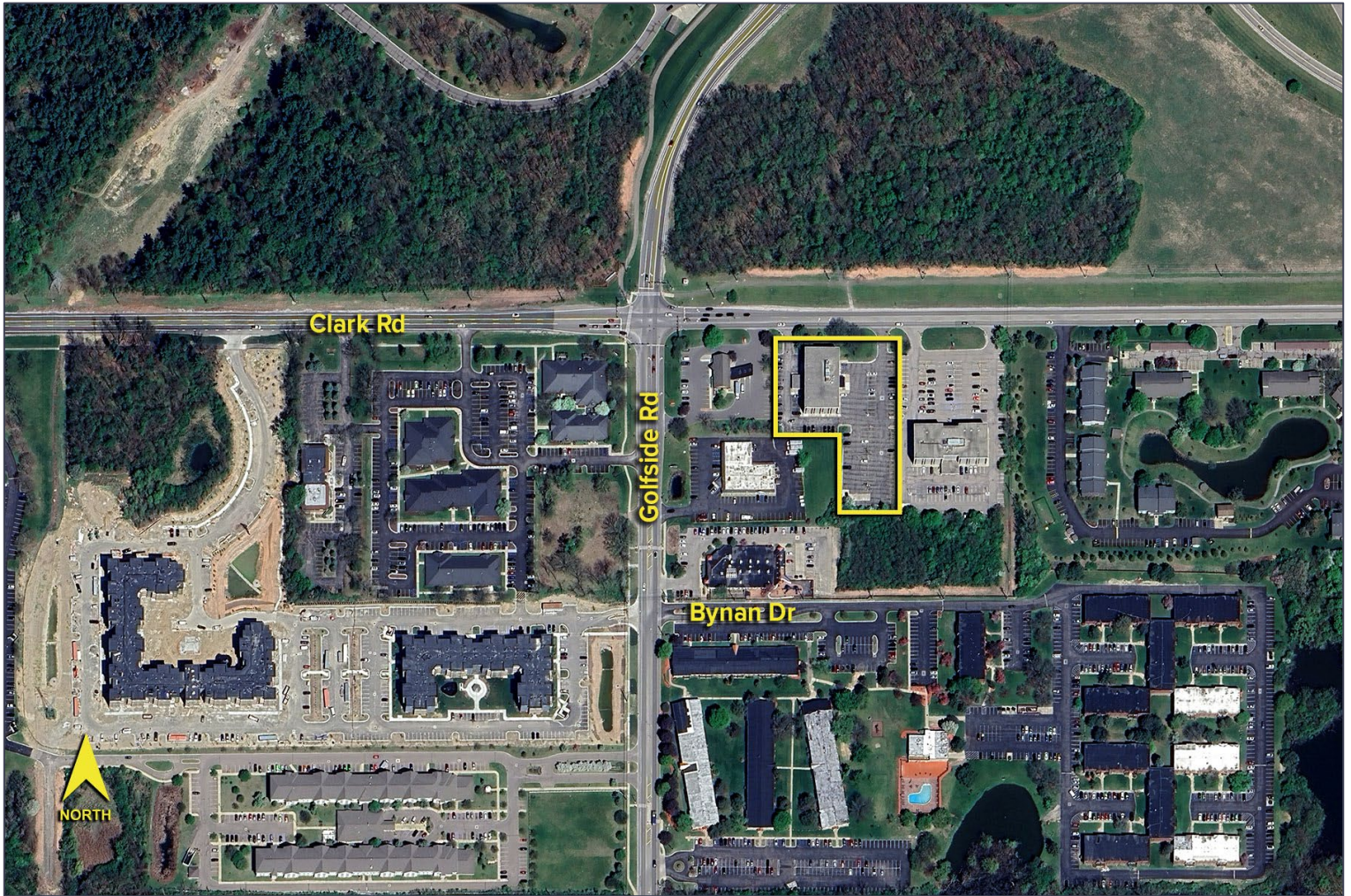
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Aerial



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