

Merrill Street Office Building - 550 W Merrill Street  
downtown Birmingham, Michigan  
supreme office leasing opportunities







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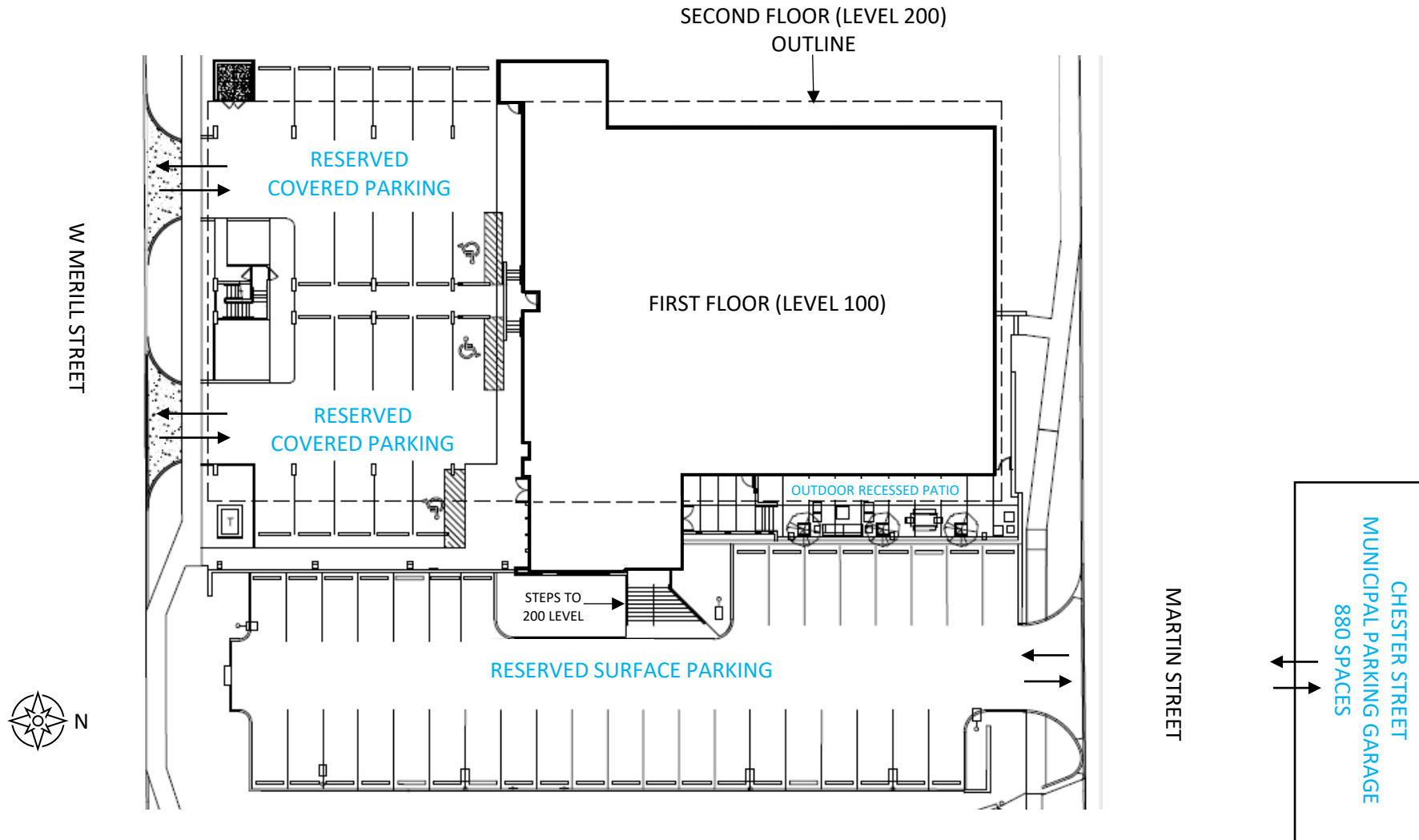
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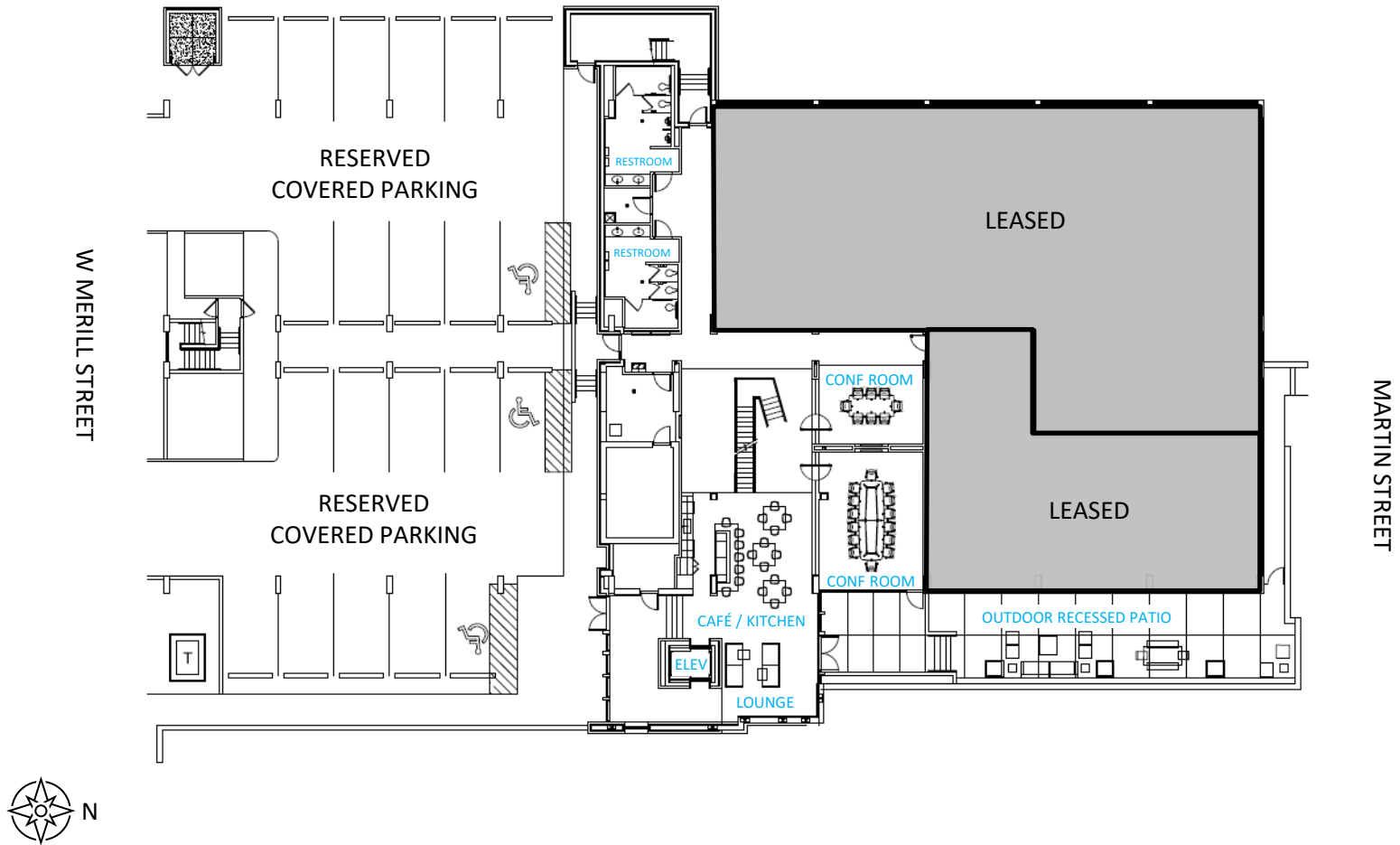
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# SITE PLAN – RESERVED ONSITE PARKING

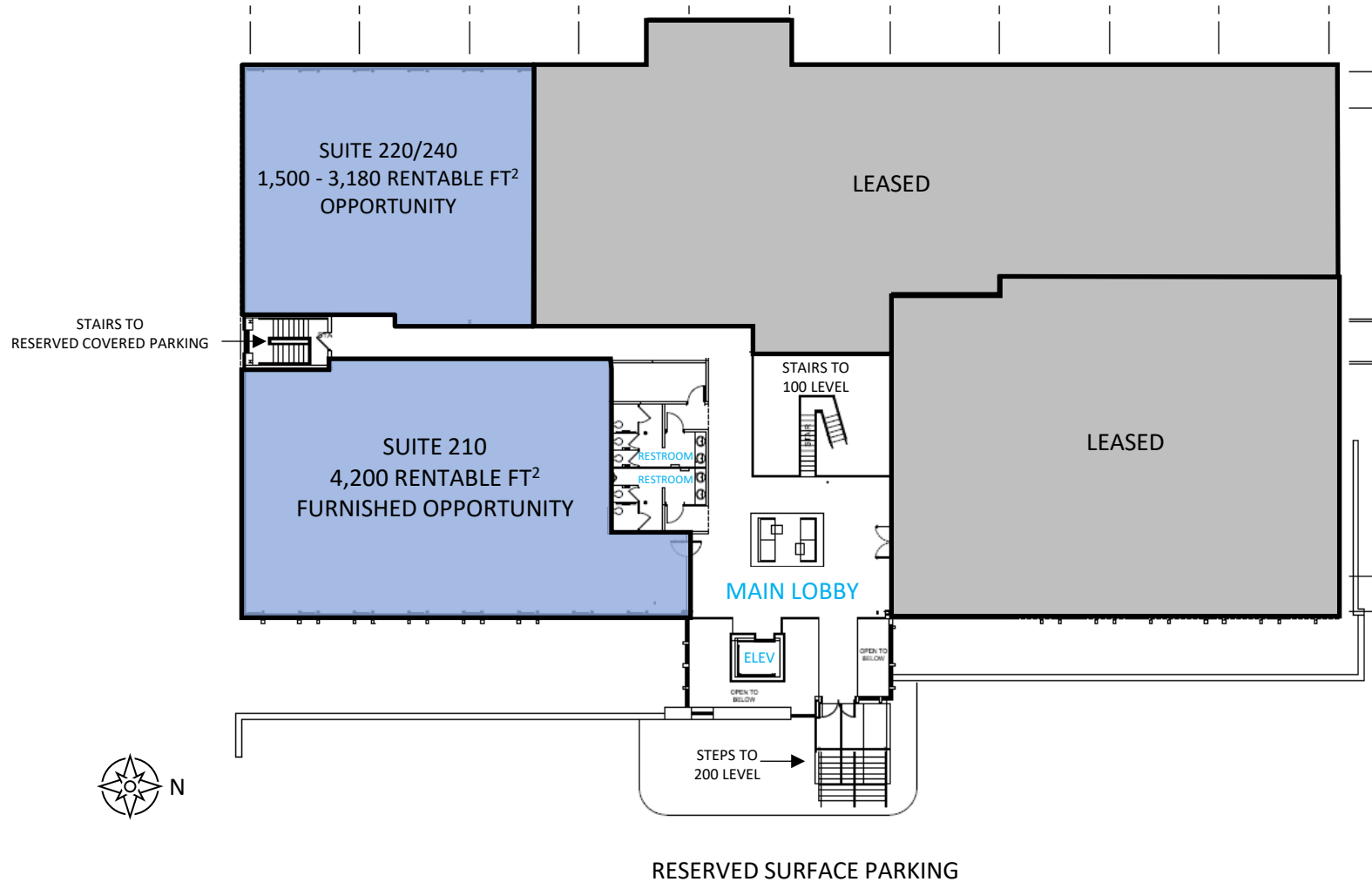


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# PREMISES PLAN – 100 LEVEL (FIRST FLOOR)

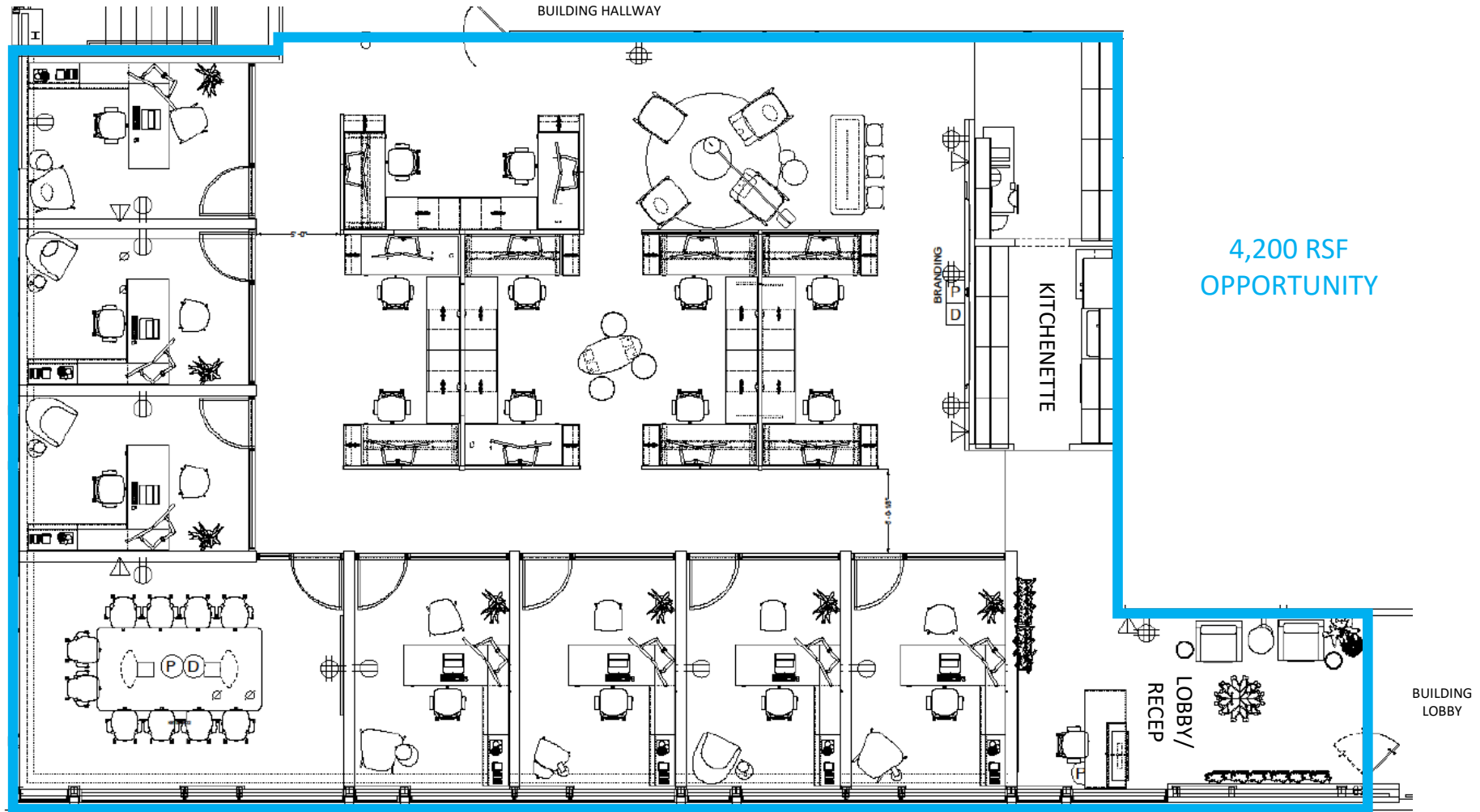


# PREMISES PLAN – 200 LEVEL (SECOND FLOOR)





# FLOOR PLAN – SUITE 210 – FURNISHED PLUG N' PLAY OPPORTUNITY



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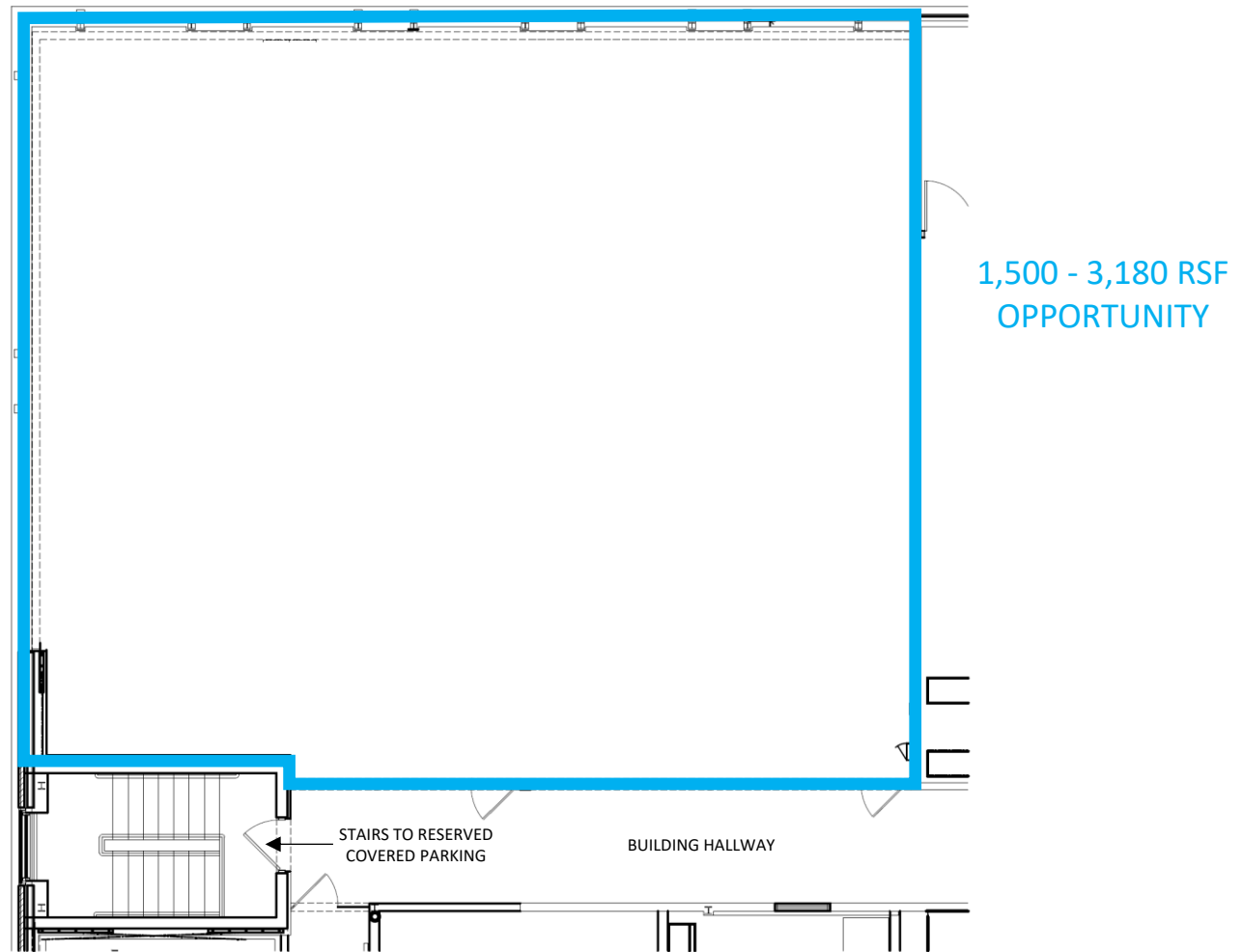
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# FLOOR PLAN – SUITE 220 / 240 – READY FOR CUSTOM BUILDOUT







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# BUILDING AMENITIES FOR OCCUPANTS

- Two conference rooms equipped with modern A/V teleconferencing
- Fully furnished kitchenette / café
- Lounge area
- Large outdoor patio with music, lighting and Wi-Fi
- Daytime porter Monday-Friday
- Evening janitorial service
- Wi-Fi throughout common areas
- Tenant controlled suite temperature
- Heated floors
- Building and suite Bluetooth access control
- 24/7 building and suite access
- Listing on lobby directories
- Elevator for easy accessibility
- Ability to utilize common areas for events
- Option to license onsite reserved parking
- Monthly municipal parking passes available at City rate
- Owner/property manager one block away and at your service

# IN THE HEART OF METROPOLITAN DETROIT, MICHIGAN

To 550 W Merrill:

Detroit Metro  
International Airport – 35 min

Oakland County  
International Airport  
(Private) – 28 min

Oakland/Troy Airport  
(Private) – 11 min

Downtown Detroit – 30 min

Ford Motor Company  
World Headquarters – 25 min

General Motors  
World Headquarters – 30 min

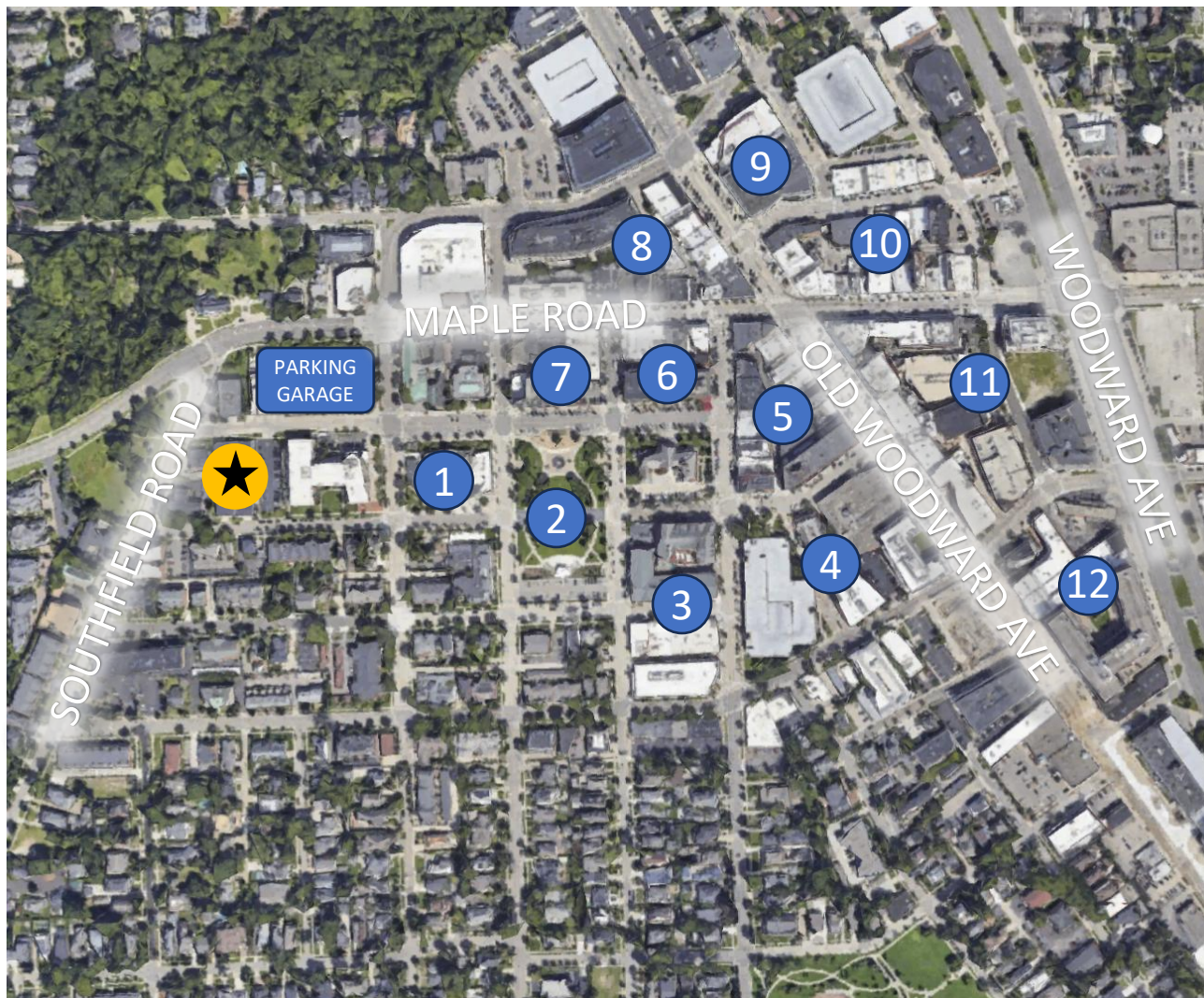
Stellantis (Chrysler)  
North American  
Headquarters – 17 min



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# IN DOWNTOWN BIRMINGHAM - WALKABLE TO EVERYTHING



- 1 Library
- 2 Shain Park (central park)
- 3 Townsend Hotel  
Bella Piatti
- 4 220  
Daxton Hotel  
ZANA
- 5 Vuori (coming soon)  
Gazelle Sports  
Churchills  
Leo's Coney Island  
Barber Pole  
Toast  
Streetside Seafood
- 6 Brooklyn Pizza  
Café Origins  
Townhouse  
State & Liberty  
Paper Source
- 7 Tallulah Bistro  
West Elm
- 8 Beyond Juice  
Dick O' Dows  
Starbucks  
Sweetgreen  
Paris Baguette  
Bell Bistro  
Sidecar  
Shift Kitchen
- 9 Palladium Theater  
Terra Kitchen  
Sy Thai  
Greek Islands
- 10 Social  
Commonwealth  
CB2  
Shock Gelato  
Comerica Bank
- 11 Casa Perno  
Lululemon  
Hyde Park Steakhouse  
Birmingham 8 Theater  
Birmingham Roast  
Hazel's
- 12 Powerhouse Gym  
Jax Car Wash  
Adachi Sushi

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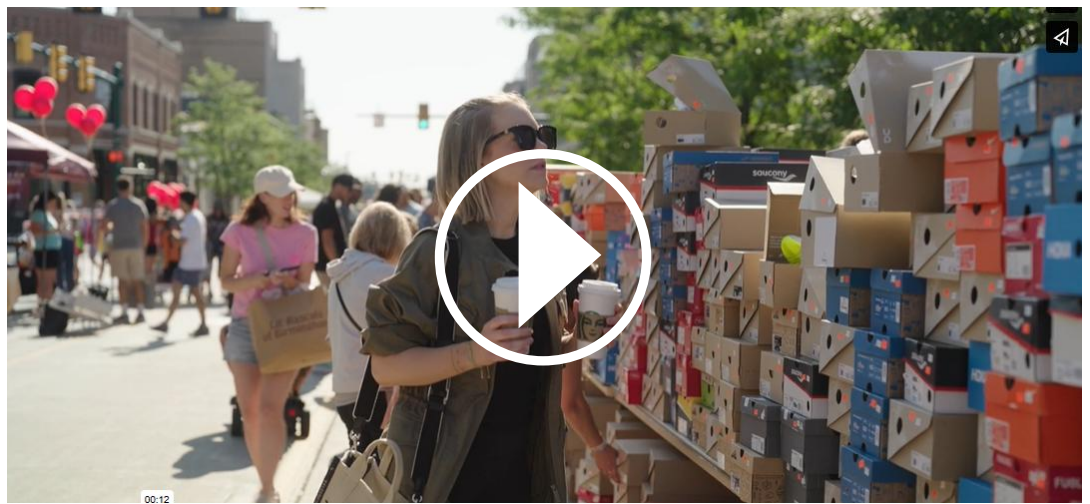


# A VISITORS MAGNET

BIRMINGHAM, MICHIGAN:

- 1.5 million sq. ft. retail space \*
- Over 100 national and local retailers \*\*
- Wall Street Journal's "5<sup>th</sup> most successful walkable suburb" \*\*
- 65 food and beverage establishments\*\*
- Area's top boutique fitness studios and gyms
- Two movie theaters
- AAA Four-Diamond and Forbes Four-Star, 150 room boutique Townsend Hotel and Birmingham's newest Daxton Hotel accommodating international visitors with a New York, art focused vibe and award-winning hospitality
- 2.3 million sq. ft. office space \*
- Highly engaged City shopping district hosting events year-round for office occupants and families

\*CoStar \*\*Birmingham Shopping District



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# THE NATION'S TOP COMPANIES ALREADY ENJOYING BIRMINGHAM OFFICES



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# THE REGION'S FINEST EATERIES AND CAFÉ'S – THESE ARE JUST A TASTE



commonwealth

pernoi

SOCIAL



sweetgreen

ZANA

HAZEL'S



TOWNHOUSE



HYDE PARK  
—PRIME STEAKHOUSE—



tallulah  
—  
wine bar & bistro



# A THRIVING SHOPPING DISTRICT



rag & bone



*State & Liberty*  
— ATHLETIC FIT MENSWEAR —

RH  
RESTORATION HARDWARE



BRILLIANT EARTH

JOHNNY WAS



**Rowan**

EILEEN  
FISHER



west elm

PAPER  SOURCE



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# CONTACT

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## ABOUT US, YOUR HOST

The Surnow Company is a family-owned developer, owner and property manager headquartered in Downtown

Birmingham, Michigan.

Known for attention to detail and white-glove approach, we provide quality space and services for our customers and communities to thrive.

