

OFFICE/MEDICAL CIVIC CENTER OFFICE PLAZA



FOR LEASE

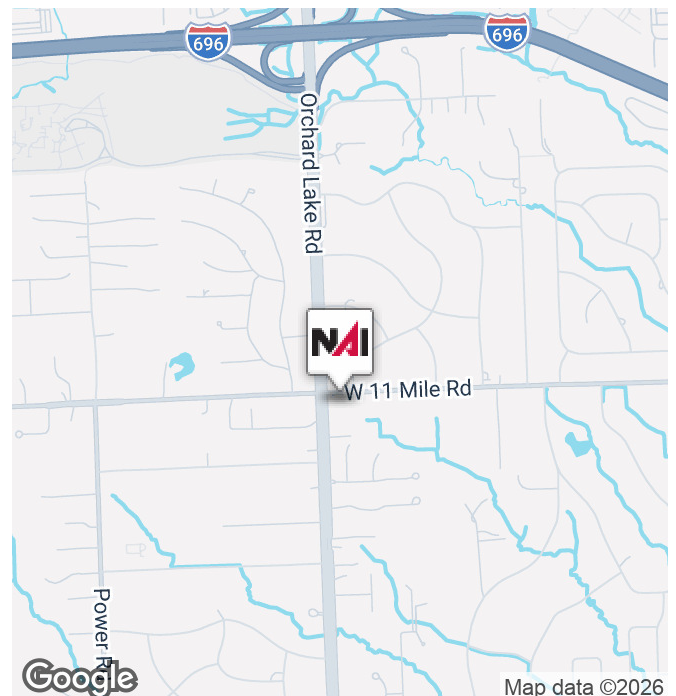


25882 Orchard Lake Rd

Farmington Hills, Michigan 48336

Property Highlights

- Completely Renovated 37,000 SF Multi-Tenant Office Building Consisting of Various Professional and Medical Tenants
- Ample Brand New On-Site Parking Lot with Convenient Access from both Orchard Lake Rd and 11 Mile Rd that was Recently Replaced in 2018.
- Located at the Southeast Corner of Eleven Mile and Orchard Lake Rd, Across the Street from City Hall, Fire Department, and 48th District Court.
- Easy Access to Shopping, Restaurants, and Expressways
- Lower Level Value Starting at \$11.50/ SF Gross plus Electricity! Full Services and Amenities Offered
- 1,700 SF Expansive Luxury Dental Suite Features Five Operators and a Fully Functioning Laboratory Space with Easy, Visible First Floor Accessibility



NAI Farbman

Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Ron Goldstone

Executive Vice President | 248.351.4371
goldstone@farbman.com

Brandon Ben-Ezra

Vice President | 947.517.6226
ben-ezra@farbman.com

Jake Wiseman

Sales Associate | 248.351.4382
wiseman@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.

OFFICE/MEDICAL CIVIC CENTER OFFICE PLAZA



FOR LEASE



NAI Farbman
Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Ron Goldstone
Executive Vice President | 248.351.4371
goldstone@farbman.com

Brandon Ben-Ezra
Vice President | 947.517.6226
ben-ezra@farbman.com

Jake Wiseman
Sales Associate | 248.351.4382
wiseman@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.

OFFICE/MEDICAL CIVIC CENTER OFFICE PLAZA



FOR LEASE



NAI Farbman
Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Ron Goldstone

Executive Vice President | 248.351.4371
goldstone@farbman.com

Brandon Ben-Ezra

Vice President | 947.517.6226
ben-ezra@farbman.com

Jake Wiseman

Sales Associate | 248.351.4382
wiseman@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS, COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.

OFFICE/MEDICAL CIVIC CENTER OFFICE PLAZA



FOR LEASE



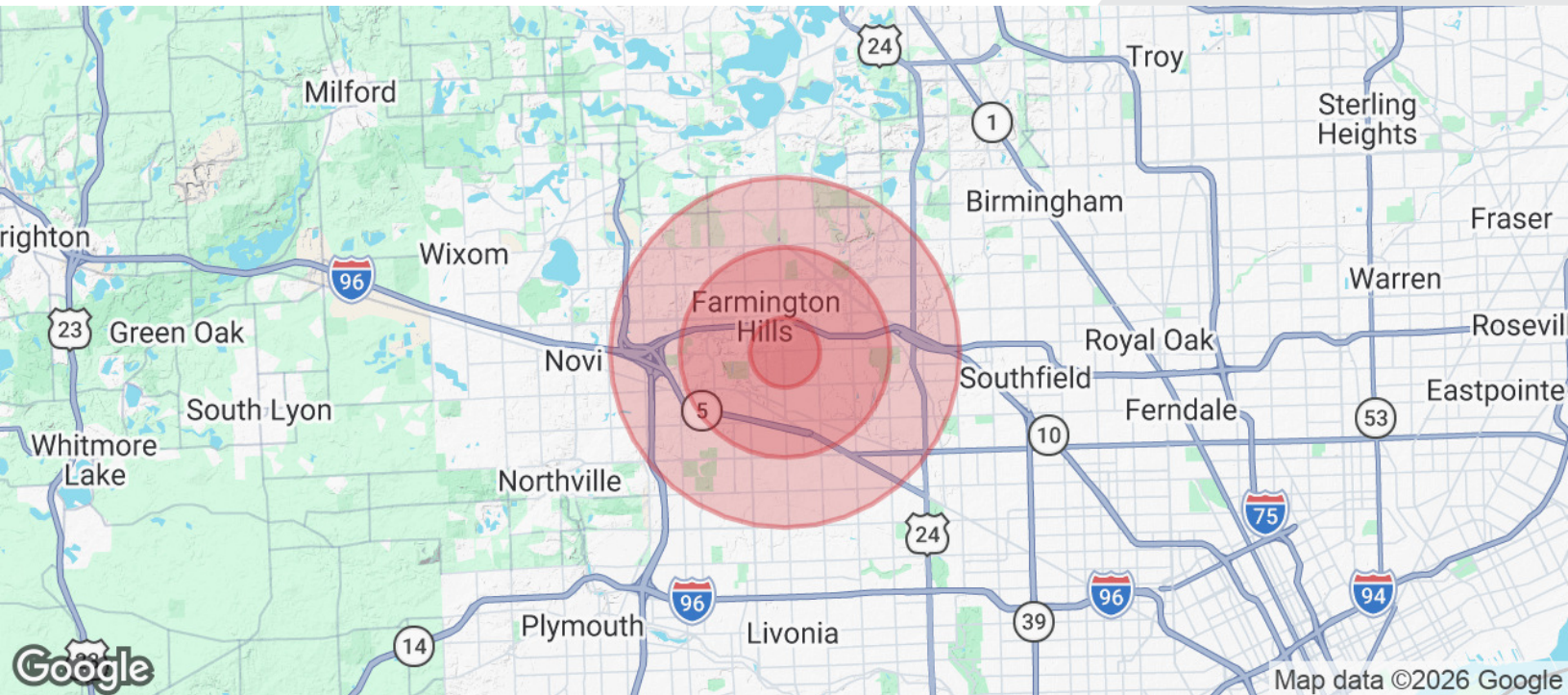
LEASE TYPE + ELC | TOTAL SPACE 458 - 1,695 SF | LEASE TERM NEGOTIABLE | LEASE RATE \$11.50 - \$15.50 SF/YR

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Lower Level Suite L-1	Available	458 SF	+ ELC	\$11.50 SF/yr	-
Lower Level Suite L-2	Available	936 SF	+ ELC	\$11.50 SF/yr	-
Lower Level Suite L-5	Available	1,156 SF	+ ELC	\$11.50 SF/yr	-
First Floor Suite 107	Available	1,695 SF	+ ELC	\$15.50 SF/yr	Former Dental Office
Second Floor Suite 208	Available	1,000 SF	+ ELC	\$15.50 SF/yr	-

OFFICE/MEDICAL CIVIC CENTER OFFICE PLAZA



FOR LEASE



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	5,356	66,944	195,794
Average age	44.1	42.7	41.6
Average age (Male)	44.4	41.9	40.4
Average age (Female)	44.2	43.2	42.6

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	2,096	27,941	81,012
# of persons per HH	2.6	2.4	2.4
Average HH income	\$102,257	\$84,826	\$89,197
Average house value	\$256,171	\$262,688	\$255,079

* Demographic data derived from 2020 ACS - US Census



Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Ron Goldstone

Executive Vice President | 248.351.4371
goldstone@farbman.com

Brandon Ben-Ezra

Vice President | 947.517.6226
ben-ezra@farbman.com

Jake Wiseman

Sales Associate | 248.351.4382
wiseman@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.