

37701-37785 Pembroke Ave
Livonia, MI

James Towne

- Office & Medical Suites Available
- Fully Renovated Property
- Under New Ownership
- Professionally Managed
- Direct Suite Entry
- Tenant Control Over Heating & Cooling
- Close Proximity to I-275 & I-96

OFFICE BUILDING FOR LEASE

FOR MORE INFORMATION:

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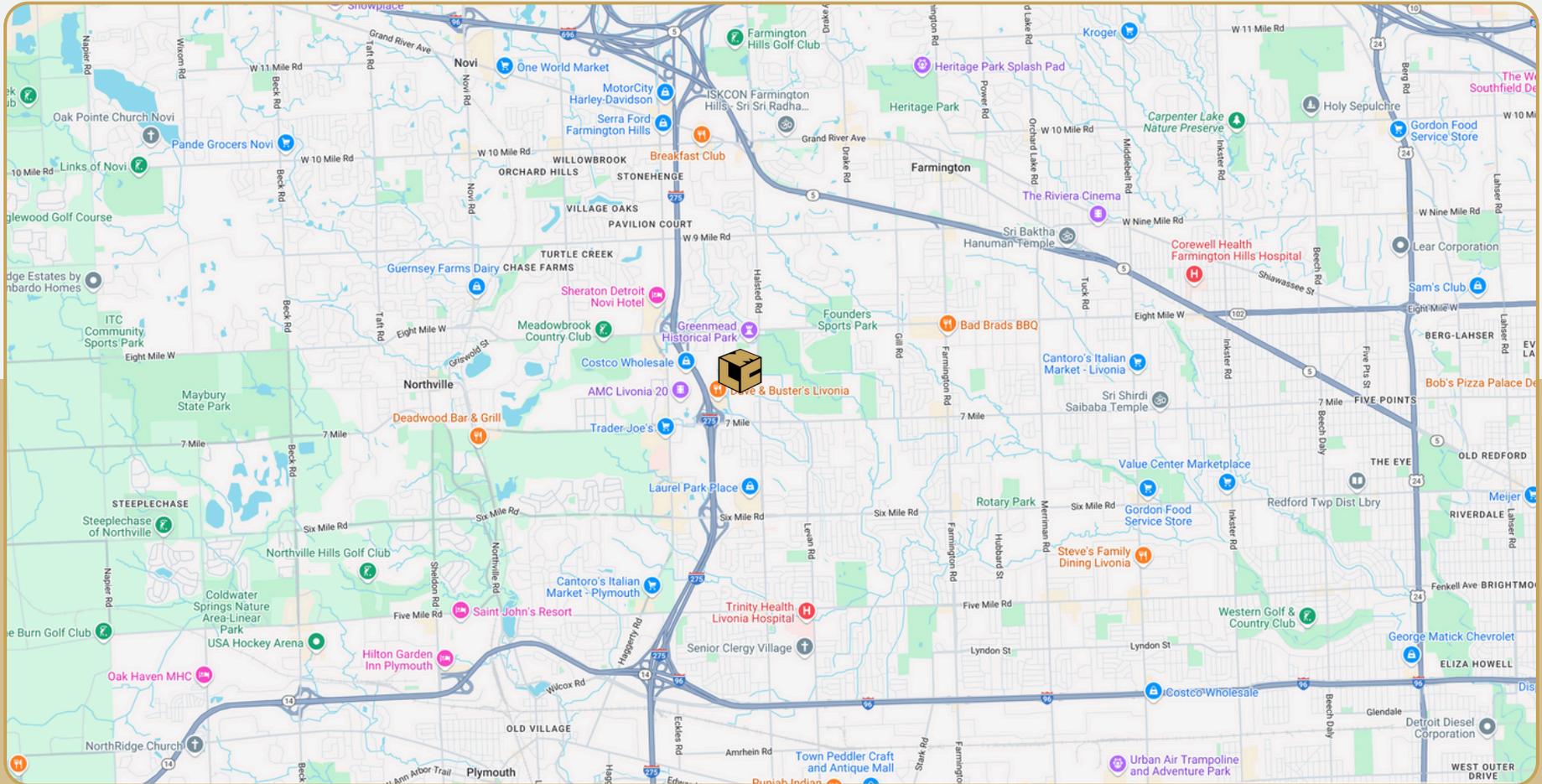
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Office Property Details:

Details:

Location Description: Pembroke Ave & Newburgh Rd

Building Type: Office/Medical

Class: B

Zoning: Office

Floors: 1

Year Built: 1996

Year Renovated: 2020

Gross SF: 21,604 SF

Total Rentable SF: 21,604 SF

Available SF: 3,736 SF

Min/Max SF: 1,165 SF - 3,736 SF

Acres: 3.89

Multitenant: Yes

Property Description: Fully Renovated Property. Under New Ownership. Professionally Managed. Direct Suite Entry. Tenant Control Over Heating & Cooling. Close Proximity to I-275 & I-96.

Economic:

Min/Max Rental Rate: \$17.50/SF

Rental Terms: + Utilities

Annual Escalations: \$0.50/SF

Load Factor: 0%

Occupancy: Immediate

Parking: 5.0/1,000 Spaces

Partition Allowance: Negotiable

Signage: Yes

Status: Existing

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Available Suites:



37701 Pembroke: 1,200 SF
37705 Pembroke: 1,165 SF

37721 Pembroke: 1,371 SF
37701-37721 Pembroke: 1,165 SF - 3,736 SF

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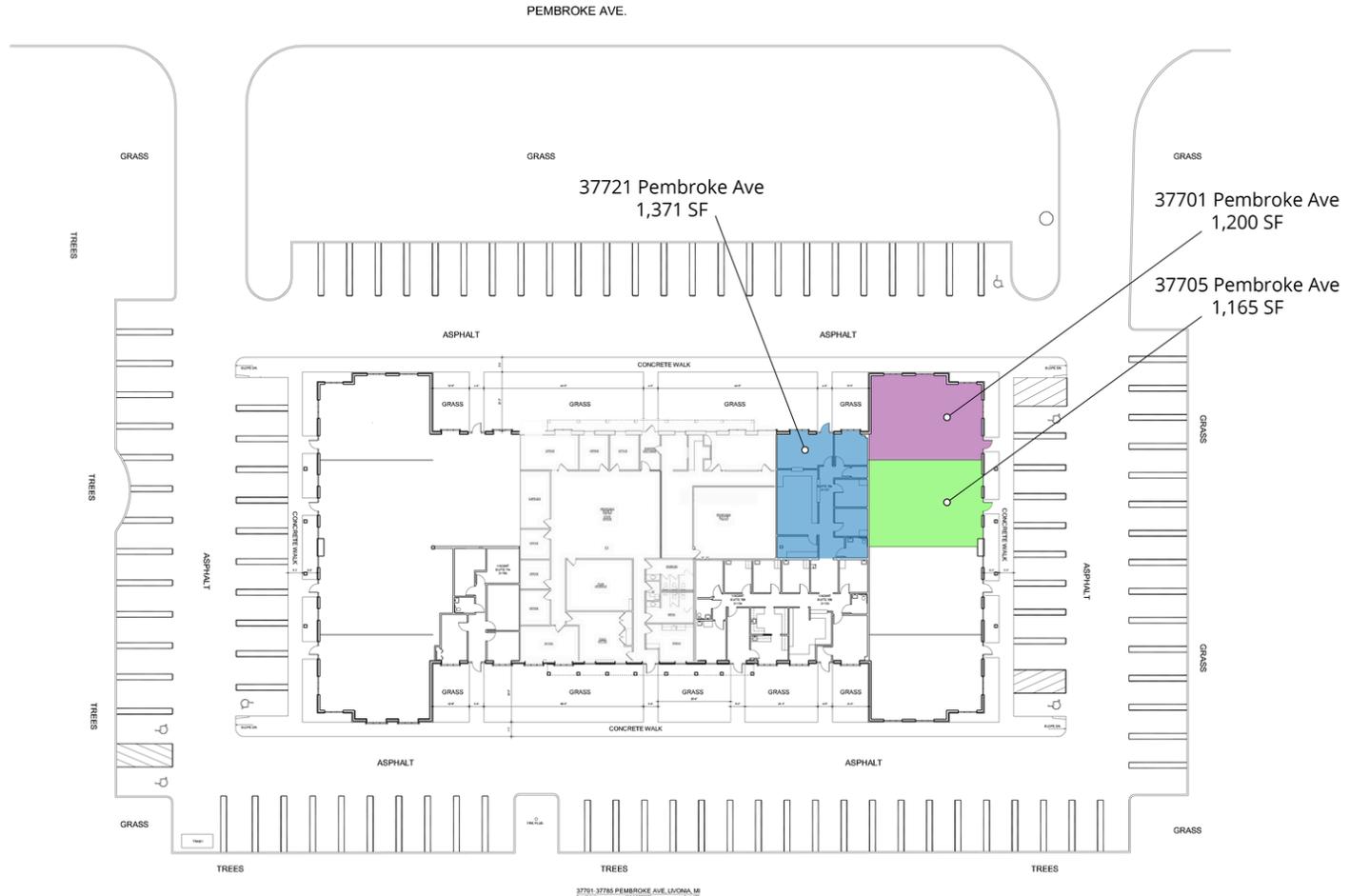
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Site Plan



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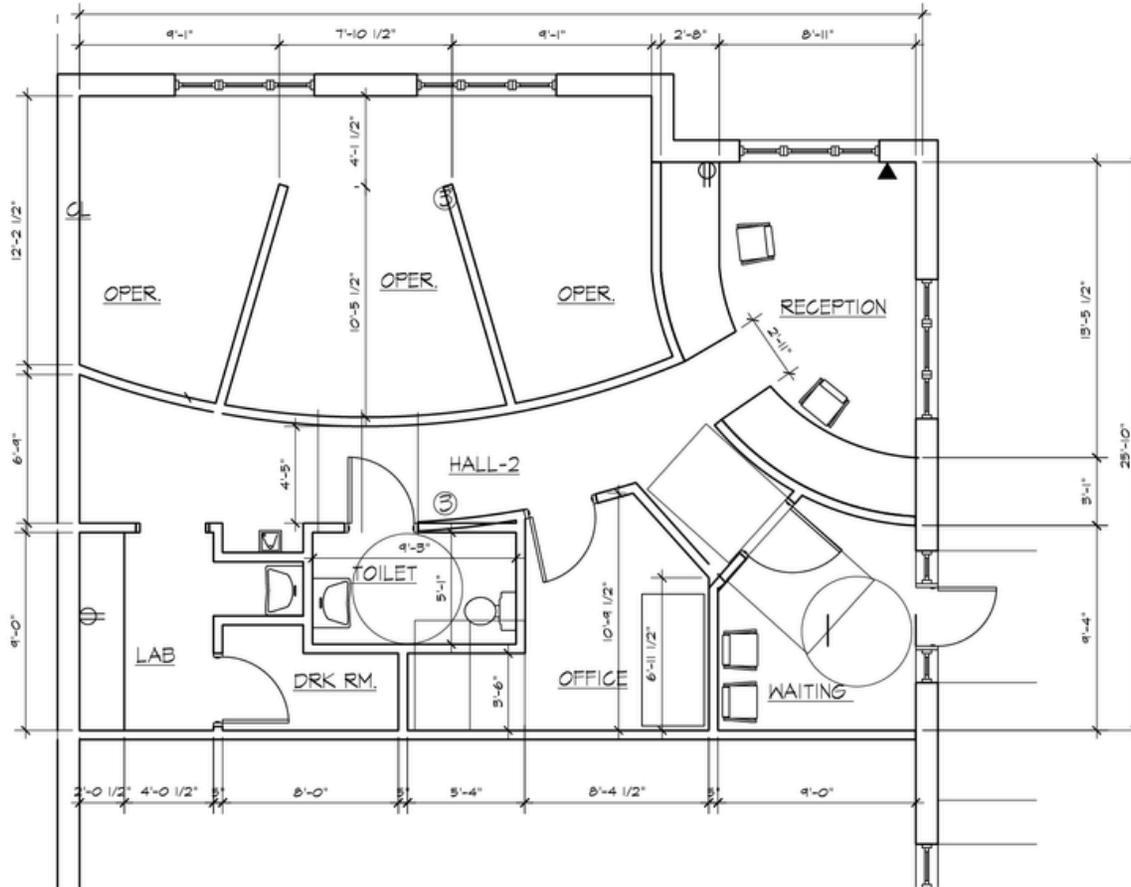
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37701 Pembroke Vacancy



Suite Number	Square Footage	Video Tour
37701 Pembroke	1,200 SF	View Here

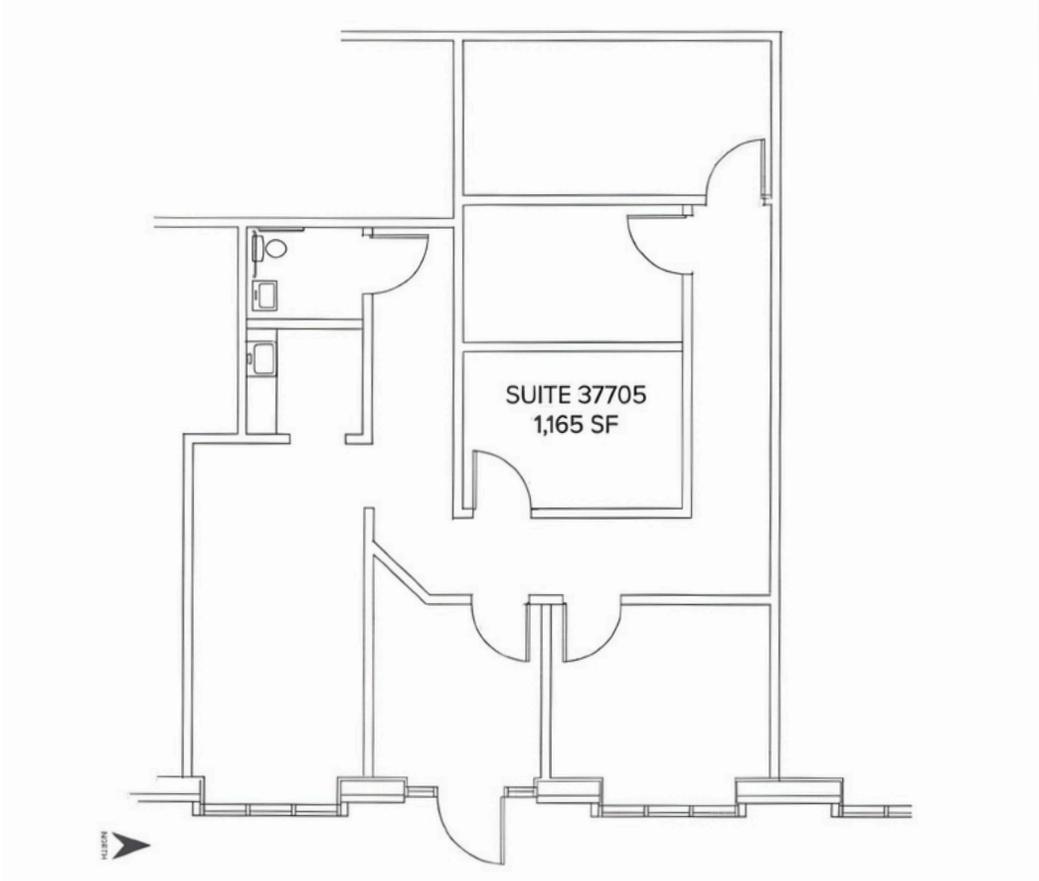
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37705 Pembroke Vacancy



Suite Number	Square Footage	Availability
37705 Pembroke	1,165 SF	4/1/26

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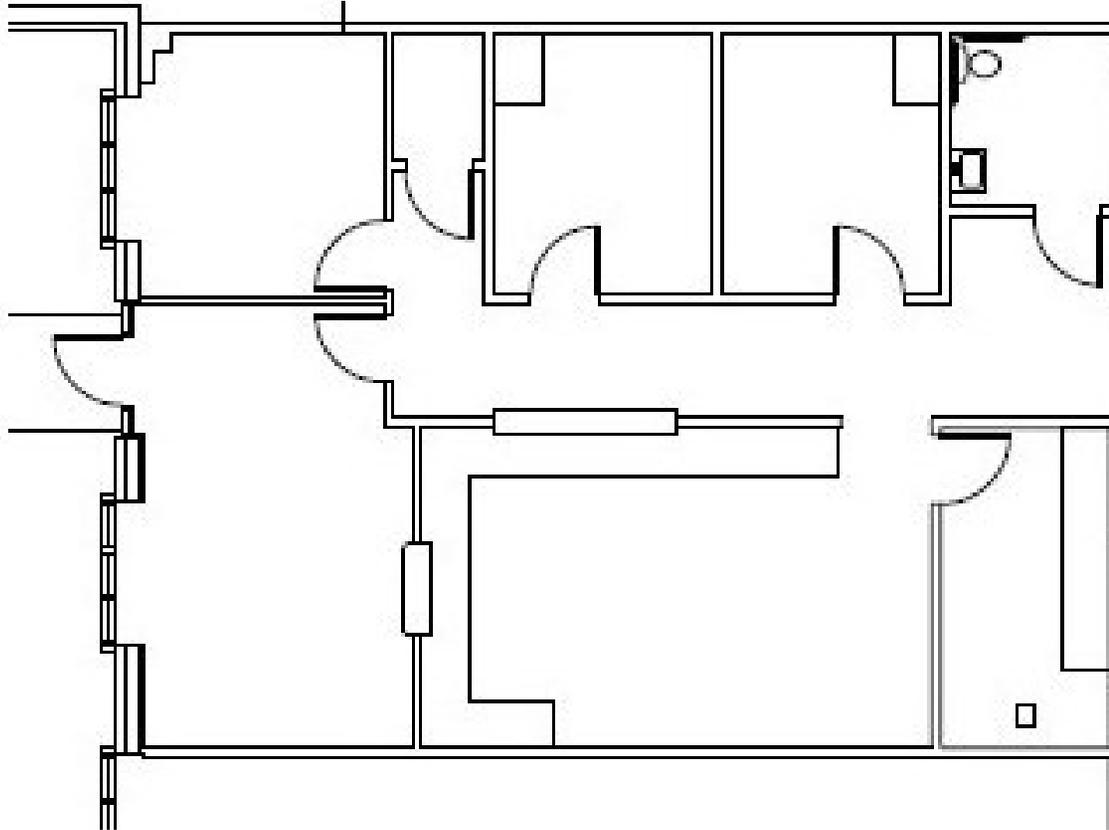
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37721 Pembroke Vacancy



Suite Number	Square Footage	Video Tour
37721 Pembroke	1,371 SF	View Here

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