

21,600 - 300,000 SF OFFICE BUILDING



FOR SALE / LEASE



INTRODUCTORY RATES AT \$8.00/SF NNN!

Raleigh Office Centre

25300 Telegraph Rd
Southfield, Michigan 48033

Property Description

Located in the heart of Metro-Detroit, this premier Class A office building spans up to 300,000 SF, making it an ideal headquarters space. Recently renovated with over \$22 million in improvements, the interior boasts a gorgeous buildout. With abundant parking offering 1,235 free surface spaces, accessibility is unmatched. State-of-the-art amenities include a newly built cafeteria, coffee bars, café/lounge spaces, game rooms, and conference rooms, ensuring a productive and comfortable work environment. The building features new generators for reliability and offers prime commercial exposure with fantastic signage opportunities, making it a standout choice for businesses seeking a prestigious and functional office space.

Property Highlights

- Premier Class A Six Story Office Building
- Up to 300,000 SF Perfect for Headquarters
- Gorgeous Buildout with Over \$22 MM of Improvements Made within the Last Five Years
- Central Location in the Heart of Metro Detroit
- Abundant Parking with 1,235 Free Surface Spaces
- New Building Generators
- State-of-the-Art Tenant Amenities Including Newly Built Cafeteria, Coffee Bars, Café / Lounge Spaces, Game Rooms, Conference Rooms, etc.
- Prime Commercial Exposure with Fantastic Signage Opportunities

NAI Farbman

Commercial Real Estate Services, Worldwide.

www.naifarbman.com

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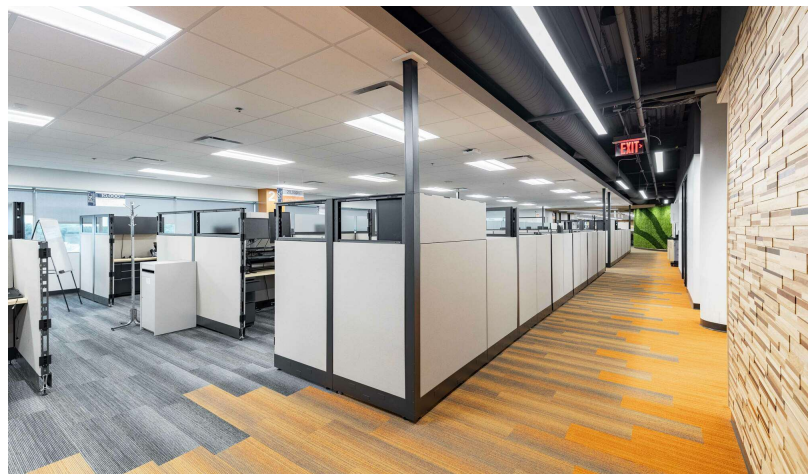
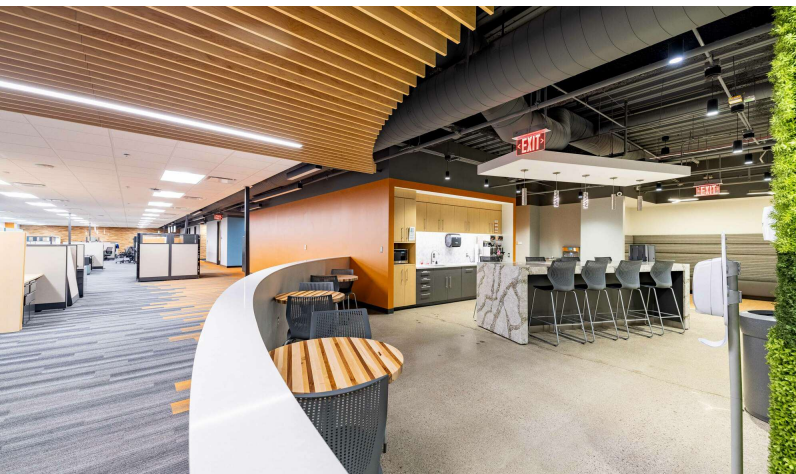
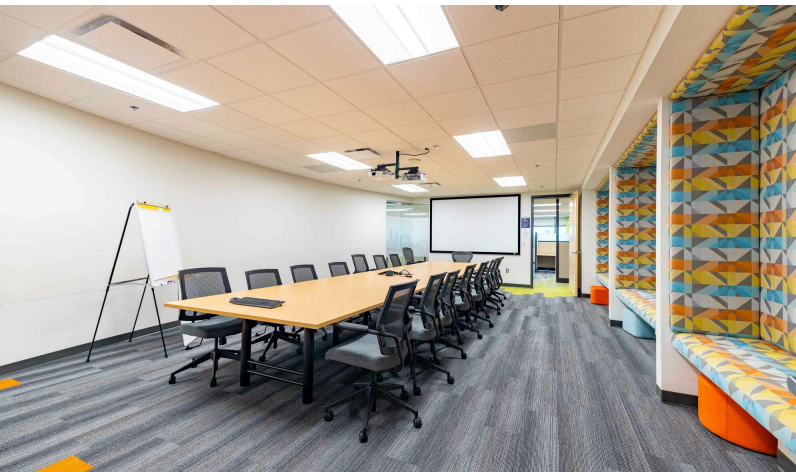
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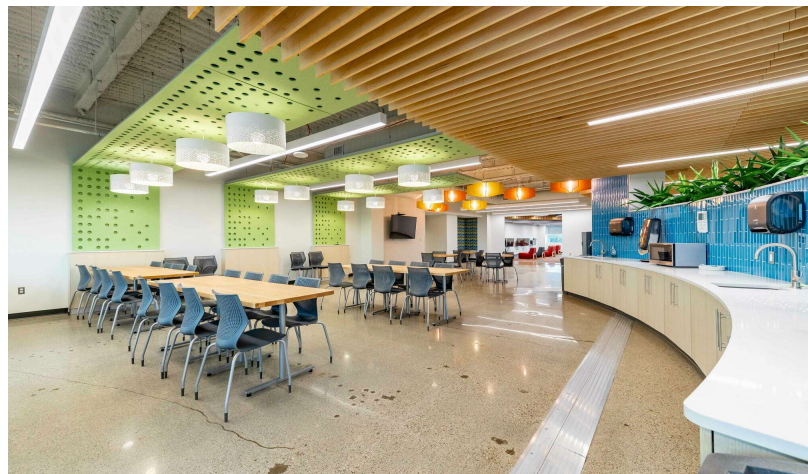
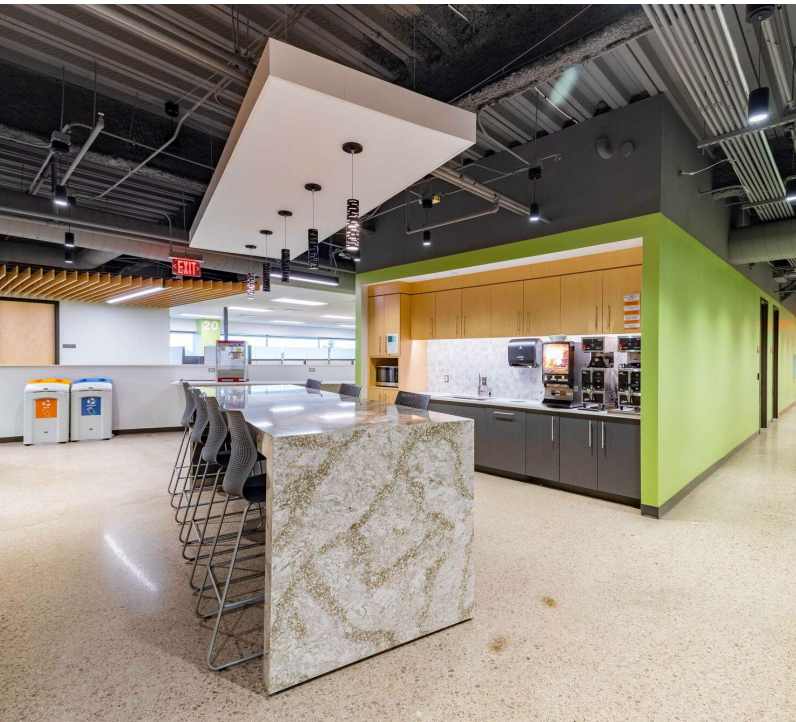
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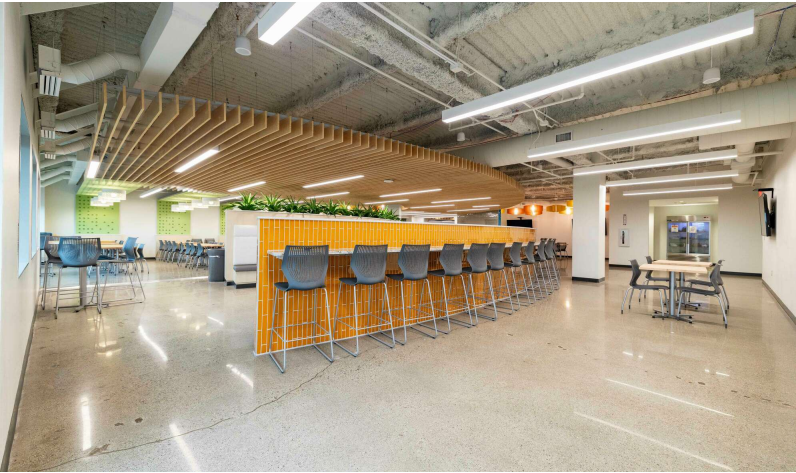
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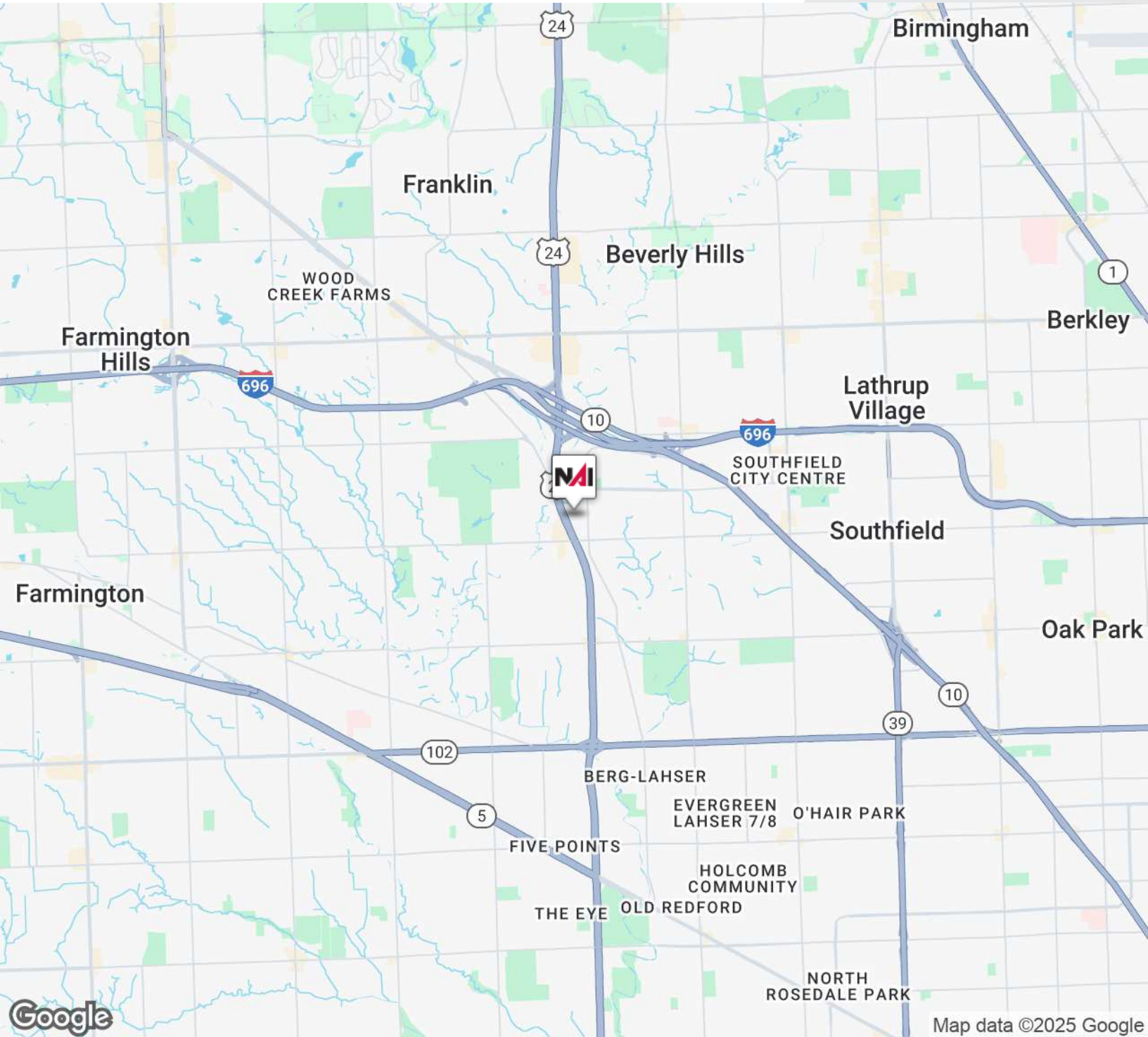
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NOT TO SCALE

This outline is not to be deemed to be a substitute for an alta boundary survey. This information is from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the outlined depiction.

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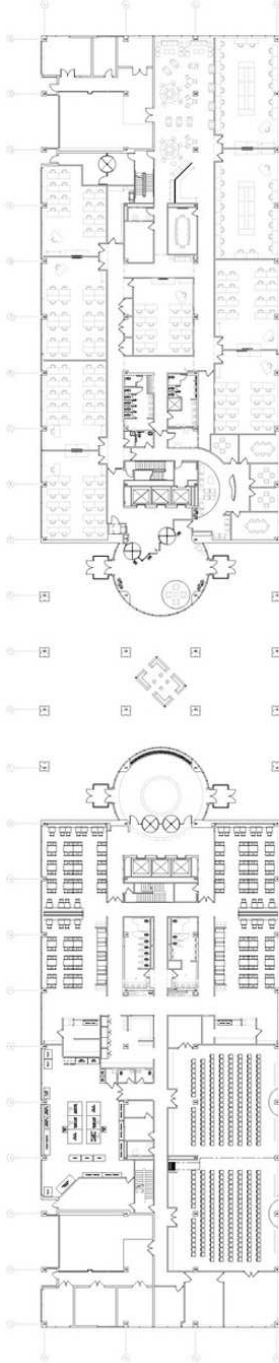


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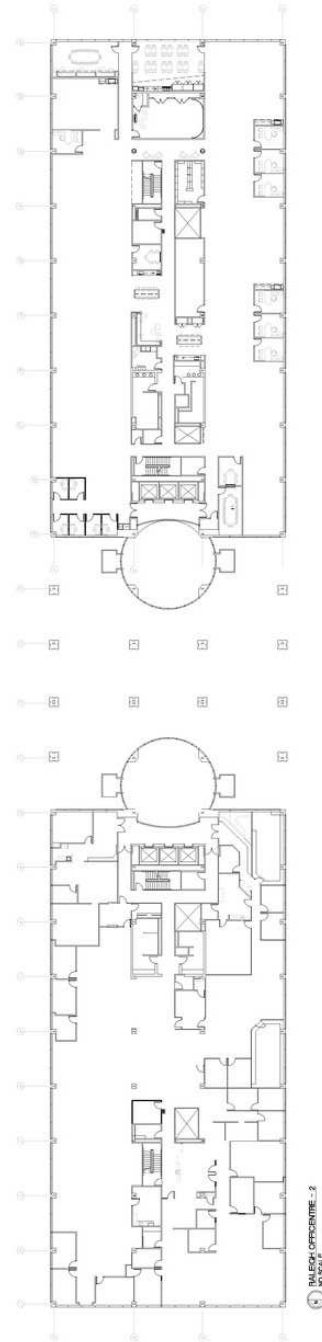


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First Floor



Second Floor



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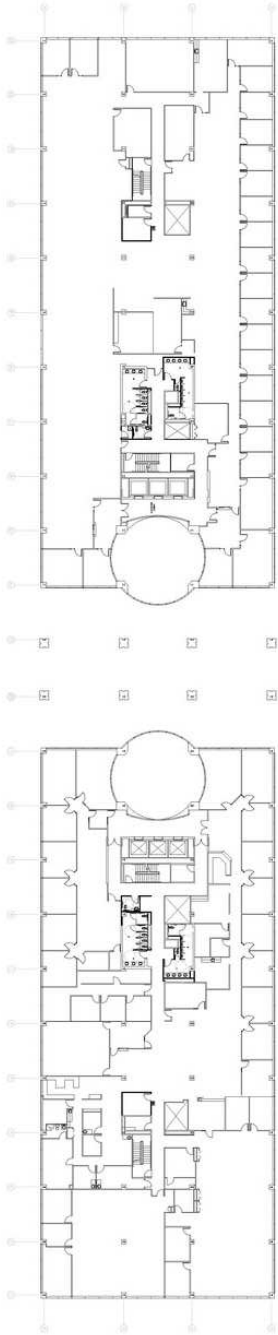
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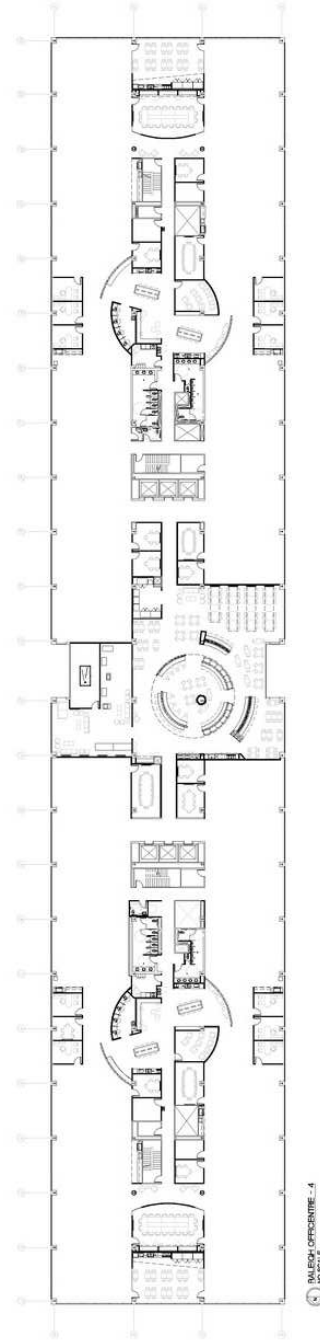


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Third Floor



Fourth Floor



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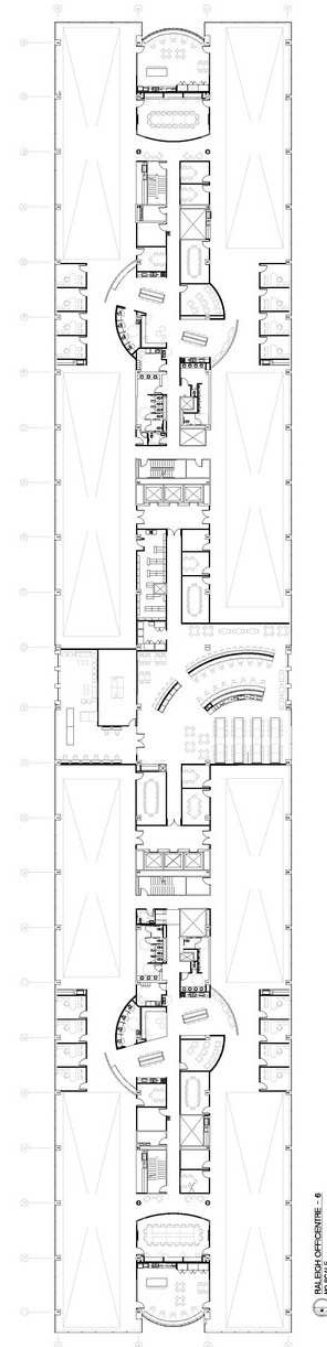


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Fifth Floor



Sixth Floor



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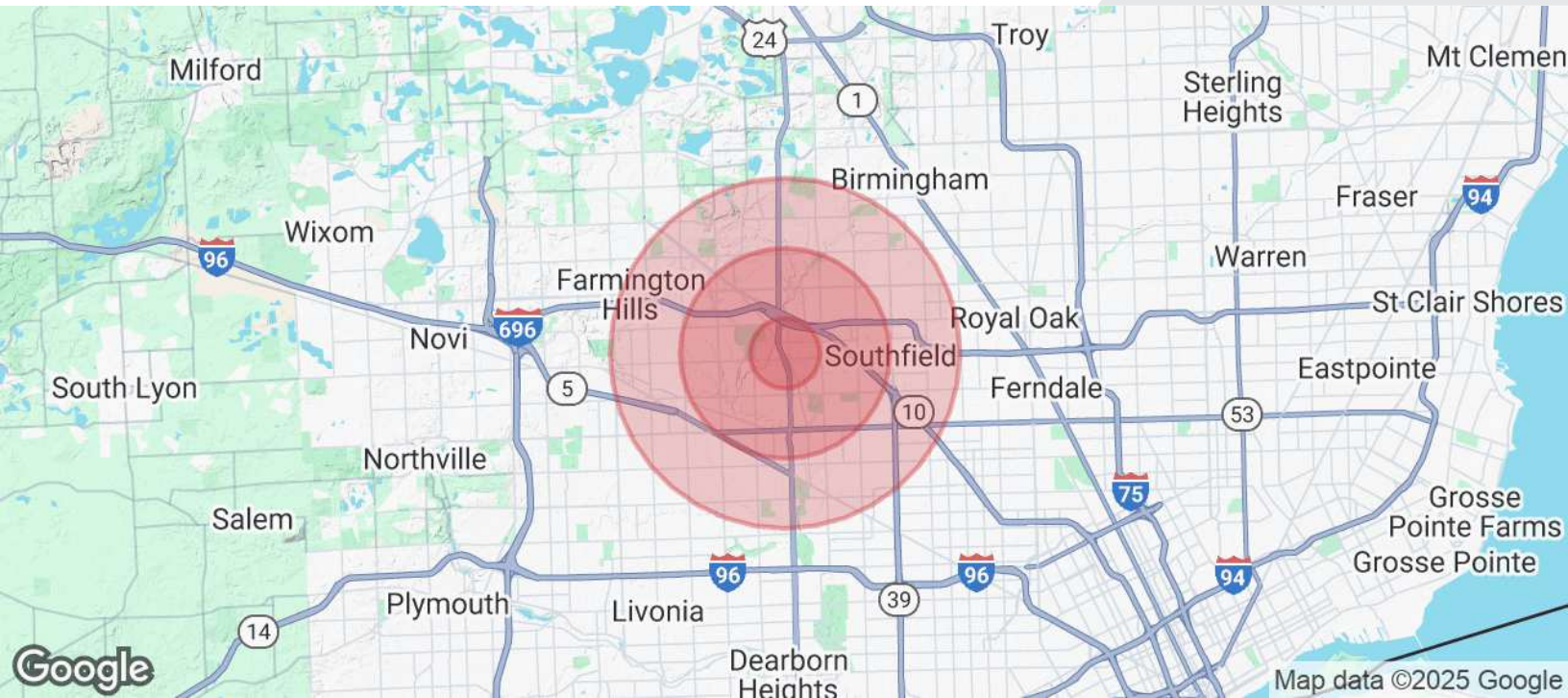
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POPULATION

5 MILES

Total Population	257,287
Average Age	42
Average Age (Male)	40
Average Age (Female)	44

HOUSEHOLDS & INCOME

5 MILES

Total Households	110,328
# of Persons per HH	2.3
Average HH Income	\$95,077
Average House Value	\$245,721

Demographics data derived from AlphaMap



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