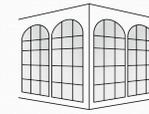


# 1111 West Long Lake

Troy, MI



1111 West Long Lake

- Up to 8,127 SF Office Suite
- Impressive Suite Entry
- Extensive Window Line
- Class "A" Finishes Throughout
- Immaculately Maintained
- Garage Parking Offered
- Main Road Monument Signage
- On-Site Professional Management

LIBERTY

L. MASON CAPITANI

## OFFICE BUILDING FOR LEASE

### FOR MORE INFORMATION:

Mason L. Capitani, SIOR  
Managing Partner  
248.637.7795  
MLcapitani@LMCap.com

Aaron Smith  
Vice President  
248.637.3515  
asmith@LMCap.com



**L. MASON CAPITANI**  
CORFAC INTERNATIONAL

**LIBERTY**  
PROPERTY & ASSET MANAGEMENT

248.637.9700 | LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.

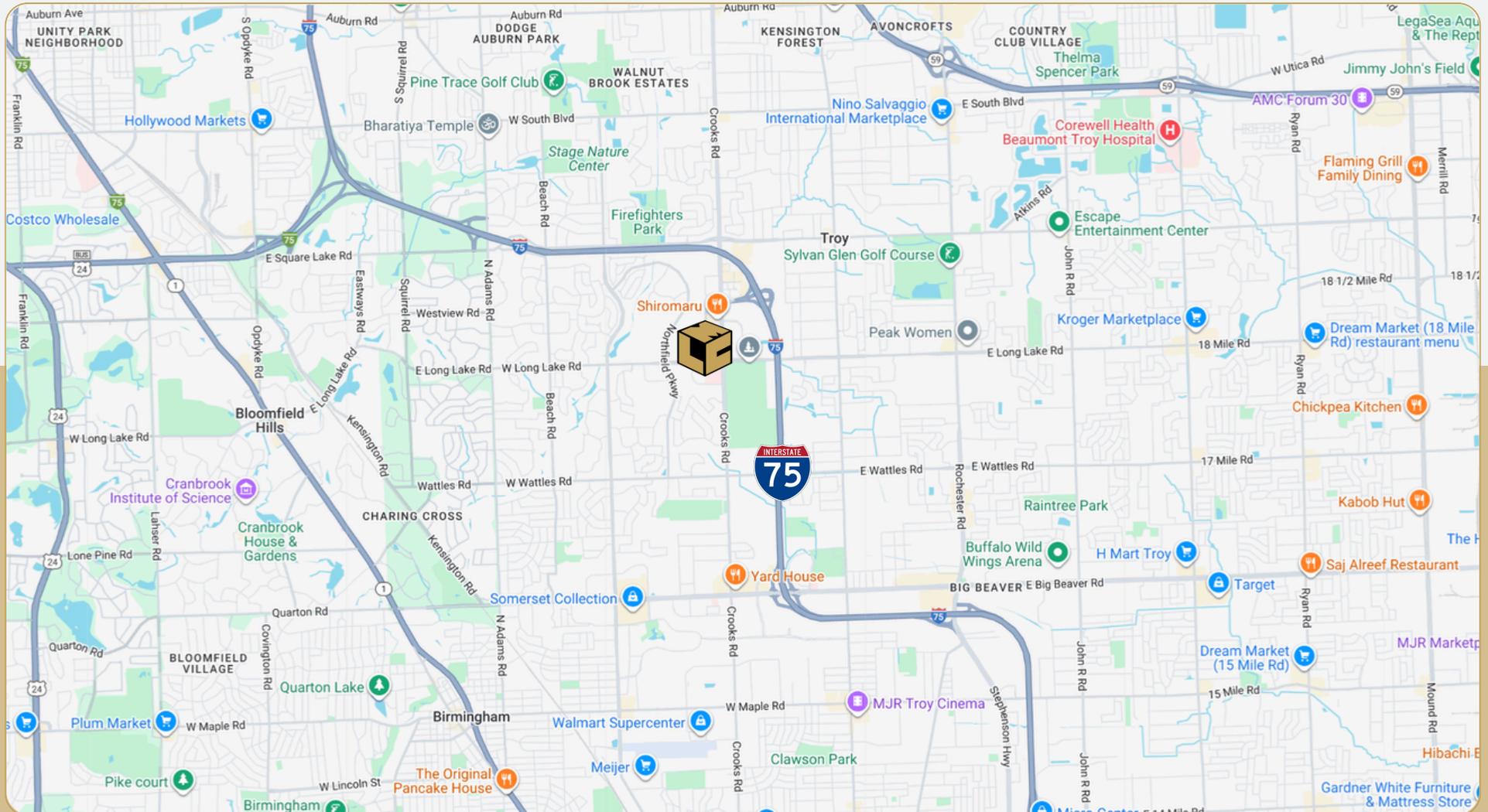
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## Office Property Details:

### Details:

<b>Location Description:</b>	W Long Lake & Crooks
<b>Building Type:</b>	Office
<b>Class:</b>	A
<b>Occupancy Percentage:</b>	100%
<b>Zoning:</b>	Office
<b>Floors:</b>	3
<b>Year Built:</b>	1989
<b>Gross SF:</b>	47,833 SF
<b>Total Rentable SF:</b>	47,833 SF
<b>Available SF:</b>	8,127 SF
<b>Acres:</b>	2.79
<b>Multitenant:</b>	Yes
<b>Parcel ID:</b>	20-17-226-002

**Property Description:** Professionally managed office building. Former law firm space available up to 8,127 square feet, and a 1<sup>st</sup> floor suite of 4,007 SF. Exterior signage and garage parking offered.

### Economic:

<b>Min/Max Rental Rate:</b>	\$19.50/SF
<b>Rental Terms:</b>	+ Electric
<b>Annual Escalations:</b>	\$0.50/SF
<b>Load Factor:</b>	13%
<b>Occupancy:</b>	Immediate
<b>Parking:</b>	4.61/1,000 Surface & Covered
<b>Partition Allowance:</b>	-
<b>Signage:</b>	Monument
<b>Status:</b>	Existing

# 1111 West Long Lake

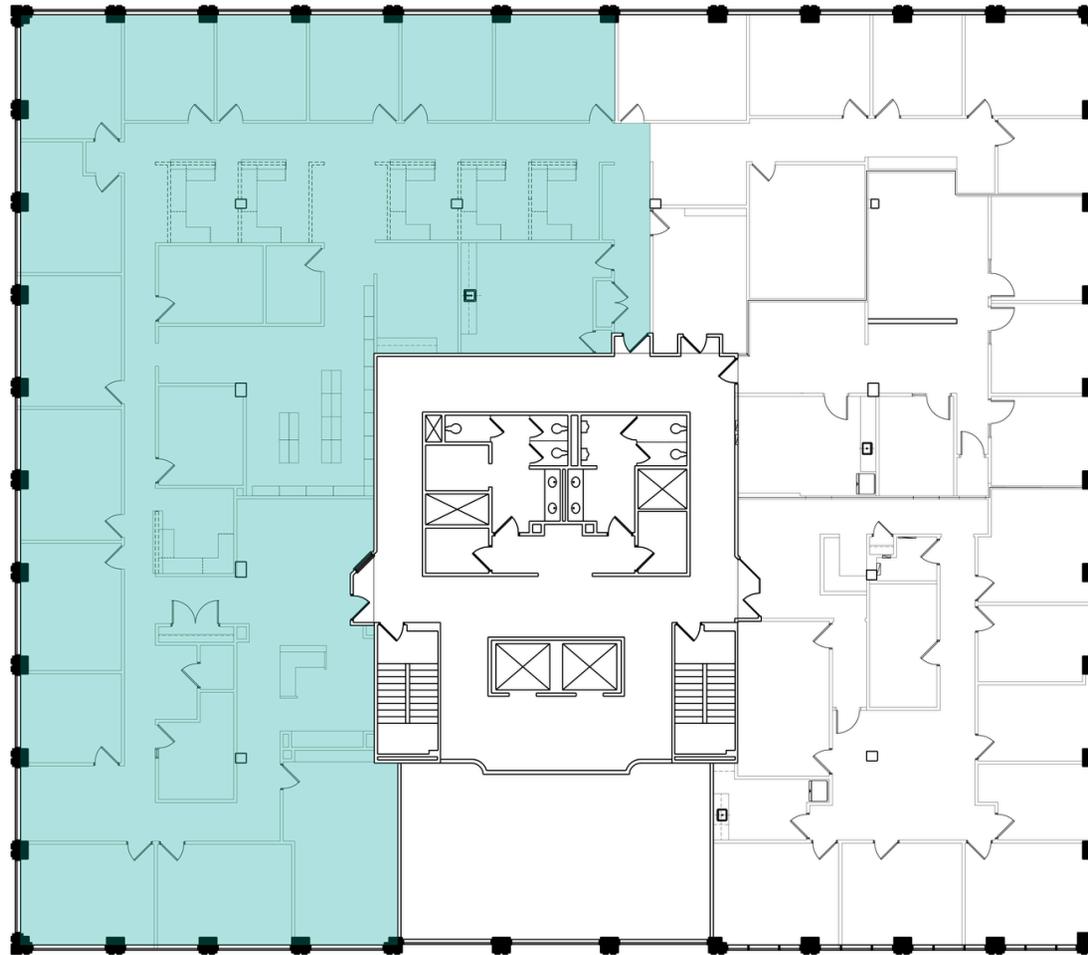
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## Suite 202



Suite Number	Square Footage	Available
202	8,127 SF	Immediatley

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