

PROPERTY FOR LEASE

455 Barclay Cir
Rochester Hills, MI 48307



L. MASON CAPITANI
CORFAC INTERNATIONAL

PROPERTY SUMMARY



Property Highlights

- Single Story Medical Office Building
- 2,200 SF Available For Lease
- Turn-Key Medical Suite - Direct Suite Entry
- In Close Proximity to Area Hospitals
- Convenient Access to M-59 & I-75
- Ample Parking with Easy Access



FOR MORE INFORMATION:

Robert Gojcaj

Sales Associate

248.637.7783

rgojcaj@LMCap.com

Aaron Smith

Vice President

248.637.3515

asmith@lmcap.com



CONNECT WITH US

248.637.9700 | www.LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.

PROPERTY FOR LEASE

455 Barclay Cir

Rochester Hills, MI 48307



L. MASON CAPITANI
CORFAC INTERNATIONAL

LOCATION MAP



FOR MORE INFORMATION:

Robert Gojcaj

Sales Associate

248.637.7783

rgojcaj@LMCap.com

Aaron Smith

Vice President

248.637.3515

asmith@lmcap.com



CONNECT WITH US

248.637.9700 | www.LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.

PROPERTY FOR LEASE

455 Barclay Cir

Rochester Hills, MI 48307



L. MASON CAPITANI
CORFAC INTERNATIONAL

OFFICE PROPERTY DETAILS

Location Information

Street Address	455 Barclay Cir
City, State, Zip	Rochester Hills, MI 48307
County	Oakland
Cross-Streets	Rochester Rd & Barclay Circle
Nearest Highway	M-59

Building Information

Building Size	10,560 SF
Building Class	C
Occupancy %	80
Tenancy	Multiple
Number of Floors	2
Year Built	1990
Gross Leasable Area	10,560 SF
Load Factor	-
Annual Escalations	\$0.50
Partition Allowance	-

Lease Rate

\$22.00 SF/yr
Gross + Utilities

Property Information

Property Type	Office
Property Subtype	Office Building
Zoning	BI
Lot Size	1.08 Acres
APN #	15-26-327-027

Parking & Transportation

Parking Type	Surface
Parking Ratio	5.04

Available Suites

Suite B - 2,200 SF	\$22.00 Gross + Utilities
--------------------	---------------------------

FOR MORE INFORMATION:

Robert Gojcaj

Sales Associate
248.637.7783
rgojcaj@LMCap.com

Aaron Smith

Vice President
248.637.3515
asmith@lmcap.com



CONNECT WITH US

248.637.9700 | www.LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.

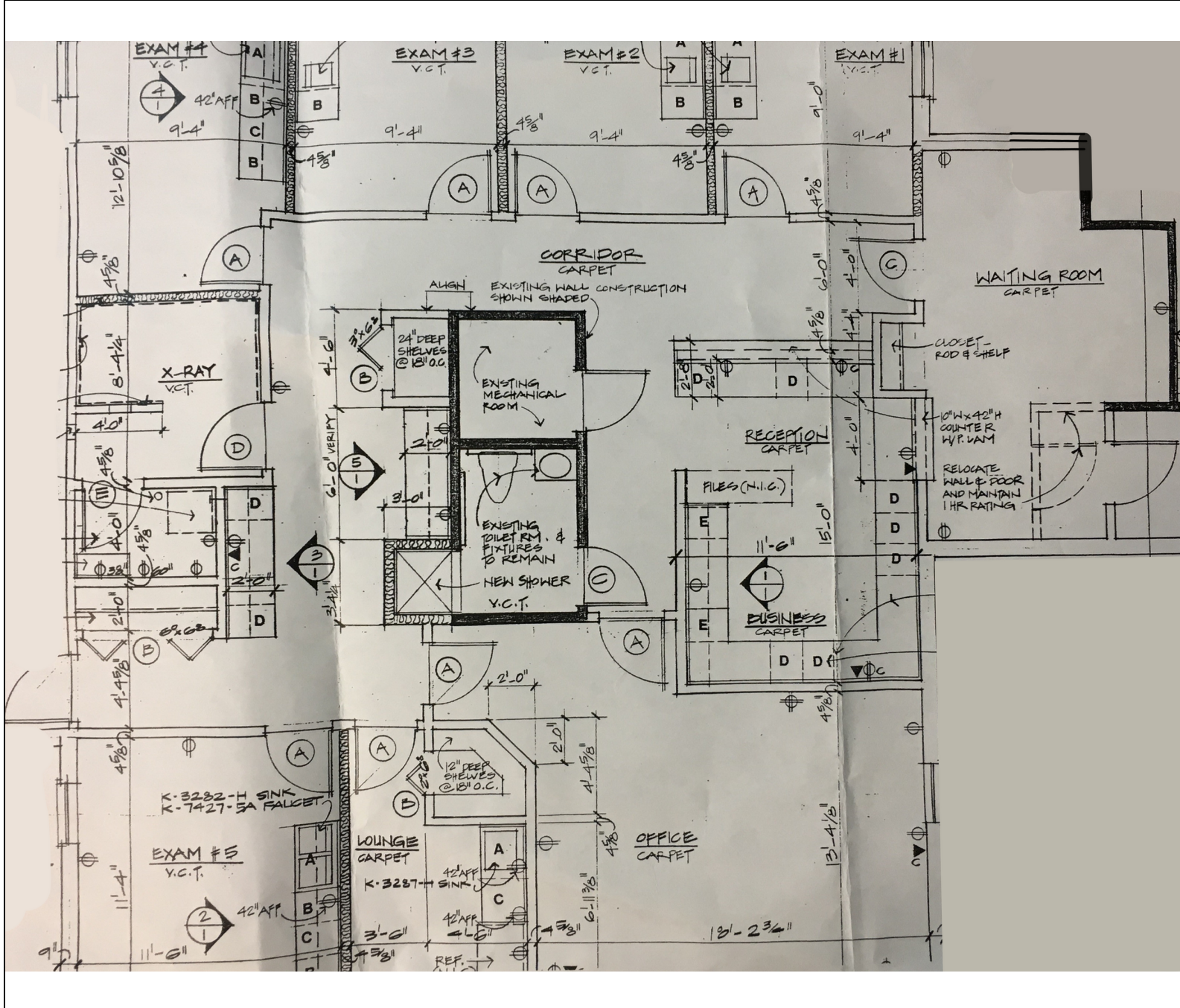
PROPERTY FOR LEASE

455 Barclay Cir
Rochester Hills, MI 48307



L. MASON CAPITANI
CORFAC INTERNATIONAL

FLOOR PLAN



FOR MORE INFORMATION:

Robert Gojcaj

Sales Associate

248.637.7783

rgojcaj@LMCap.com

Aaron Smith

Vice President

248.637.3515

asmith@lmcap.com



CONNECT WITH US

248.637.9700 | www.LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.