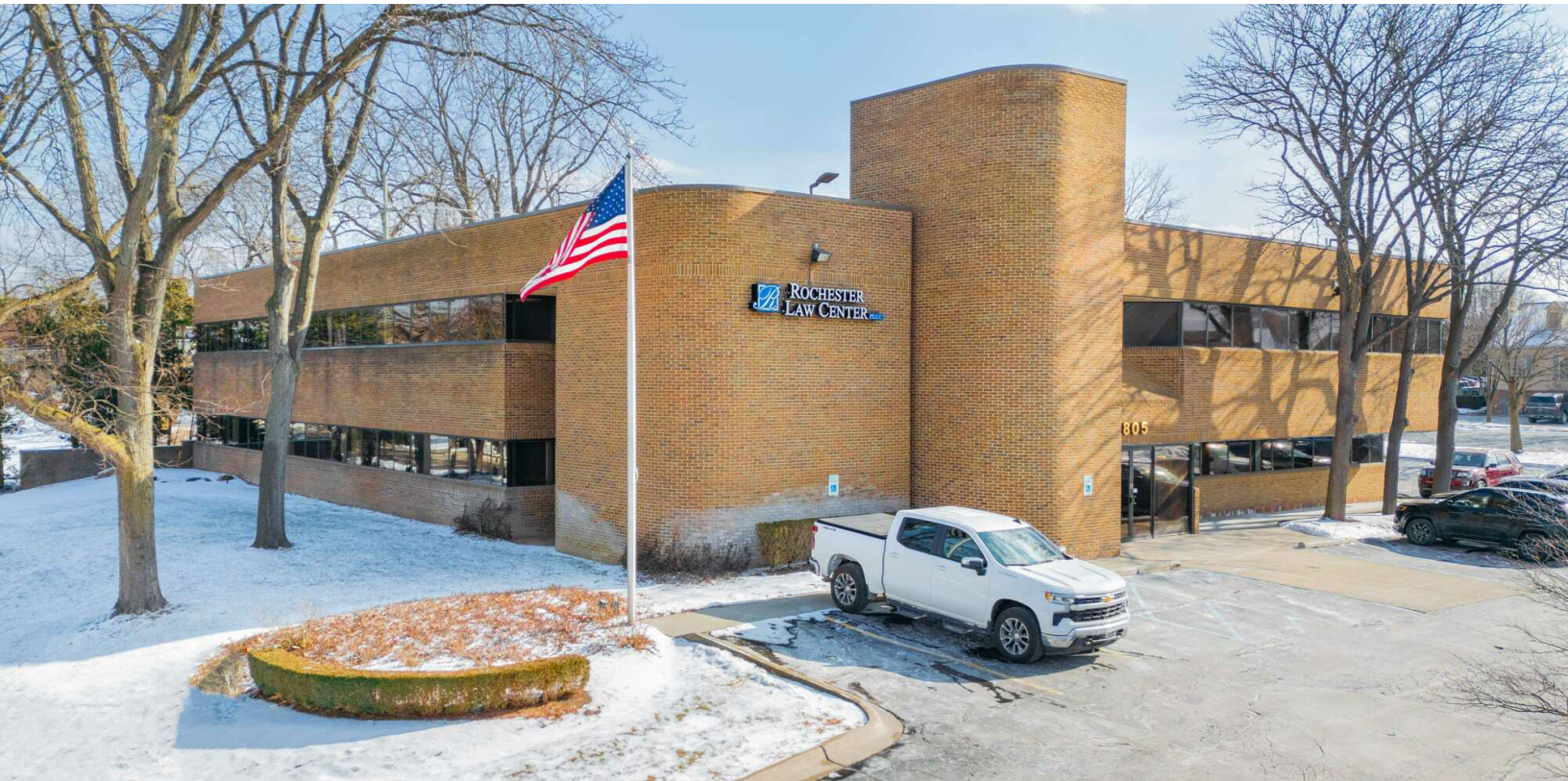


**110 - 4,651 SF**  
**OFFICE**



**FOR LEASE**



## 805 Oakwood Dr

Rochester, Michigan 48307

### Property Highlights

- Close Proximity to Downtown Rochester and the Paint Creek Trail System
- Newly Renovated Well Maintained Building with Long Term Tenants
- Ample Parking Available (66 spaces available)
- Starting at \$18.00 PSF Gross + Electric
- Full Service Executive Office Spaces Available - See Flyer Below for More Information!

### OFFERING SUMMARY

|                |                          |
|----------------|--------------------------|
| Lease Rate:    | \$18.00 Gross + Electric |
| Available SF:  | 110 -4,651 SF            |
| Building Size: | 22,182 SF                |

### DEMOGRAPHICS

|                   | 1 MILE    | 3 MILES   | 5 MILES   |
|-------------------|-----------|-----------|-----------|
| Total Households  | 4,817     | 27,216    | 62,269    |
| Total Population  | 9,979     | 68,157    | 157,639   |
| Average HH Income | \$129,509 | \$160,527 | \$151,423 |

### TRAFFIC COUNTS

|               |            |
|---------------|------------|
| University Dr | 23,685 CPD |
|---------------|------------|



Commercial Real Estate Services, Worldwide.

www.naifarbman.com

**Brandon Ben-Ezra**

Leasing and Sales Associate | 947.517.6226  
ben-ezra@farbman.com

**Gavin Mills**

Leasing and Sales Associate | 908.304.4534  
mills@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.

**TURNKEY PRIVATE OFFICES.  
FLEXIBLE LEASING**

**FOR LEASE**



FOR SMALL BUSINESS OWNERS, REMOTE EMPLOYEES, AND SELF-EMPLOYED PROFESSIONALS THAT WANT A QUIET, PROFESSIONAL SETTING TO GROW THEIR BUSINESS

## ● ● ● BENEFITS & FEATURES ● ● ●

- Fully Furnished Private Offices
- Grand Lobby and Reception
- High Speed Internet
- Free On-Site Parking
- Flexible Leasing Options
- Executive Conference Rooms
- Prestigious Business Address
- On-Site Copying and Printing
- 24/7 Secure Office Building
- No Long Term Commitments

**LIMITED AVAILABILITY!**

***SCHEDULE A TOUR TODAY!***

110 - 4,651 SF  
OFFICE



FOR LEASE



**NAI Farbman**  
Commercial Real Estate Services, Worldwide.

[www.naifarbman.com](http://www.naifarbman.com)

**Brandon Ben-Ezra**  
Vice President | 947.517.6226  
[ben-ezra@farbman.com](mailto:ben-ezra@farbman.com)

**Gavin Mills**  
Leasing and Sales Associate | 908.304.4534  
[mills@farbman.com](mailto:mills@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.

# 110 - 4,651 SF OFFICE



## FOR LEASE

### AVAILABLE SPACES

| SUITE     | SIZE (SF)        | LEASE RATE               |
|-----------|------------------|--------------------------|
| Suite 100 | 110 - 4,481 SF   | Contact Listing Agent(s) |
| Suite 150 | 1,082 - 4,651 SF | \$18.00 SF/yr            |
| Suite 200 | 132 - 3,153 SF   | Contact Listing Agent(s) |
| Suite 105 | 110 SF           | \$550 per month          |
| Suite 203 | 143 SF           | \$750 per month          |
| Suite 209 | 170 SF           | \$750 per month          |

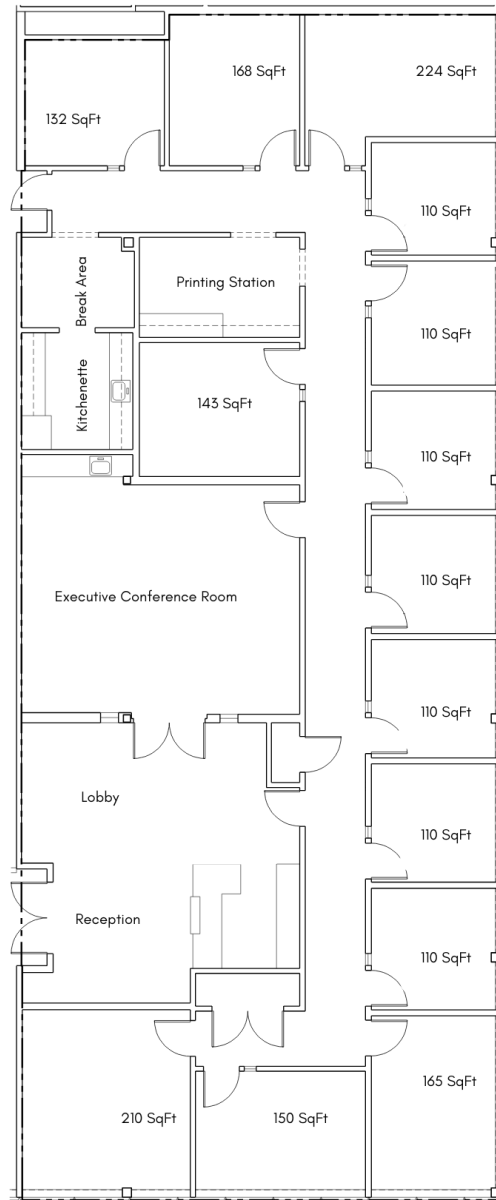
# 110 - 4,651 SF OFFICE



## FOR LEASE

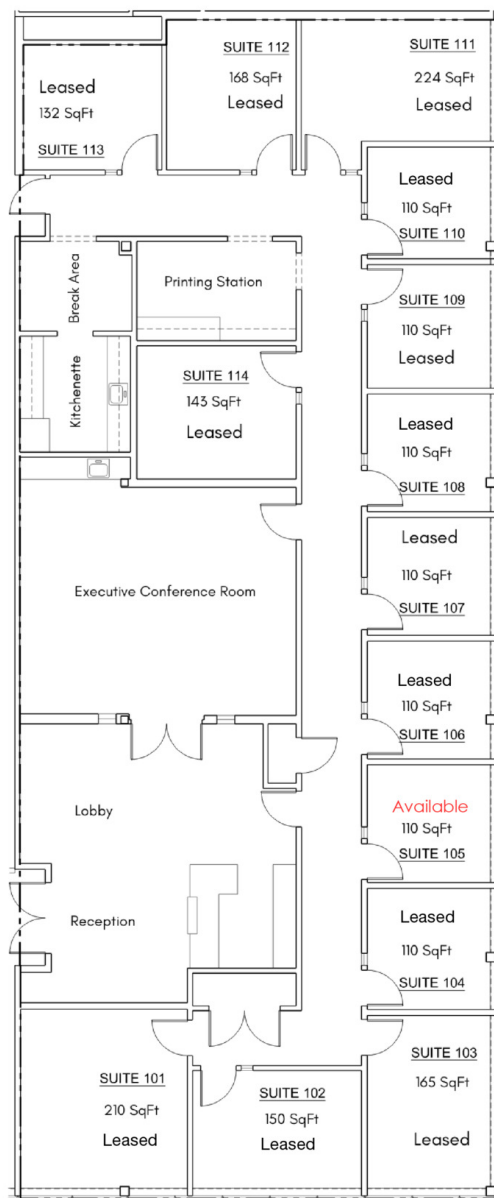
### Suite 100

4,001 USF/4,481 RSF





## Rochester Executive Suites



www.naifarbman.com

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

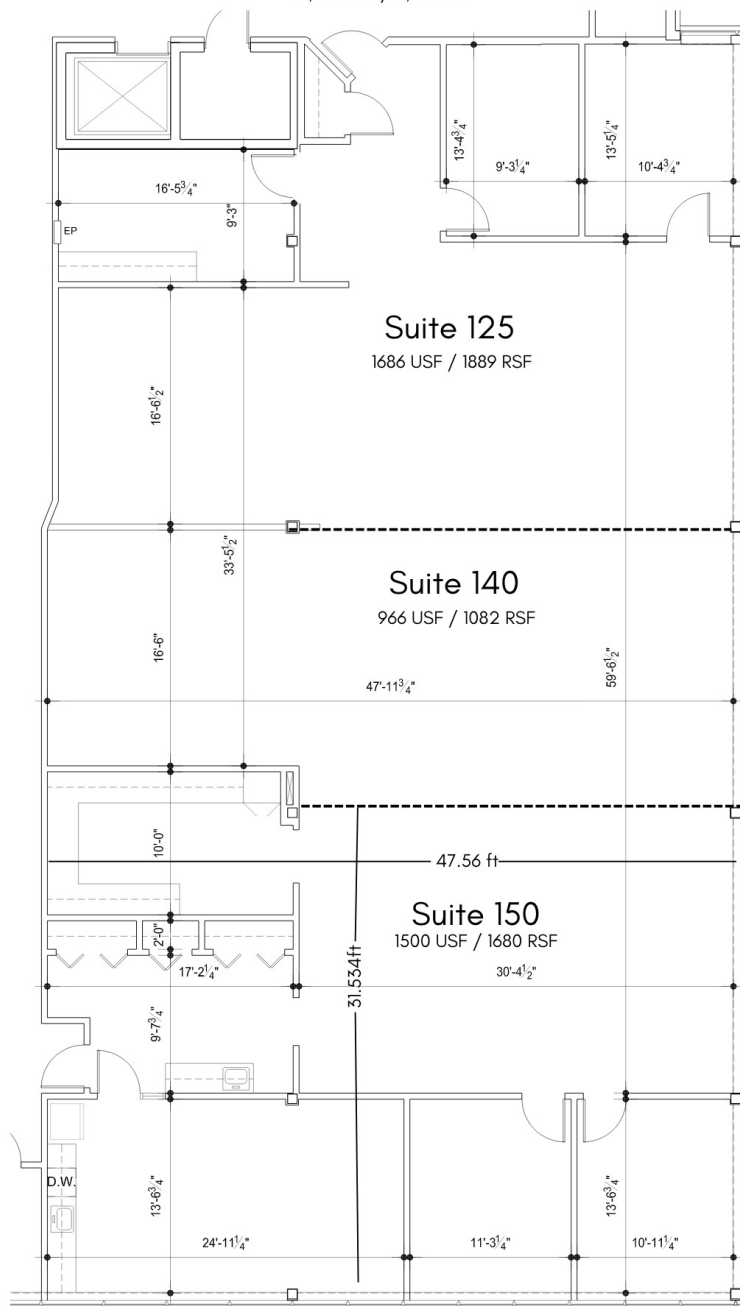
**Gavin Mills**  
Leasing and Sales Associate | 908.304.4534  
mills@farbman.com

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. THIS DOES 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 INVESTIGATION. WE DO NOT WARRANT THAT THE INFORMATION CONTAINED HEREIN IS COMPLETE, ACCURATE, CURRENT, OR EXHAUSTIVE. WE DO NOT INTEND TO SUBSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NO. FALCEN/NO. CO. BEBES 13, 40130898.



Suite 125/140/150

4,153 USF / 4,651 RSF



www.naifarbman.com

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

**Gavin Mills**  
Leasing and Sales Associate | 908.304.4534  
mills@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. THIS DOES 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 INVESTIGATION. WE DO NOT WARRANT THAT THE INFORMATION CONTAINED HEREIN IS COMPLETE, ACCURATE, CURRENT, OR EXHAUSTIVE. WE DO NOT INTEND TO SUBSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NO. FALCEN/NO. CO. BEBES 13, 40130898.

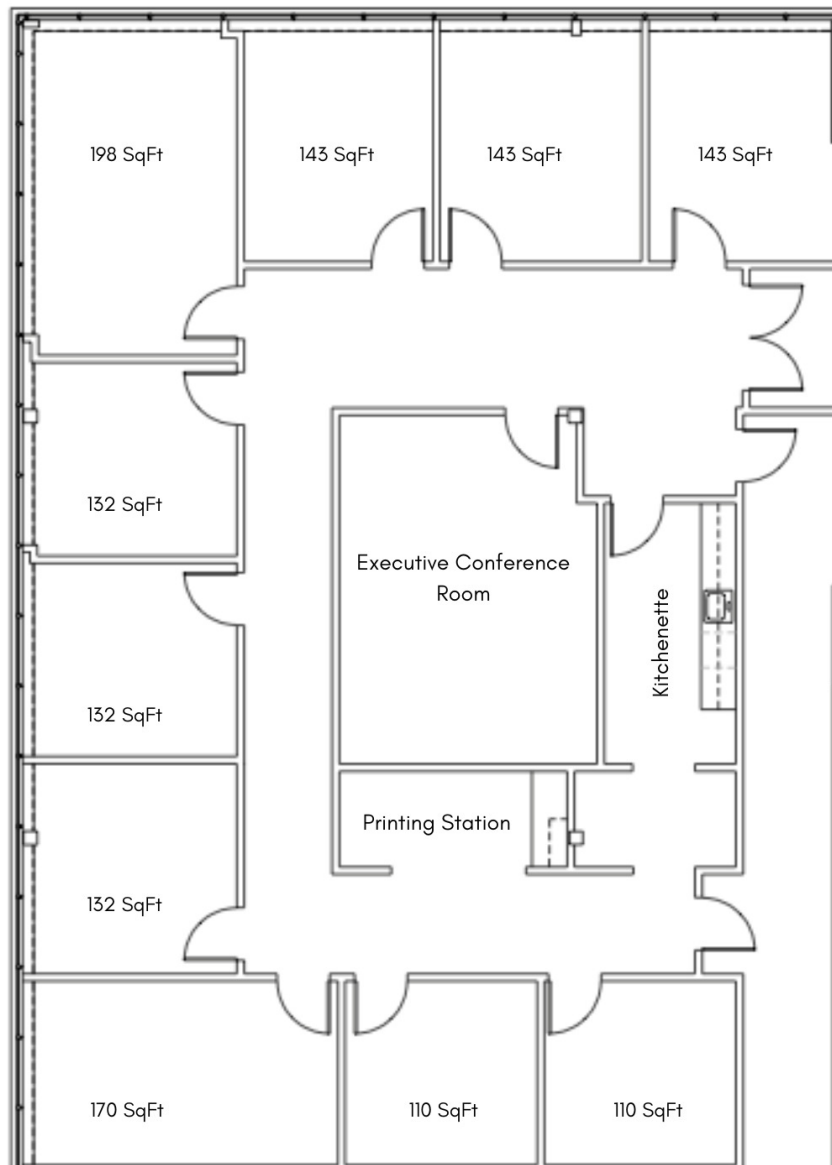
110 - 4,651 SF  
OFFICE



FOR LEASE

## Suite 200

2,812 USF/3,153 RSF



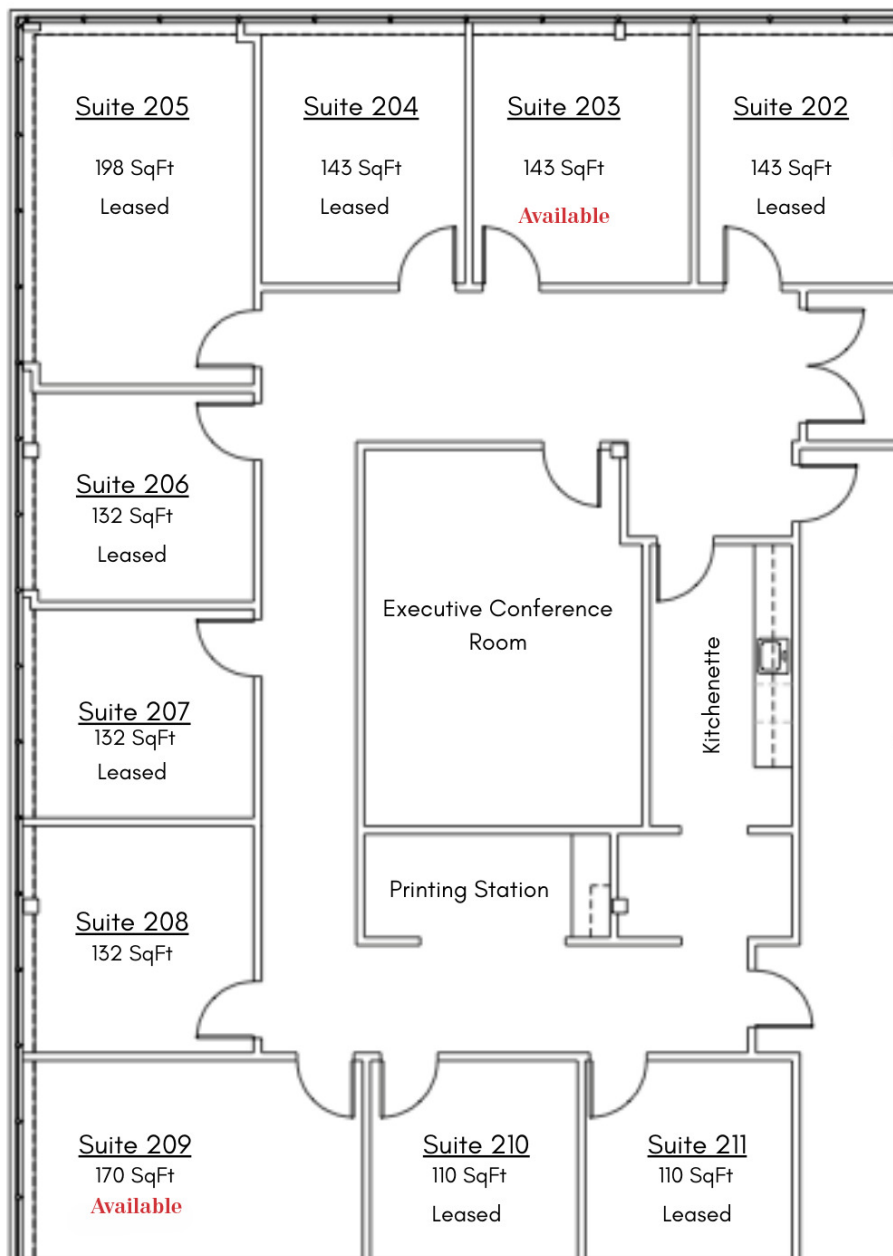
110 - 4,651 SF  
OFFICE



FOR LEASE

## Rochester Executive Suites

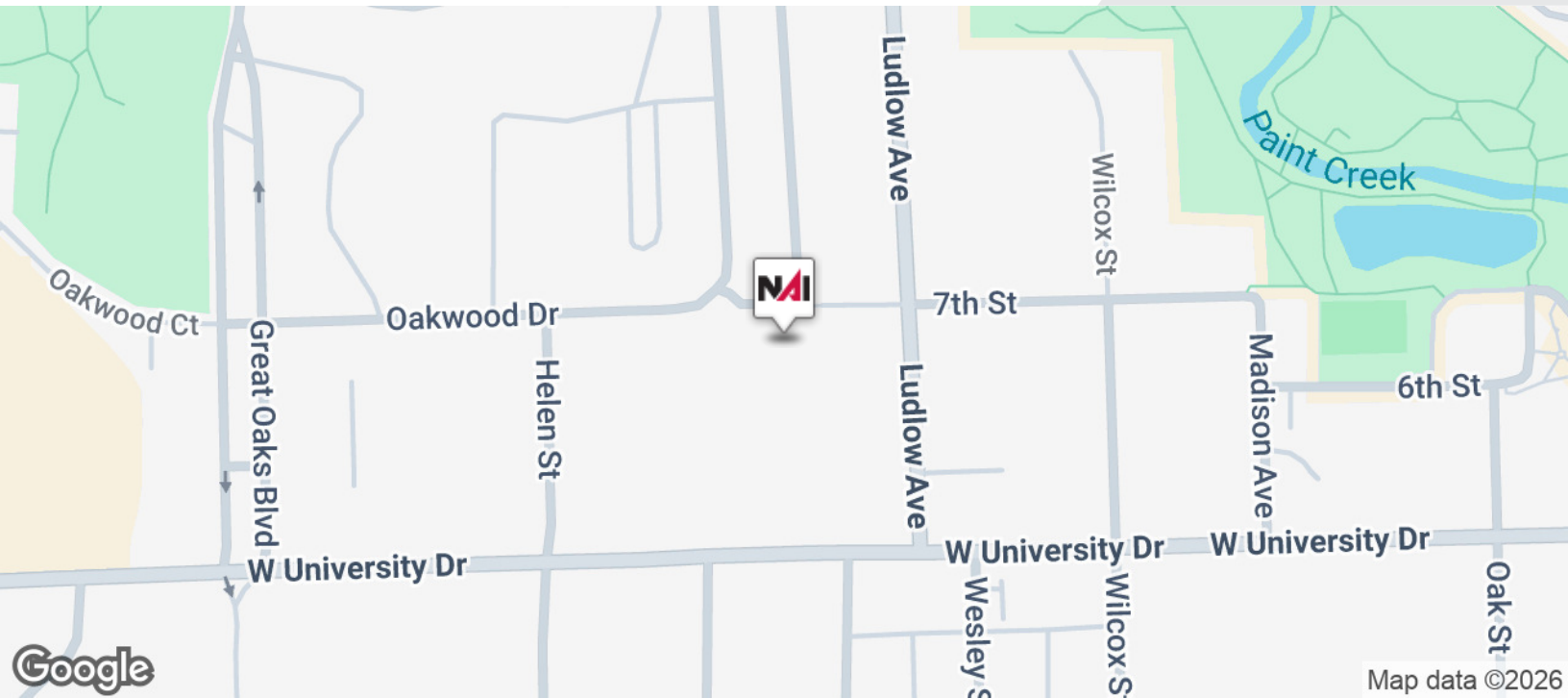
Suites 202 - 211



110 - 4,651 SF  
OFFICE



FOR LEASE



Commercial Real Estate Services, Worldwide.

[www.naifarbman.com](http://www.naifarbman.com)

**Brandon Ben-Ezra**

Vice President | 947.517.6226  
[ben-ezra@farbman.com](mailto:ben-ezra@farbman.com)

**Gavin Mills**

Leasing and Sales Associate | 908.304.4534  
[mills@farbman.com](mailto:mills@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.