

PROPERTY FOR LEASE

Brookfield Center

38275 W 12 Mile Rd Farmington Hills, MI 48331



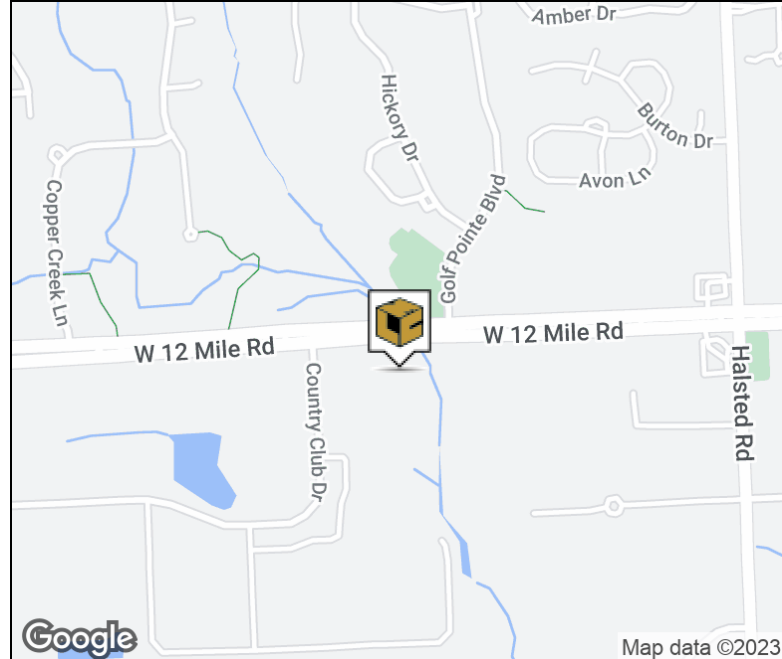
L. MASON CAPITANI
CORFAC INTERNATIONAL

PROPERTY SUMMARY



Property Highlights

- Two-Story Office Building
- 3,000 to 6,145 SF Available
- 1st Floor Suite with Convenient Parking
- Professionally Managed Property
- Close Proximity to M-5 & I-696
- Prominent Suite Entry



FOR MORE INFORMATION:

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CONNECT WITH US

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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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L. MASON CAPITANI
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OFFICE PROPERTY DETAILS

Lease Rate

\$16.95 SF/yr

Property Information

Property Type	Office
Zoning	Office
Lot Size	2.55 Acres
APN #	23-18-200-061

Parking & Transportation

Parking Type	Surface
Parking Ratio	4.1/1,000

Available Suites

Suite 105 - 6,145 SF	\$16.95 + Electric
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Location Information

Street Address	38275 W 12 Mile Rd
City, State, Zip	Farmington Hills, MI 48331
County	Oakland
Location Description	West of Halsted Rd
Nearest Highway	M-5/I-696
Side of Street	South

Building Information

Building Size	35,365 SF
Building Class	B
Occupancy %	85%
Number of Floors	2
Year Built	2001
Gross Leasable Area	35,365 SF
Available SF	3,000 - 6,145 SF
Load Factor	10%
Annual Escalations	\$0.50
Partition Allowance	TBD
Operating Expenses	Base Year

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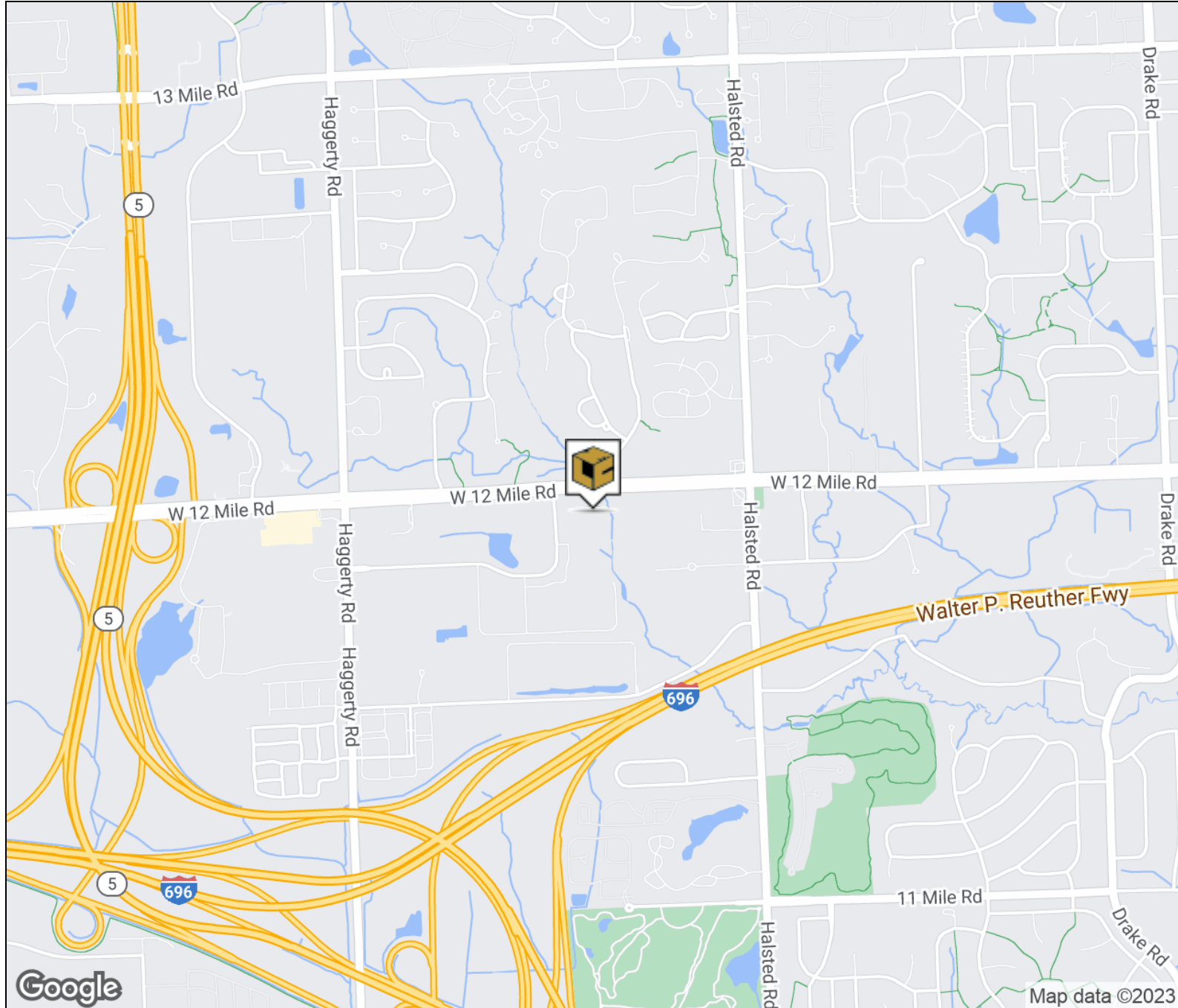
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LOCATION MAP



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LEASE SPACES



Available Spaces

Suite	Tenant	Size (SF)	Lease Type	Lease Rate
Suite 105	Available	6,145 SF	+ Electric	\$16.95 SF/yr

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