

OFFICE PROPERTY // FOR LEASE

CLEAN & MOVE-IN READY 1,879 SF OFFICE FOR SUBLEASE

27600 NORTHWESTERN HWY, SUITE 206
SOUTHFIELD, MI 48034



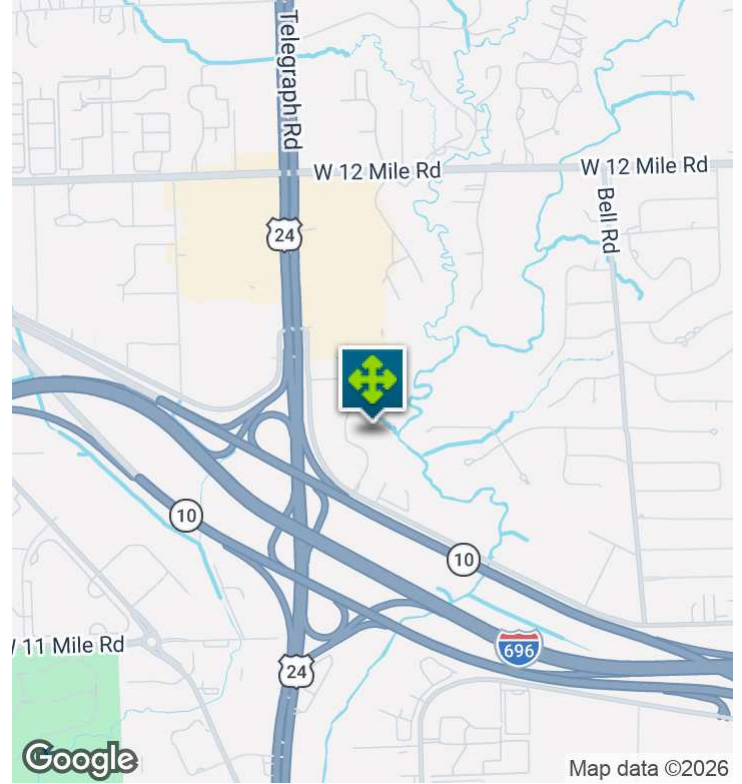
- Move-in ready suite with newer finishes
- Kitchenette/breakroom included
- Large bullpen space available
- Conference room plus two (2) private offices
- Fantastic window line offering natural views of a wooded setting
- Excellent location on Northwestern Hwy Service Drive
- Close to quick service restaurants, shopping, and business services
- Quick access to M-24 (Telegraph Rd) and I-696



26555 Evergreen Road, Suite 1500
Southfield, MI 48076
248.358.0100
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EXECUTIVE SUMMARY



| | |
|-------------------|------------------------|
| Lease Rate | \$14 SF/YR (MG) |
|-------------------|------------------------|

OFFERING SUMMARY

| | |
|-----------------------|------------|
| Building Size: | 37,756 SF |
| Available SF: | 1,879 SF |
| Lot Size: | 186,154 SF |
| Year Built: | 1986 |
| Zoning: | RMU |
| Market: | Lease |
| Submarket: | Southfield |
| Traffic Count: | 17,684 |

PROPERTY OVERVIEW

Discover move-in-ready office space featuring new LVT flooring, ample open space for workstations, and LED lighting throughout. The kitchenette/break room includes installations for a dishwasher, refrigerator, and microwave, along with upper and lower cabinetry. Additionally, there are three rooms that could be used as private offices or storage, as well as a conference room. Enjoy a fantastic window line that looks out to a beautiful natural landscape.

LOCATION OVERVIEW

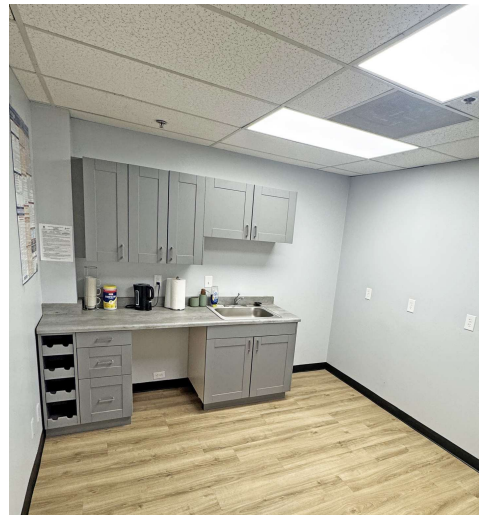
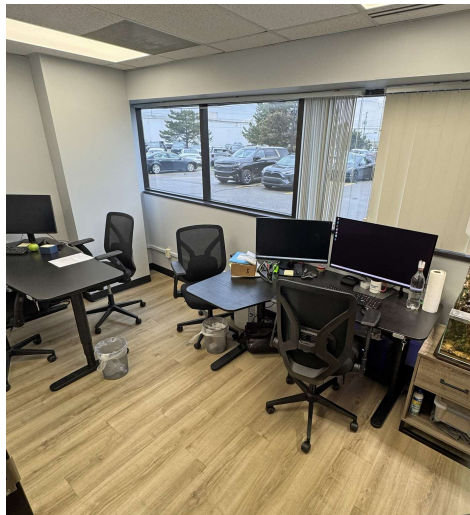
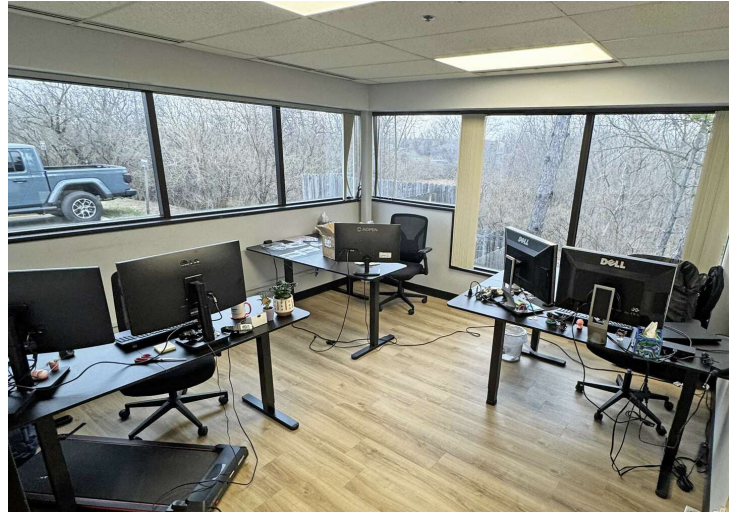
Located in the heart of Southfield at the "center of it all" with quick access to Telegraph Rd, Northwestern Hwy and the John Lodge freeway and 696 expressway, surrounded by ample amenities and major retailers all within minutes.

PROPERTY HIGHLIGHTS

- Move-in ready suite with newer finishes
- Kitchenette/breakroom included
- Large bullpen space available
- Conference room plus 2 (two) private offices
- Fantastic window line offering natural views of a wooded setting

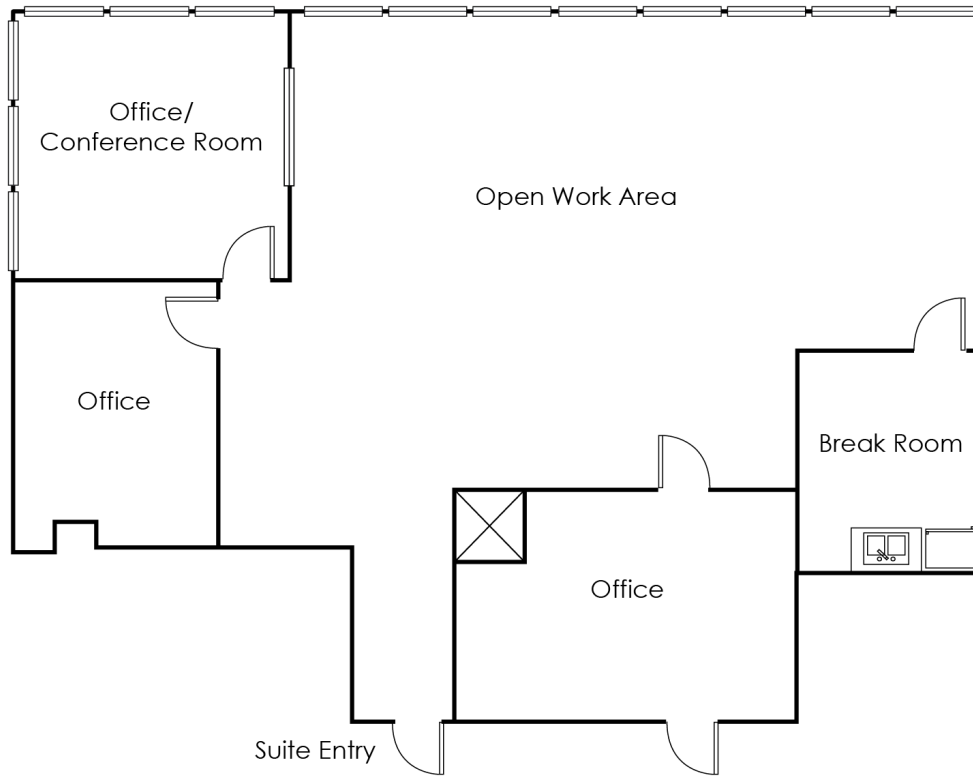
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ADDITIONAL PHOTOS



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FLOOR PLANS



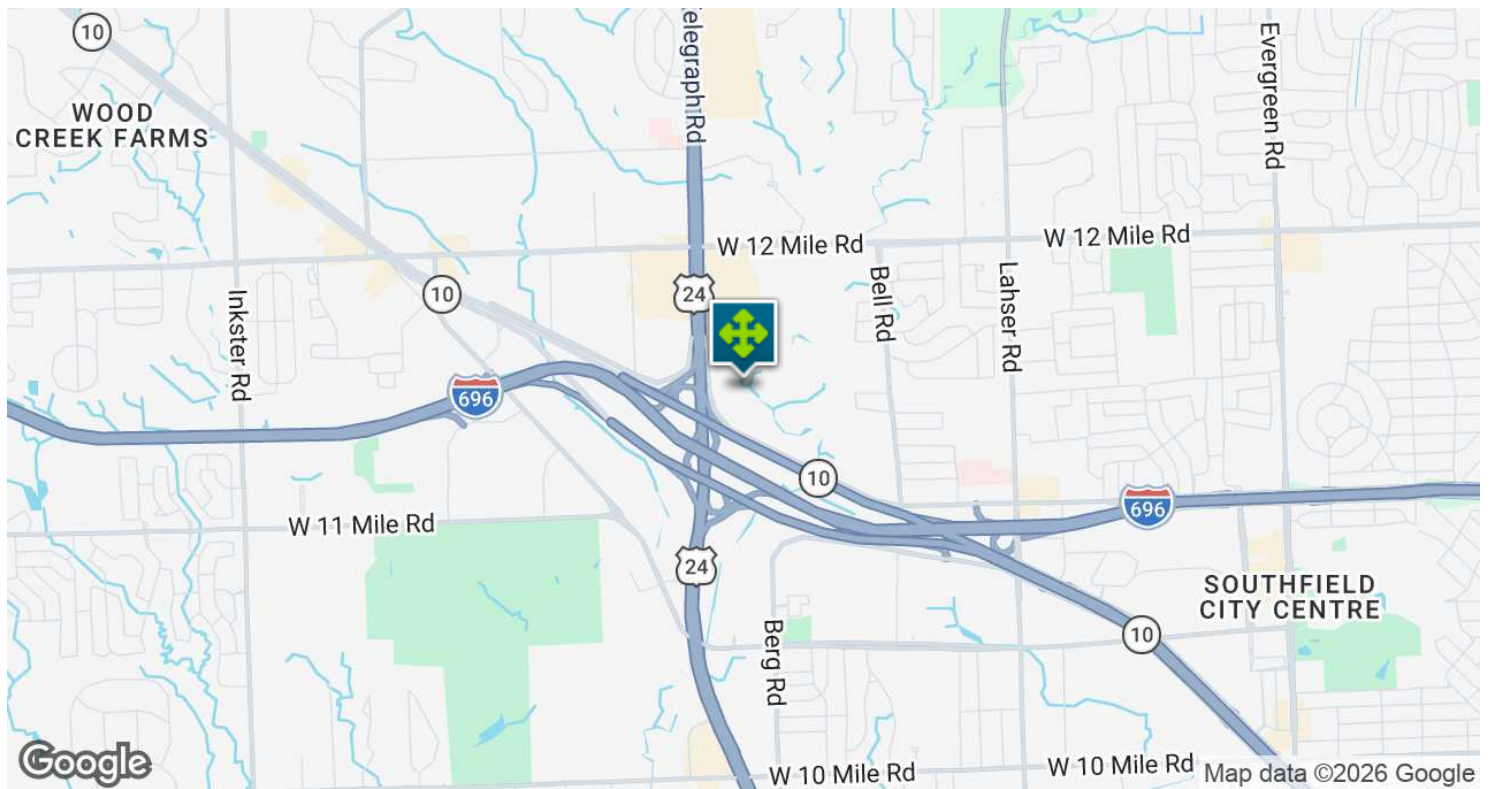
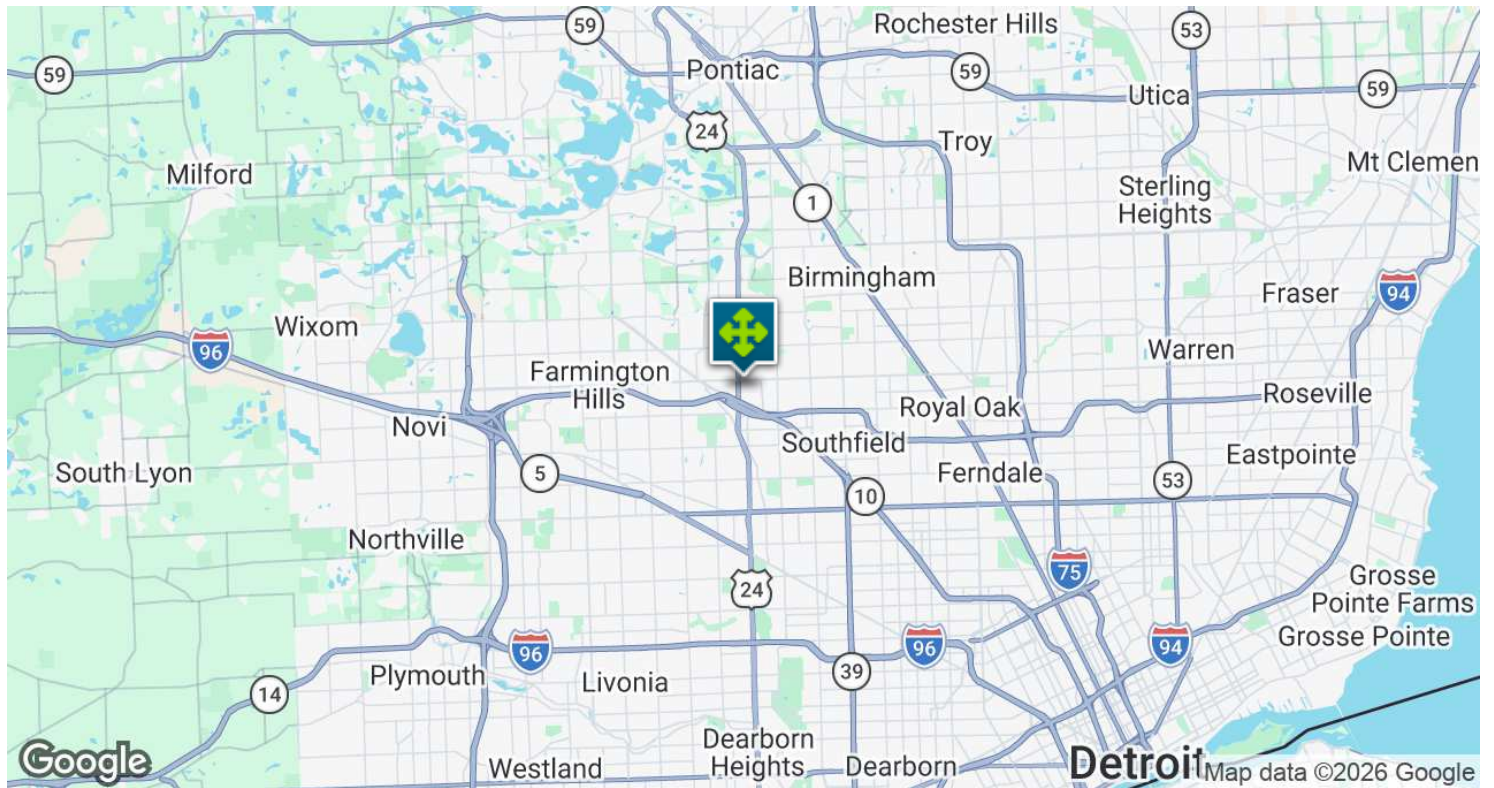
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RETAILER MAP



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LOCATION MAP

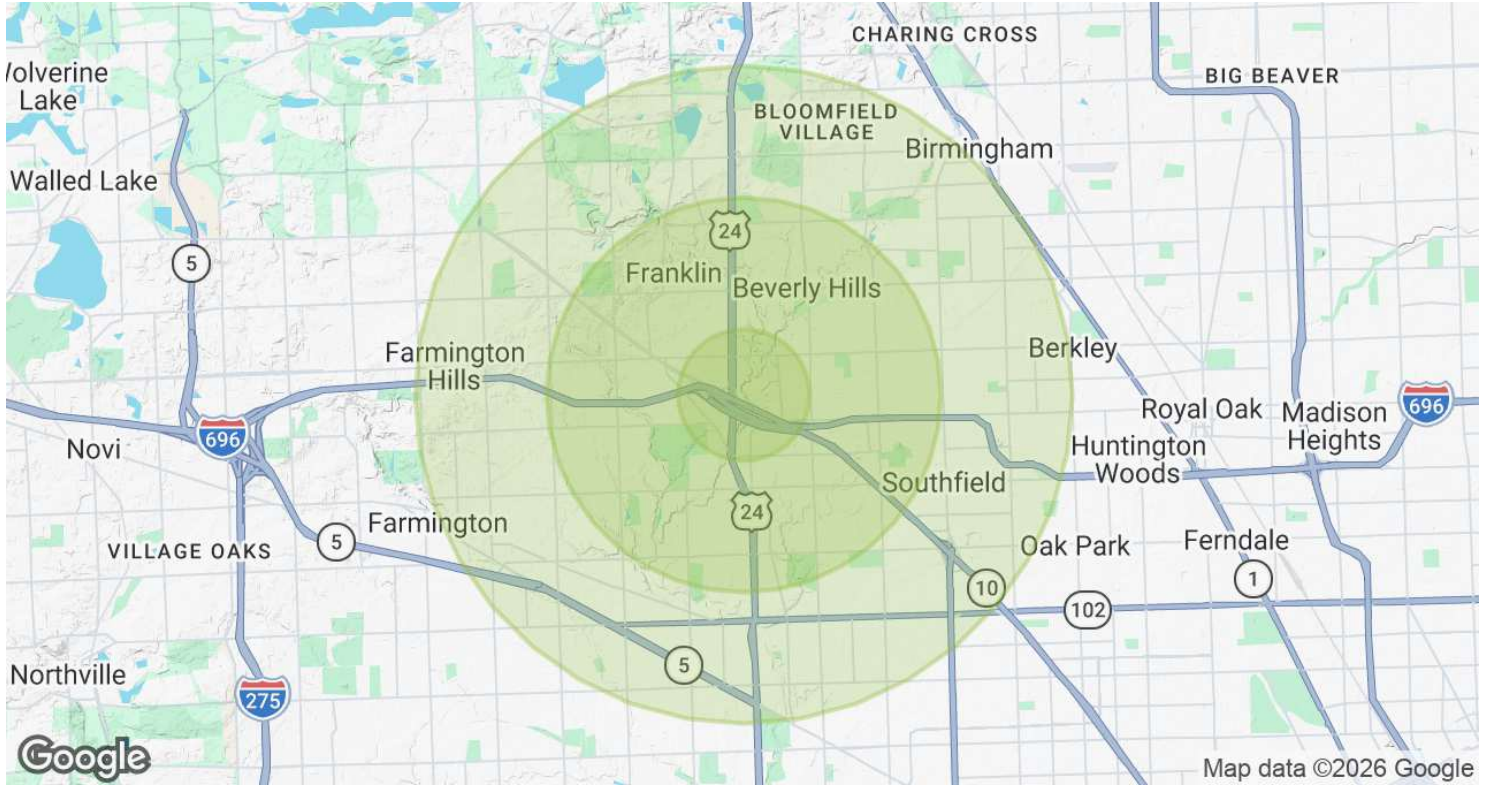


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DEMOGRAPHICS MAP & REPORT



| POPULATION | 1 MILE | 3 MILES | 5 MILES |
|----------------------|-----------|-----------|-----------|
| Total Population | 10,315 | 64,714 | 232,943 |
| Average Age | 44.2 | 46.0 | 42.7 |
| Average Age (Male) | 38.4 | 42.9 | 40.3 |
| Average Age (Female) | 49.7 | 48.2 | 44.4 |
| HOUSEHOLDS & INCOME | 1 MILE | 3 MILES | 5 MILES |
| Total Households | 5,590 | 28,439 | 99,749 |
| # of Persons per HH | 1.8 | 2.3 | 2.3 |
| Average HH Income | \$69,476 | \$115,261 | \$116,971 |
| Average House Value | \$286,544 | \$334,167 | \$349,802 |

2023 American Community Survey (ACS)

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CONTACT US



FOR MORE INFORMATION, PLEASE CONTACT:



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Corporate & Investment Real Estate

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