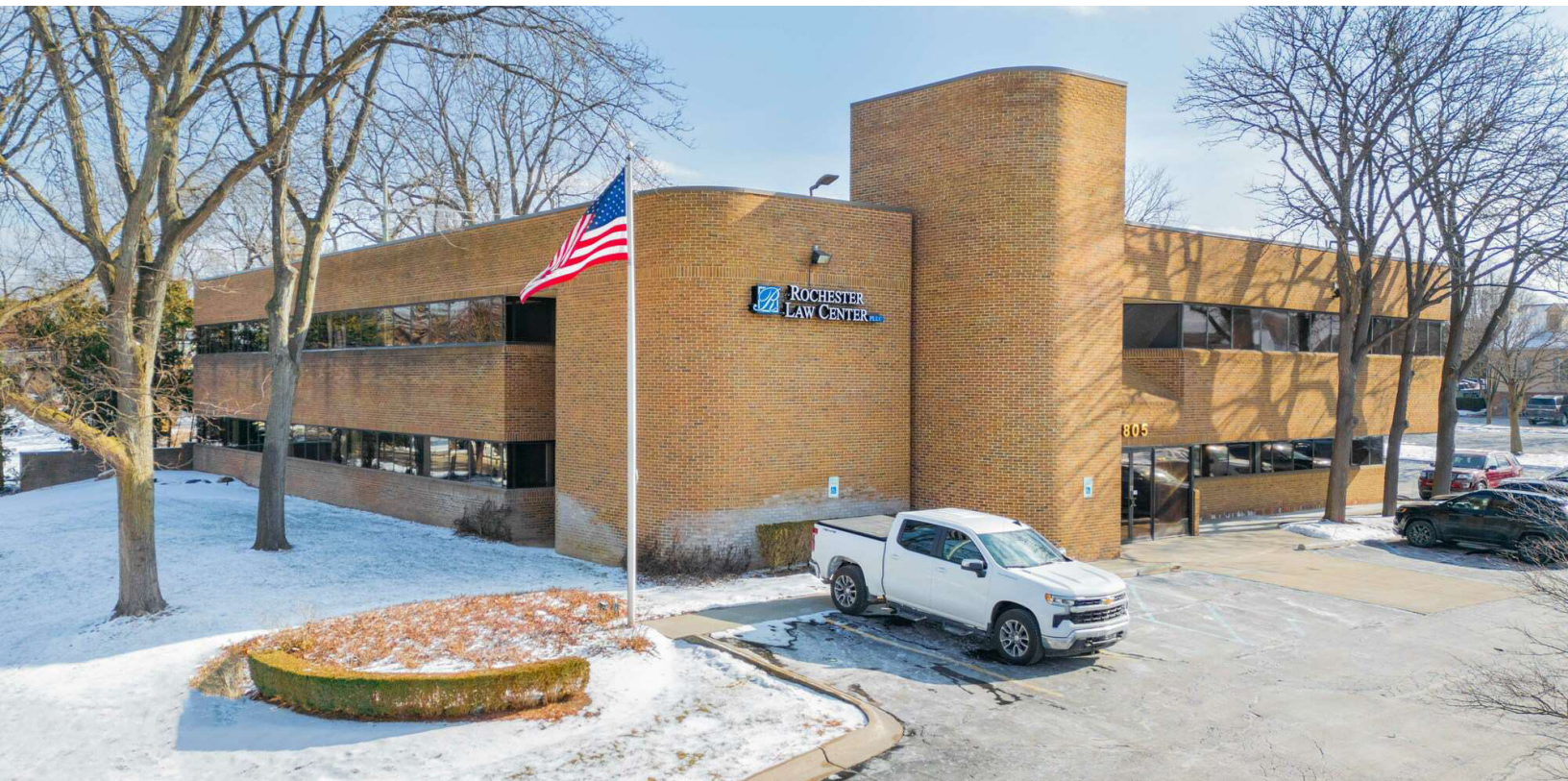


110 - 4,651 SF
OFFICE



FOR LEASE



805 Oakwood Dr

Rochester, Michigan 48307

Property Highlights

- Close Proximity to Downtown Rochester and the Paint Creek Trail System
- Newly Renovated Well Maintained Building with Long Term Tenants
- Ample Parking Available (66 spaces available)
- Starting at \$18.00 PSF Gross + Electric
- Full Service Executive Office Spaces Available - See Flyer Below for More Information!

OFFERING SUMMARY

Lease Rate:	\$18.00 Gross + Electric
Available SF:	110 -4,651 SF
Building Size:	22,182 SF

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	4,817	27,216	62,269
Total Population	9,979	68,157	157,639
Average HH Income	\$129,509	\$160,527	\$151,423

TRAFFIC COUNTS

University Dr	23,685 CPD
---------------	------------

NAI Farbman

Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Brandon Ben-Ezra

Leasing and Sales Associate | 947.517.6226
ben-ezra@farbman.com

Gavin Mills

Leasing and Sales Associate | 908.304.4534
mills@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS, COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.

**TURNKEY PRIVATE OFFICES.
FLEXIBLE LEASING**

FOR LEASE



FOR SMALL BUSINESS OWNERS, REMOTE EMPLOYEES, AND SELF-EMPLOYED PROFESSIONALS THAT WANT A QUIET, PROFESSIONAL SETTING TO GROW THEIR BUSINESS

● ● ● **BENEFITS & FEATURES** ● ● ●

- Fully Furnished Private Offices
- Grand Lobby and Reception
- High Speed Internet
- Free On-Site Parking
- Flexible Leasing Options
- Executive Conference Rooms
- Prestigious Business Address
- On-Site Copying and Printing
- 24/7 Secure Office Building
- No Long Term Commitments

LIMITED AVAILABILITY!

SCHEDULE A TOUR TODAY!

110 - 4,651 SF OFFICE



FOR LEASE



NAI Farbman
Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Brandon Ben-Ezra
Vice President | 947.517.6226
ben-ezra@farbman.com

Gavin Mills
Leasing and Sales Associate | 908.304.4534
mills@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.

110 - 4,651 SF OFFICE



FOR LEASE

AVAILABLE SPACES

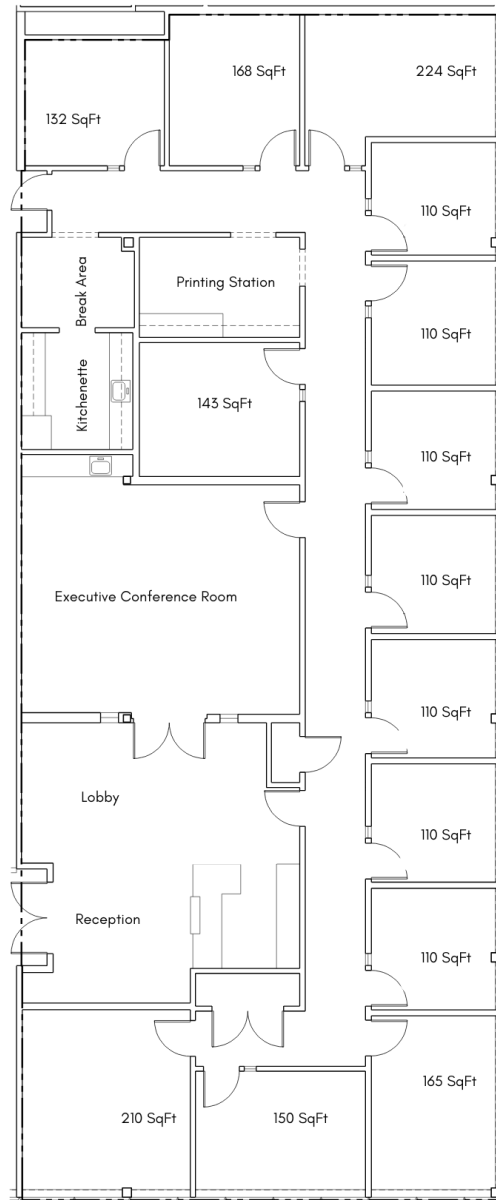
SUITE	SIZE (SF)	LEASE RATE
Suite 100	110 - 4,481 SF	Contact Listing Agent(s)
Suite 150	1,082 - 4,651 SF	\$18.00 SF/yr
Suite 200	132 - 3,153 SF	Contact Listing Agent(s)
Suite 275	2,562 SF	\$18.00 SF/yr

110 - 4,651 SF OFFICE



FOR LEASE

Suite 100 4,001 USF/4,481 RSF



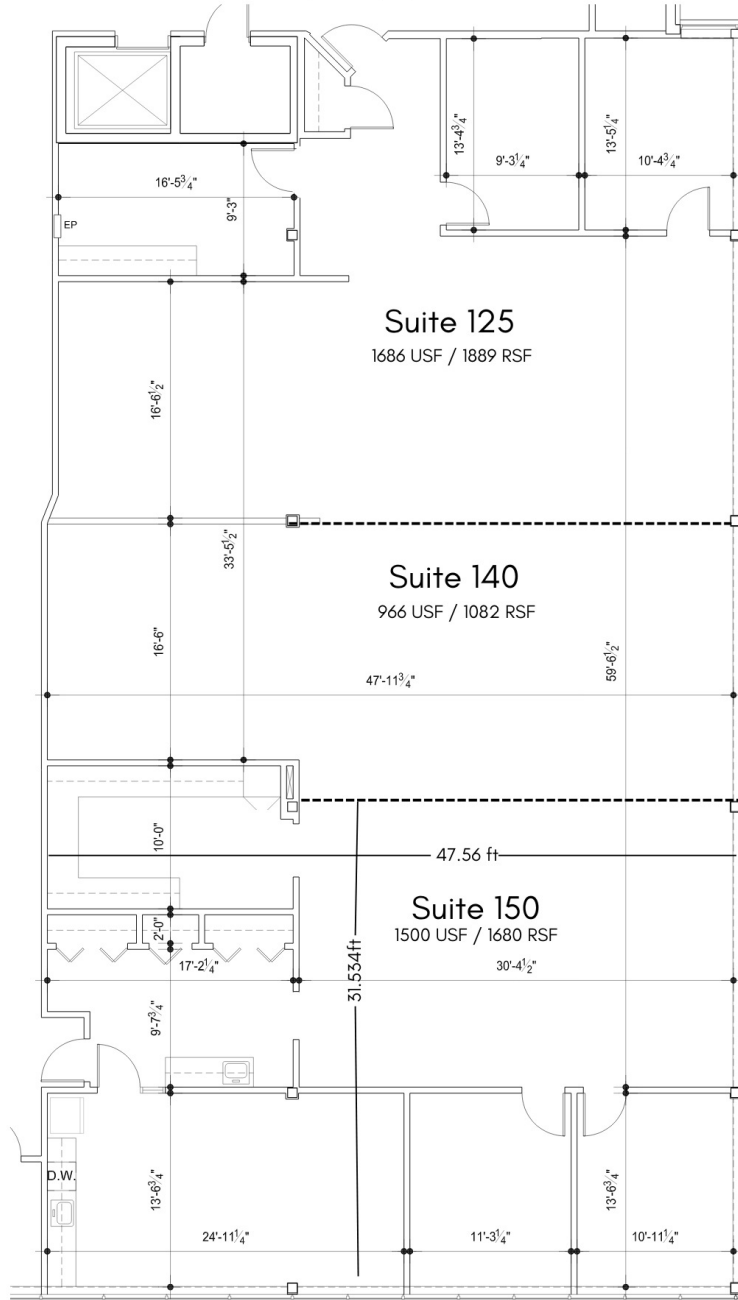
110 - 4,651 SF OFFICE



FOR LEASE

Suite 125/140/150

4,153 USF / 4,651 RSF



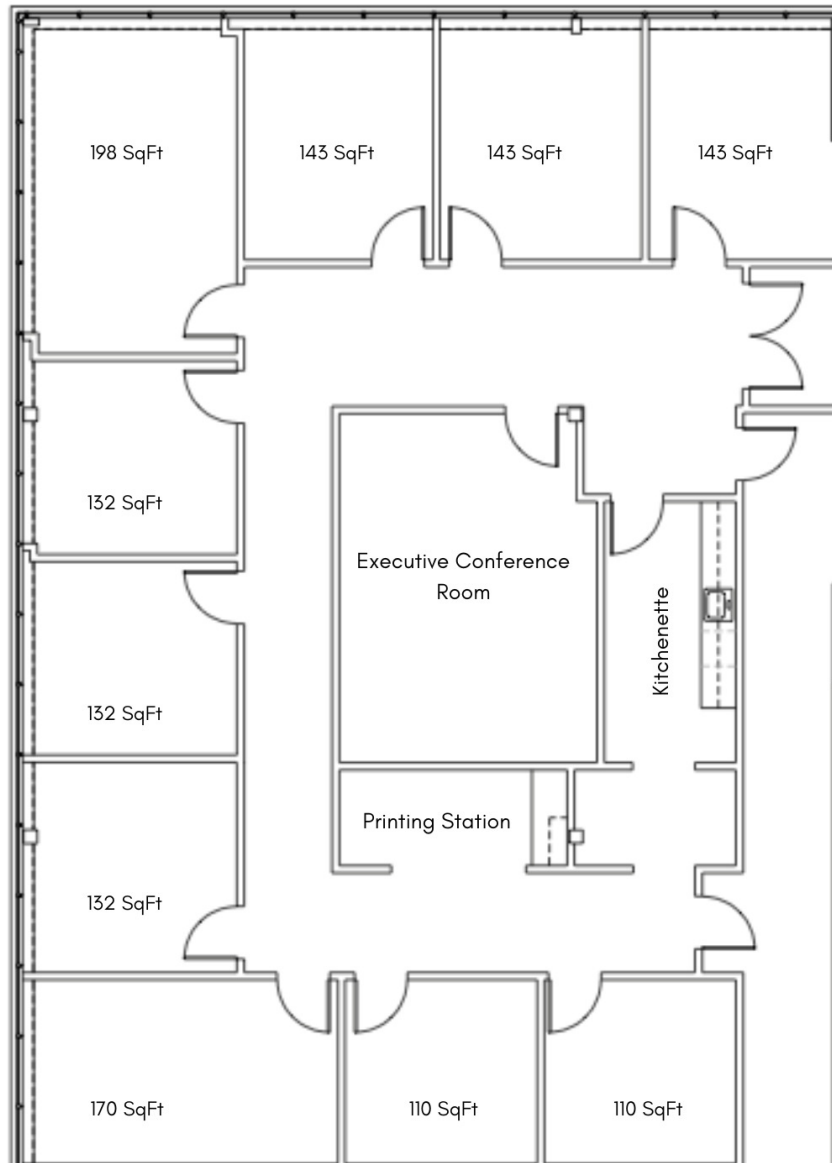
110 - 4,651 SF OFFICE



FOR LEASE

Suite 200

2,812 USF/3,153 RSF

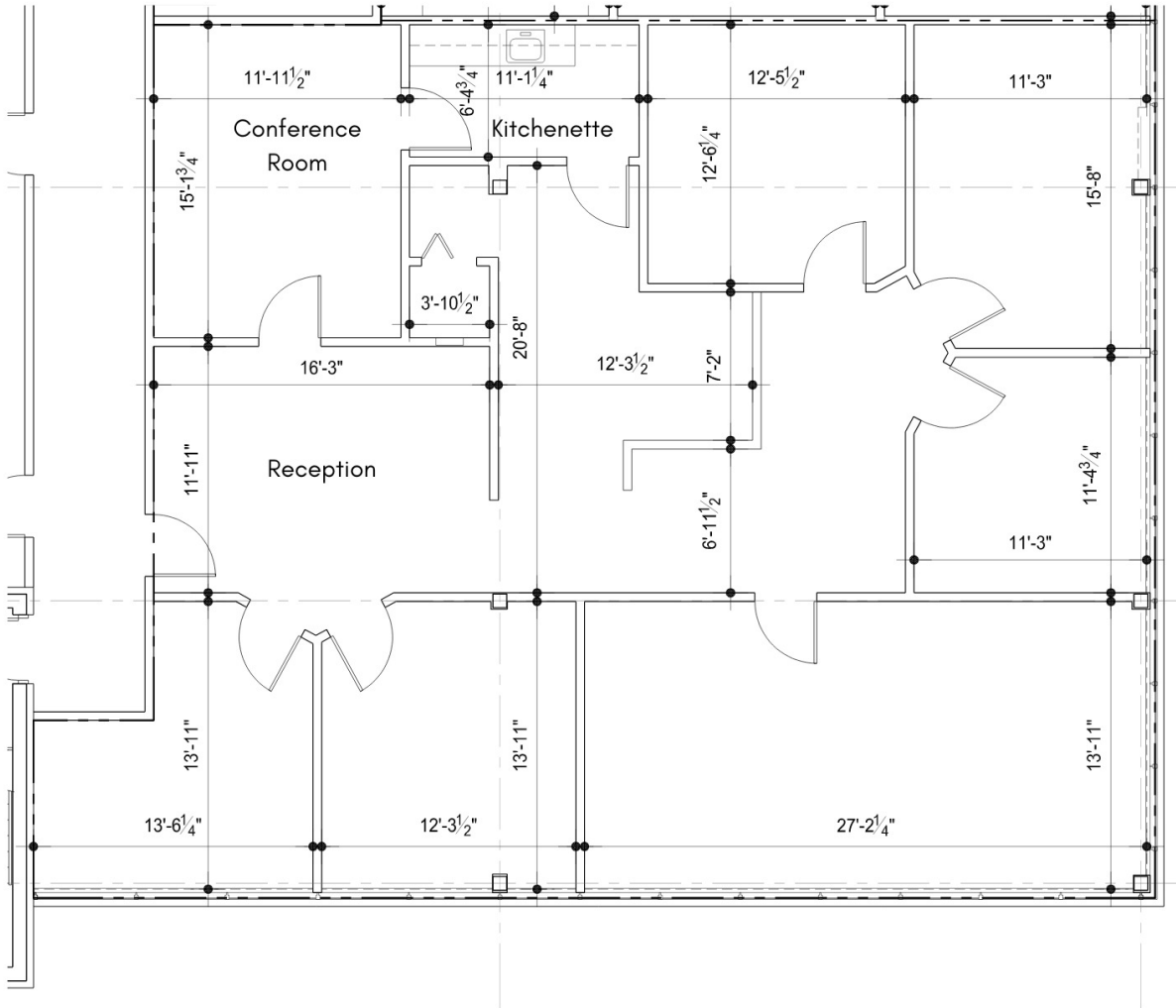


110 - 4,651 SF
OFFICE



FOR LEASE

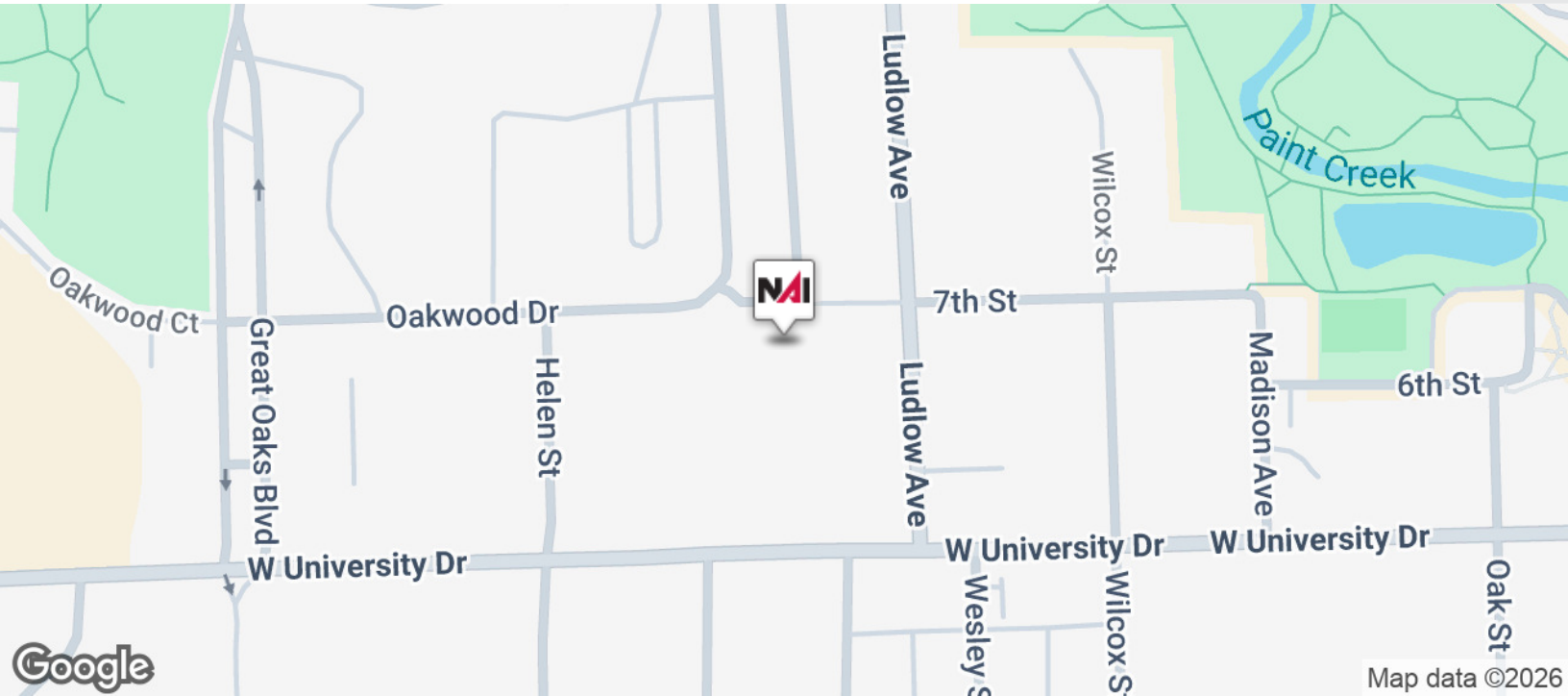
Suite 275
2,280 USF/2,562 RSF



110 - 4,651 SF
OFFICE



FOR LEASE



Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Brandon Ben-Ezra

Vice President | 947.517.6226
ben-ezra@farbman.com

Gavin Mills

Leasing and Sales Associate | 908.304.4534
mills@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS, COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.