

24445 Northwestern Hwy

Southfield, MI

- Up to 6,266 Square Feet Available
- Fully Renovated Building
- Professionally Owned & Managed
- Fantastic Highway Exposure/
Access
- Building Signage Available
- Common Café &
Training Room
- Convenient Parking
- Best Rental Value in Southfield

OFFICE BUILDING FOR LEASE

FOR MORE INFORMATION:

Aaron Smith
Vice President
248.637.3515
asmith@LMCap.com

Michael Elle
Sales Associate
248.637.3526
melle@LMCap.com

248.637.9700 | LMCap.com



L. MASON CAPITANI

CORFAC INTERNATIONAL

CELEBRATING 60 YEARS

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Southfield, MI



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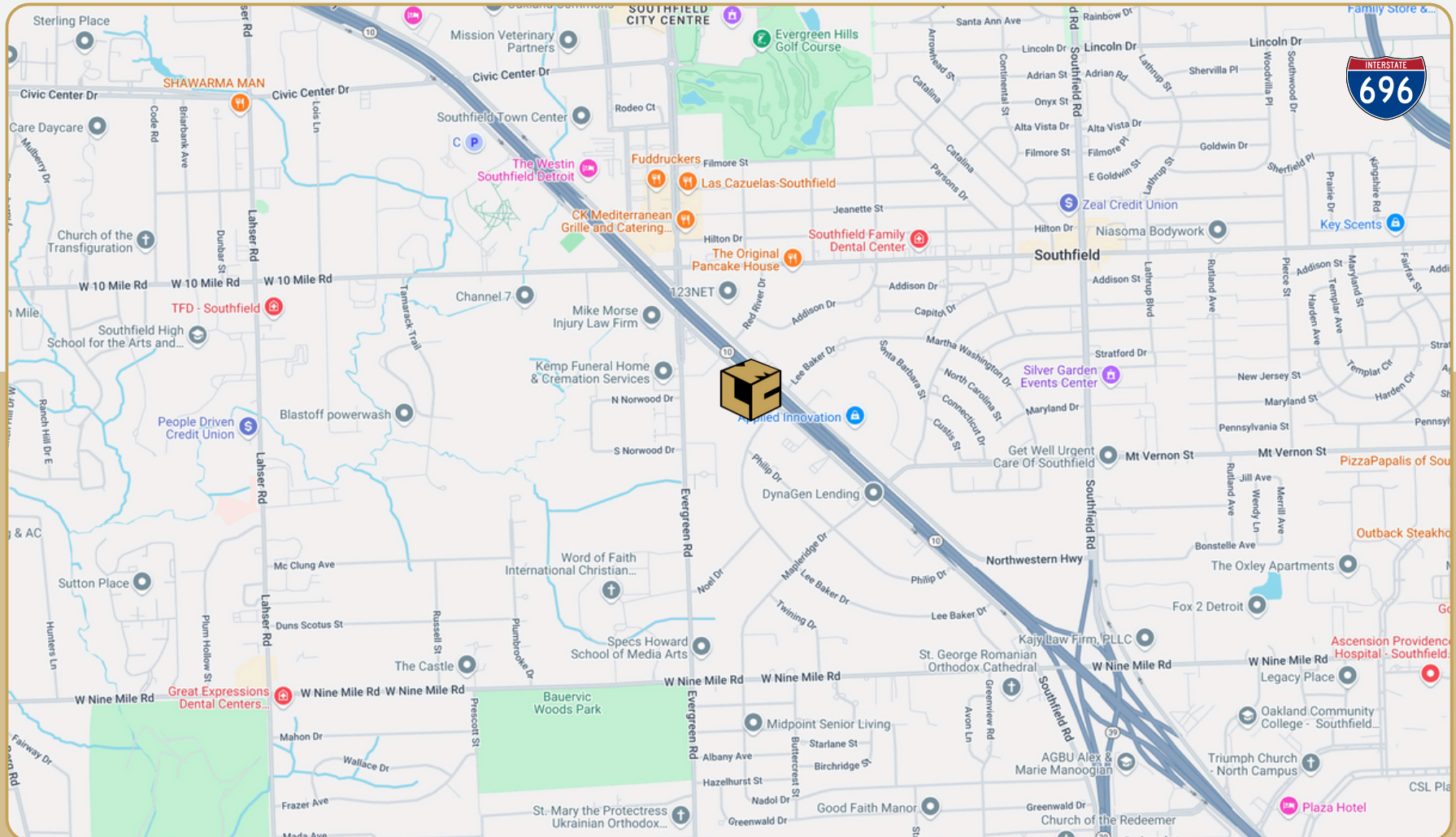
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Office Property Details:

Details:

| | |
|------------------------------|---------------------|
| Location Description: | S of Evergreen Road |
| Building Type: | Office |
| Class: | B |
| Zoning: | Office |
| Floors: | 2 |
| Year Built: | 1974 |
| Year Rennovated | 2018 |
| Gross SF: | 69,580 SF |
| Total Rentable SF: | 69,580 SF |
| Available SF: | 13,584 SF |
| Min/Max SF: | 1,932 SF - 6,266 SF |
| Acres: | 3.44 |
| Multientant: | Yes |
| Parcel ID: | 24-26-151-015 |

Property Description: Professionally owned and managed multi-tenant office building featuring recently renovated common areas, shared conference and break rooms. Central geographic location with quick access to all major freeways.

Economic

| | |
|-----------------------------|------------|
| Min/Max Rental Rate: | \$12.50 SF |
| Rental Terms: | + Electric |
| Annual Escalations: | \$0.50/SF |
| Occupancy: | Immediate |
| Parking: | 282 Spaces |
| Partition Allowance: | Negotiable |
| Signage: | Negotiable |
| Status: | Existing |

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Available Suites:

Suite 205: 3,643 SF

Suite 206: 2,623 SF

Suite 205/206: 6,266 SF

Suite 208: 1,932 SF

Suite 230: 3,931 SF



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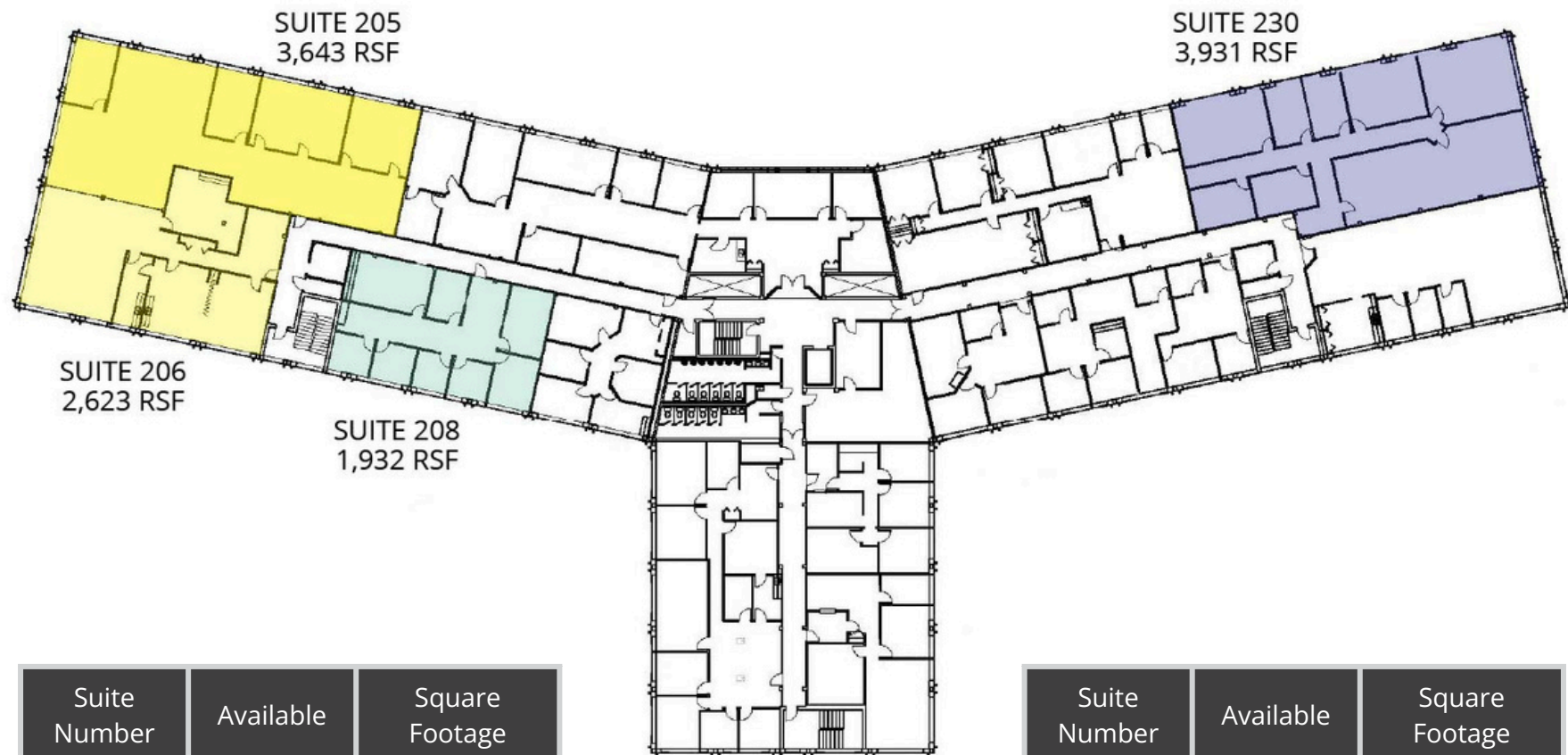


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Second Floor Vacancies



| Suite Number | Available | Square Footage |
|--------------|-----------|----------------|
| 205 | Imm. | 3,643 SF |
| 206 | Imm. | 2,623 SF |
| 205/206 | Imm. | 2,623-6,266 SF |

| Suite Number | Available | Square Footage |
|--------------|-----------|----------------|
| 208 | 3/30/2026 | 1,932 SF |
| 230 | Imm. | 3,931 SF |