

**967 Oakwood Drive, Rochester, Michigan 48307**

MLS#: **20240027510**  
P Type: **Real Estate Only**  
Status: **Active**

Area: **02152 - Rochester**  
DOM: **N/2/2**

Short Sale: **No**  
Trans Type: **Lease**  
**ERTL/FS**

LP: **\$1,500**  
OLP: **\$1,500**



Location Information

County: **Oakland**  
City: **Rochester**  
Mailing City: **Rochester**  
School Dist: **Rochester**  
Location: **W University Drive / Helen Street**  
Directions: **North of West University Drive West of Helen Street**

Side of Str:

Lot Information

Acres: **0.92**  
Rd/Wtr Frt Ft: **200 /**  
Lot Dim: **200 x 200**

General Information

Year Blt/Rmd: **1972**  
#Units/ % Lsd: **0 / -%**  
# Loft Units:  
# Eff/Std Units:  
# 1 BR Units:  
# 2 BR Units:  
# 3 BR Units:  
# 4 BR Units:  
Encroachments:

Business Information

Zoning: **Commercial, Office**  
Current Use: **Commercial, Medical/Dental, Office, Service**  
Bus Type:  
Licenses:  
Rent Incl: **Snow Removal, Trash Collection (Garbage Pickup)**  
Inv List:  
Inv Incl: **No**  
APOD Avail:  
Zone Conform:  
Rent Cert'd:  
Restrictions:

Income and Expenses

Monthly Sales:  
Annl Net Inc:  
Annl Gross Inc: **0**  
Annl Oper Exp:

Access To / Distance To

Interstate:  
Railroad:  
Airport:  
Waterway:

Square Footage

Est Sqft Ttl: **1,000** (LP/SqFt: \$1.50)  
Est Sqft Main: **1,000**  
Est Sqft Ofc:  
Sqft Source: **Prior Listing**

Recent CH: **04/29/2024 : New : PS->ACTV**

Listing Information

Listing Date: **04/29/2024** Off Mkt Date: Pending Date: BMK Date:  
ABO Date: Contingency Date:  
Exclusions: Protect Period: **180** Possession: **At Close**  
Terms Offered: **Gross Lease** MLS Source: **REALCOMP** Originating MLS# **20240027510**  
Lease Length: **Negotiable, 37-48 Months, 49-60 Months**  
Access: **Appointment/LockBox** LB Location: **Call Listing Agent**

Features

Arch Level: Exterior: **Brick**  
Foundation: **Slab** Foundation Mtrl:  
Accessibility: **Accessible Approach with Ramp**  
Fencing: Heating: **Forced Air**  
Wtr Htr Fuel: **Electric** Office Heating:  
Water Source: **Public (Municipal)** Sewer: **Public Sewer (Sewer-Sanitary)**

Unit Information

Unit Type Baths Lavs Square Ft Furnished # of Unit Type Rent

Legal/Tax/Financial

Property ID: **1510376002** Ownership: **Standard (Private)**  
Tax Summer: Tax Winter:  
SEV: Taxable Value: Existing Lease: **No** Occupant: **Owner**  
Legal Desc: **T3N, R11E, SEC 10 GREAT OAKS SUB LOT 7**

Agent/Office/Contact Information

Sub Ag Comp: **Yes: 3%**  
Buy Ag Comp: **Yes: 3%**  
Trn Crd Comp: **Yes: 1%**  
Compensation Arrangements:  
Listing Office: **Top Agent Realty** List Ofc Ph: **(248) 277-4226**  
Listing Agent: **CHARLES N TAMOU** List Agt Ph: **(586) 202-0499**  
Contact Name: **CHARLES TAMOU** Contact Phone: **(586) 202-0499**

Remarks

Public Remarks: **Office space available located near the downtown Rochester area! Space contains three exam rooms, large reception area, and 2 bathrooms. Office is setup with 2 private entrances. Can be used as multi-use office space, medical space or business. City population is around 2,000 people per square mile with a total population of 12,937- July 1, 2021 (Census Bureau). Building is handicap accessible with plenty of parking spaces (45+) attached. Close to Ascension Hospital, Great Oaks Apartment Complex, and much more! Gross lease (flat rate)**

REALTOR@ Remarks: **Contact Charles Tamou at marketing@charleshousing.com for questions, concerns, or showings. Agent is a licensed real estate agent in Michigan and Buyer Agent to verify all information.**