

PROPERTY FOR LEASE

Dearborn Medical Building

22731 Newman Street Dearborn, MI 48124

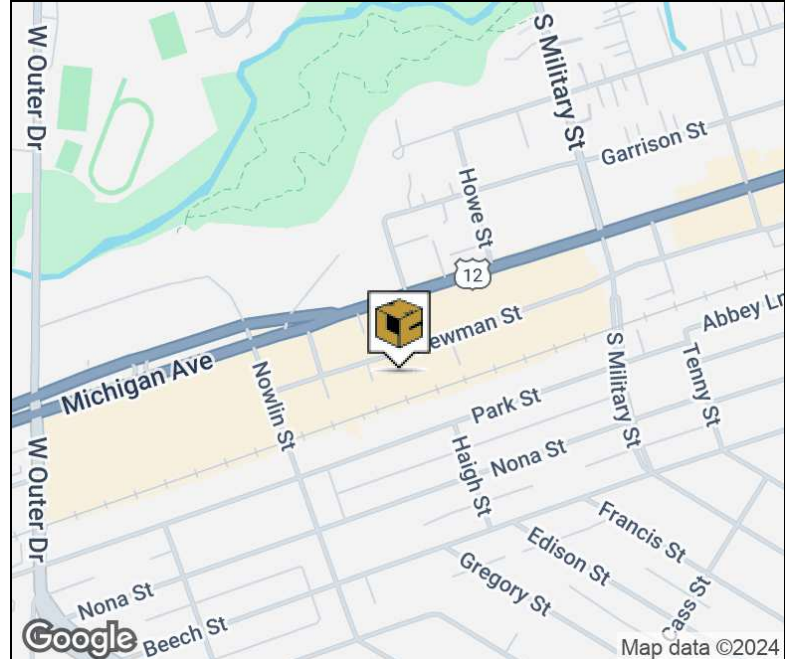


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PROPERTY & ASSET MANAGEMENT



Property Highlights

- 2-Story 48,000 Square Foot Medical Office Building
- 1,582 Square Feet Available
- Prime Downtown West Dearborn Location
- Individual Suite Control of HVAC
- Professionally Managed and Operated
- Convenient Parking
- Close Proximity to Area Freeways
- Exterior Signage Offered
- Existing Medical Referral Base



FOR MORE INFORMATION:

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OFFICE PROPERTY DETAILS

Location Information

Street Address	22731 Newman Street
City, State, Zip	Dearborn, MI 48124
County	Wayne
Cross-Streets	East of Outer & South of Michigan Ave
Nearest Highway	-

Building Information

Building Size	48,000 SF
Building Class	B
Occupancy %	95.8
Tenancy	Multiple
Number of Floors	2
Year Built	1894
Gross Leasable Area	2,041 SF
Load Factor	12.50%

Lease Rate

**\$23.00 SF/yr
+ Electricity**

Property Information

Property Type	Office
Property Subtype	Medical
Zoning	Office
Lot Size	-
APN #	320921410002

Parking & Transportation

Parking Type	Surface
Parking Ratio	3.5

Available Suites

Suite 215 - 1,582 SF	\$23.00 Modified Gross
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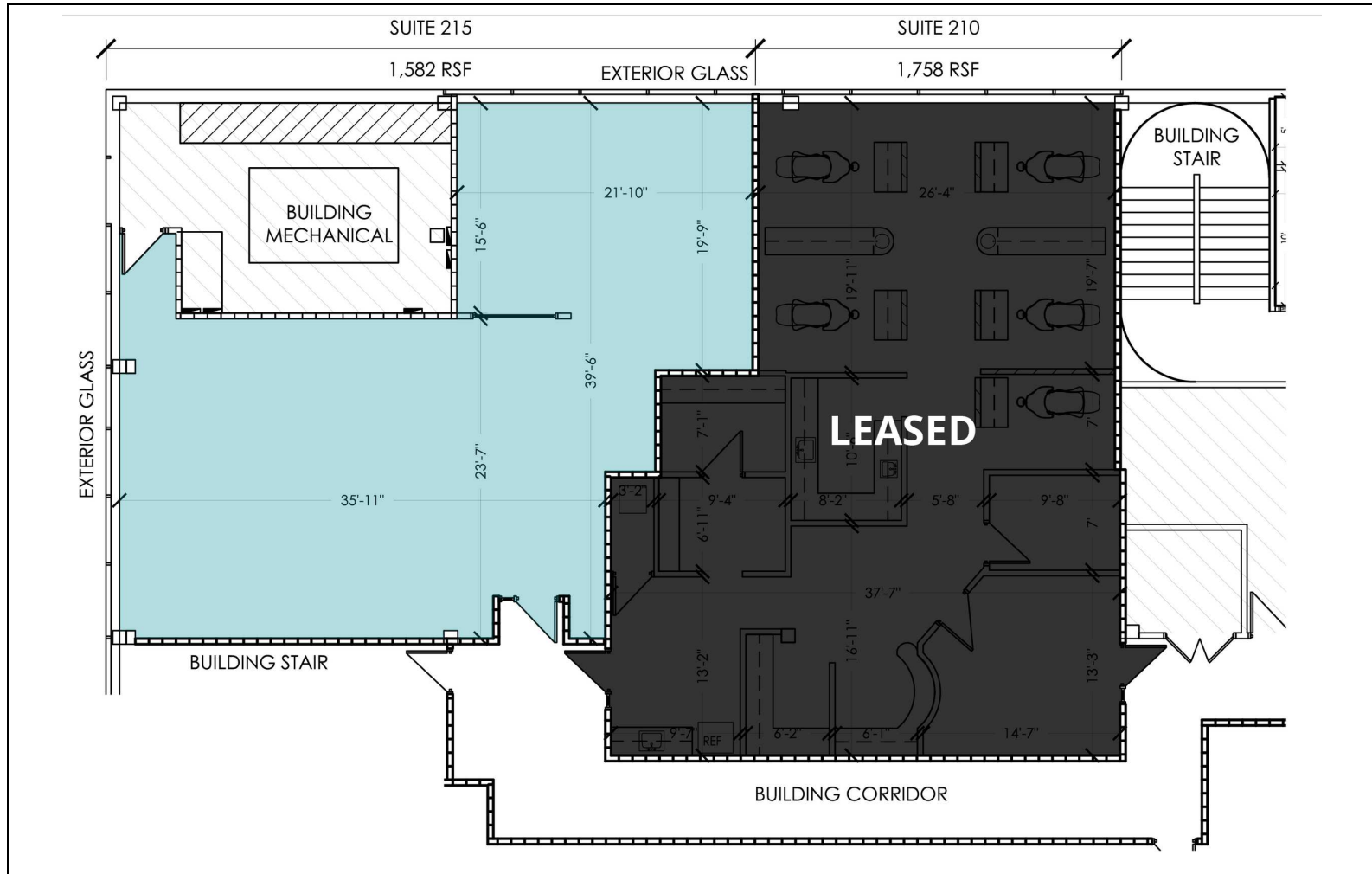
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SUITE 215 FLOOR PLAN



Available Spaces

Suite	Tenant	Size (SF)	Lease Type	Lease Rate
Suite 215	Available	1,582 SF	Modified Gross	\$23.00 SF/yr

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