

1857 E Big Beaver

Troy, MI

PROPERTY TOUR 

- Fully Built Out Dental Office for Immediate Occupancy
- All Existing Dental Equipment Included
- Prime Big Beaver Location in Heart of Troy
- Convenient Access to I-75
- Abundant On-Site Parking
- Turnkey Opportunity
- Approximately 2 Years Remaining on Current Lease
- Landlord Willing to Negotiate with New Tenant

DENTAL OFFICE BUILDING FOR SUBLEASE

FOR MORE INFORMATION:

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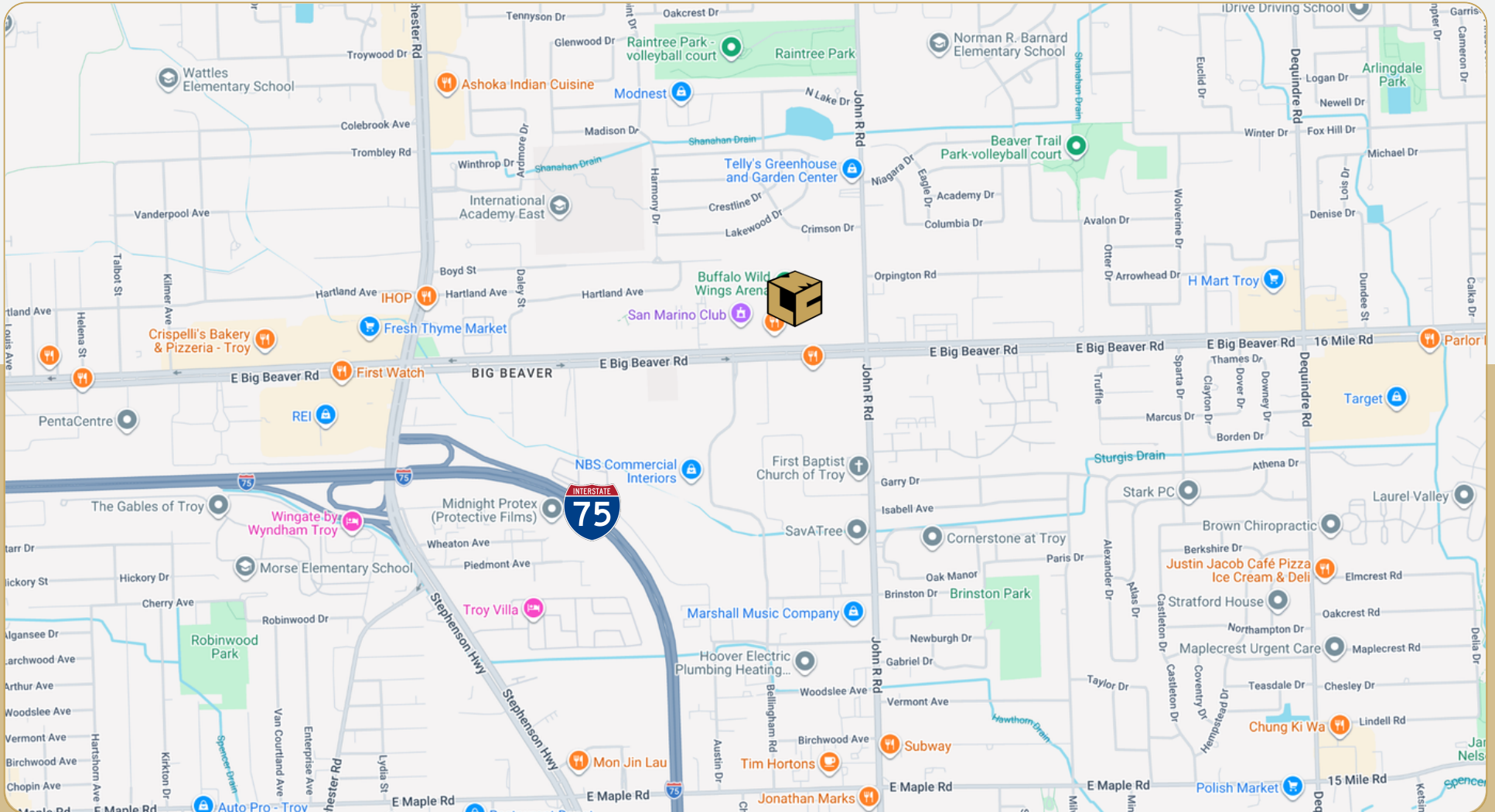
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Office Property Details:

Details:

Location Description: John R & East Big Beaver
Building Type: Office/Dental
Class: B
Zoning: B-2
Floors: 1
Year Built: 1996
Year Renovated: 2017
Gross SF: 16,634 SF
Available SF: 1,600 SF
Acres: 32.94
Multitenant: Yes
Occupancy: Immediate
Parking: 4.5/1,000
Signage: Pylon & Suite Entry

Property Description: Large retail shopping plaza at 94.1% occupancy. Fully built out dental suite immediately available. All existing dental equipment included in sublease, available to tenant.

Economic:

Min/Max Rental Rate: \$30.30/SF
Lease/Month: \$4,040.00
Rental Terms: NNN
Annual Escalations: 3%
Lease Terms: Two years left on original lease, owner is willing to extend.

Click [HERE](#) to view a 3D property tour.

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