



**HOWELL
HEALTH HUB**

NOW LEASING



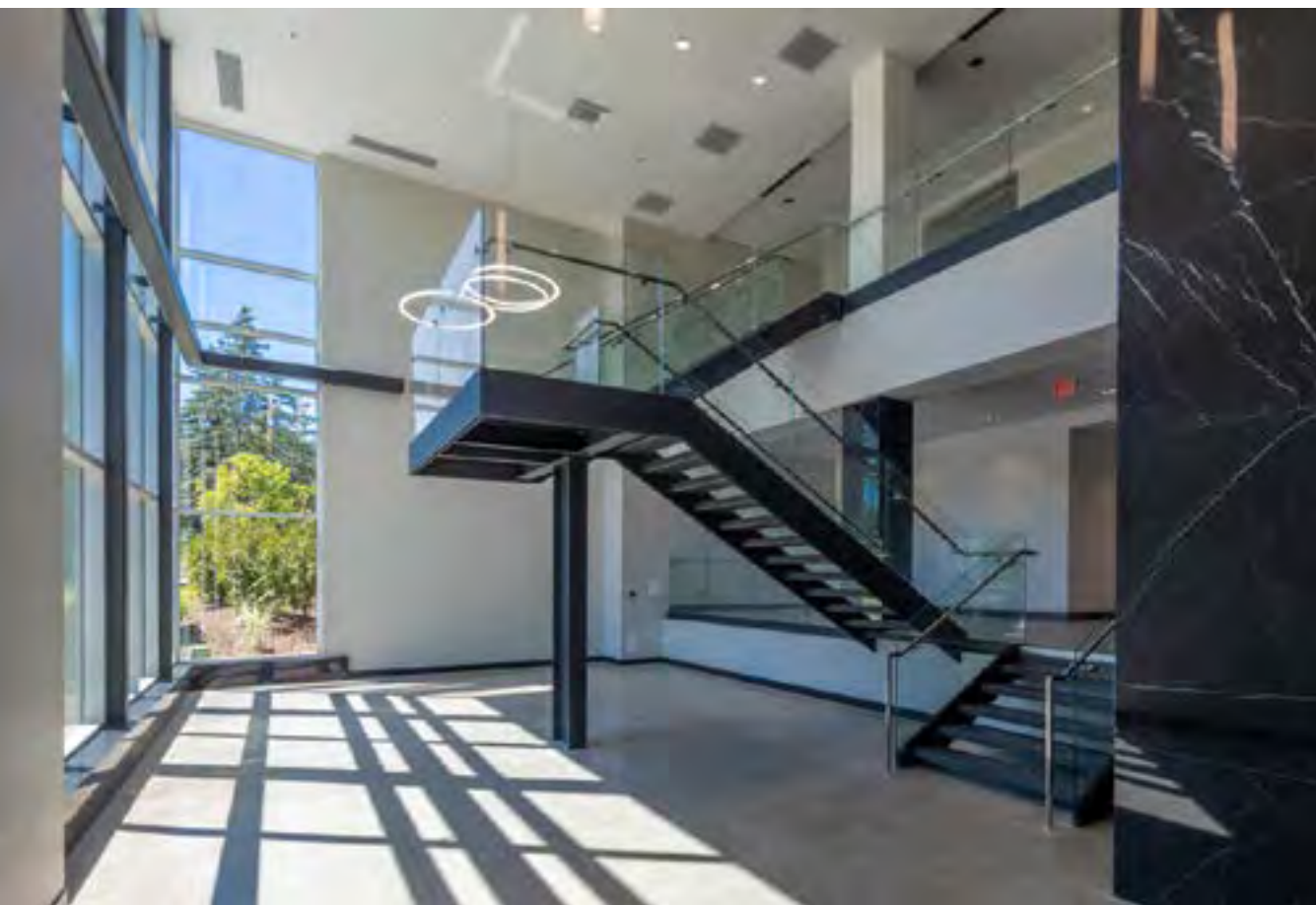
Optimal real estate solutions aligned for your practice.



HOWELL HEALTH HUB

108,231 Square Feet of newly renovated Medical Office Space in the heart of Livingston County

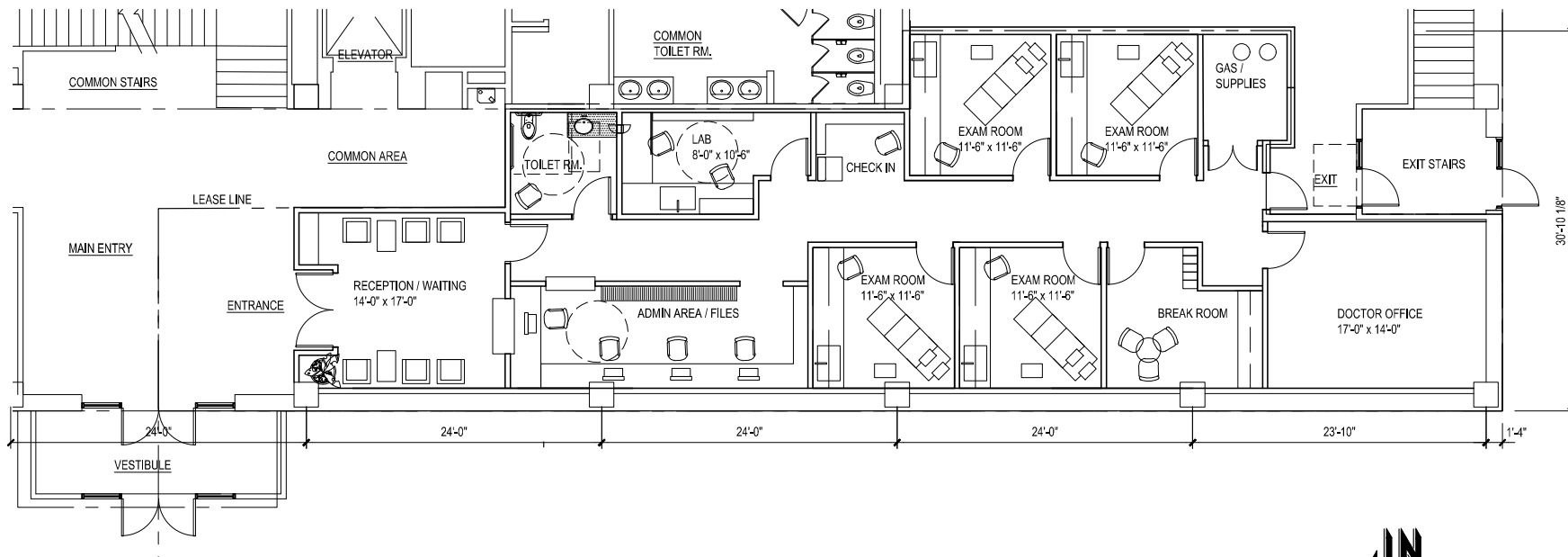
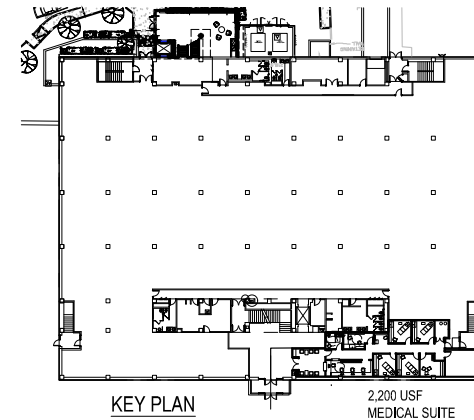
- Prominent location off Grand River Avenue, less than 0.25 miles from walkable downtown Howell
- Over \$3,000,000 in renovations on the heels of completion
- Speculative medical suite available for viewing
- 100% full building electricity co-generation, 4800 VOLTS, 136 AMPS, allowing for full electricity back-up with no downtime
- Medical-grade HVAC system capacity – Merv 13 filtration with Ultraviolet (UV) sterilized air and bi-polar ionization and O3 generation
- Potential for imaging/lab/cafeteria/pharmacy & more!
- Generous Tenant Improvement Packages & competitive lease rates
- Complimentary architectural space planning available
- Over 400 parking spaces & handicap accessible





SPECULATIVE SUITE

- ◆ 2,200sf state-of-the-art spec suite available for immediate occupancy
- ◆ The suite offers a waiting room, spacious reception area, four (4) exam rooms, lab, employee breakroom and window-lined corner office with in-suite bathroom





HOWELL HEALTH HUB

Leading-edge ultra modern design.

GRAND RIVER LOBBY





HOWELL HEALTH HUB

**Let's chat, we have exclusive
design packages available.**

MODERN RECEPTION & WAITING ROOM





HOWELL HEALTH HUB

Our top-tier concierge package offers hassle-free occupancy.

SPACIOUS RECEPTION AREA





HOWELL HEALTH HUB

WINDOW-LINED DOCTOR'S SUITE





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MODERN EXAM ROOM





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LAB





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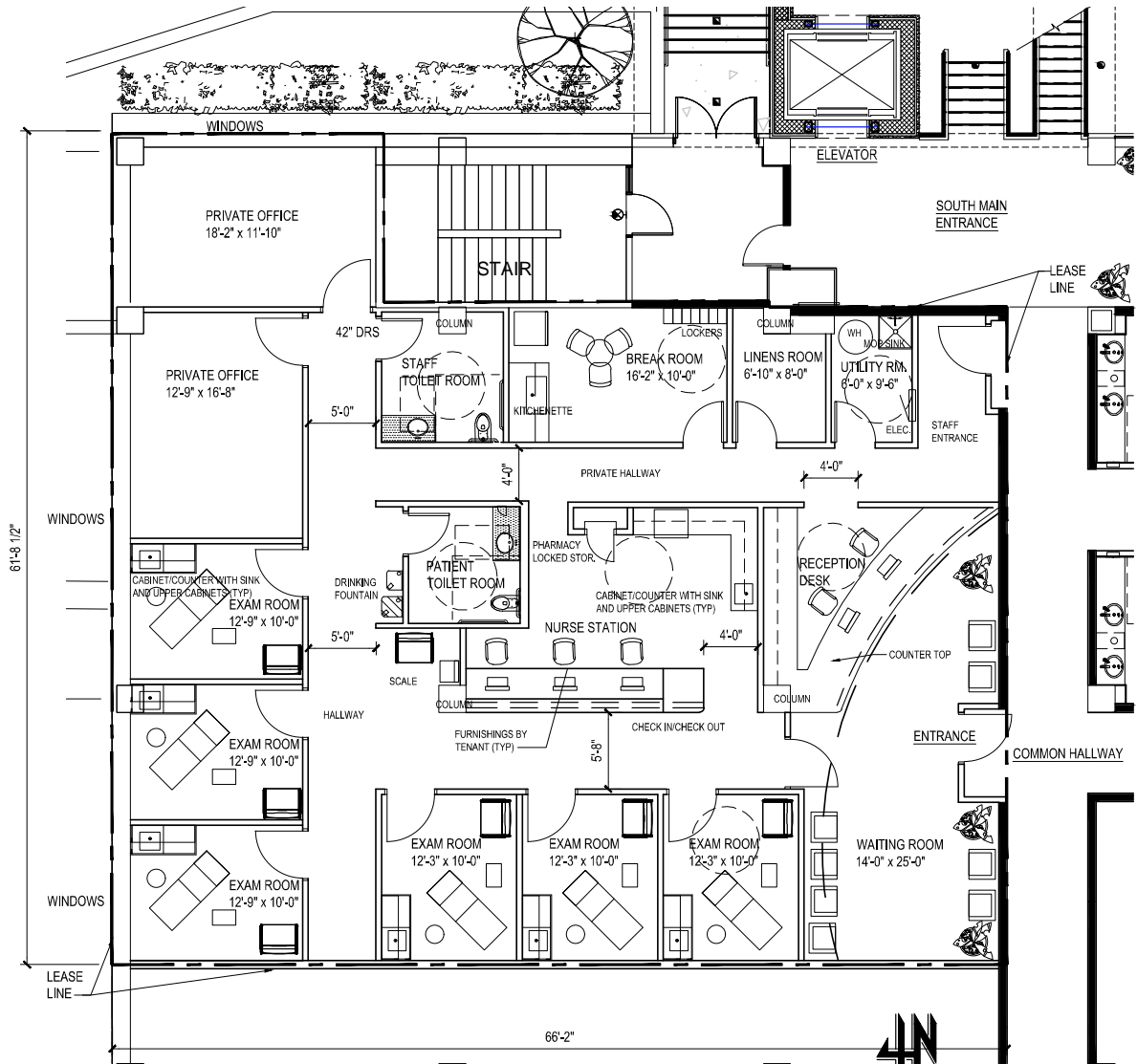
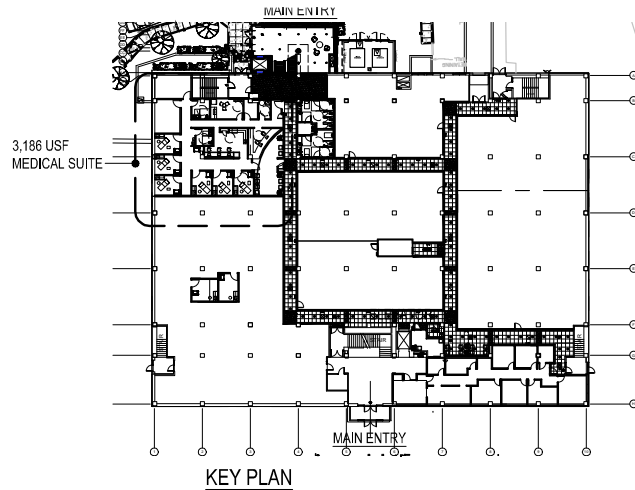
MODERN EXAM ROOM





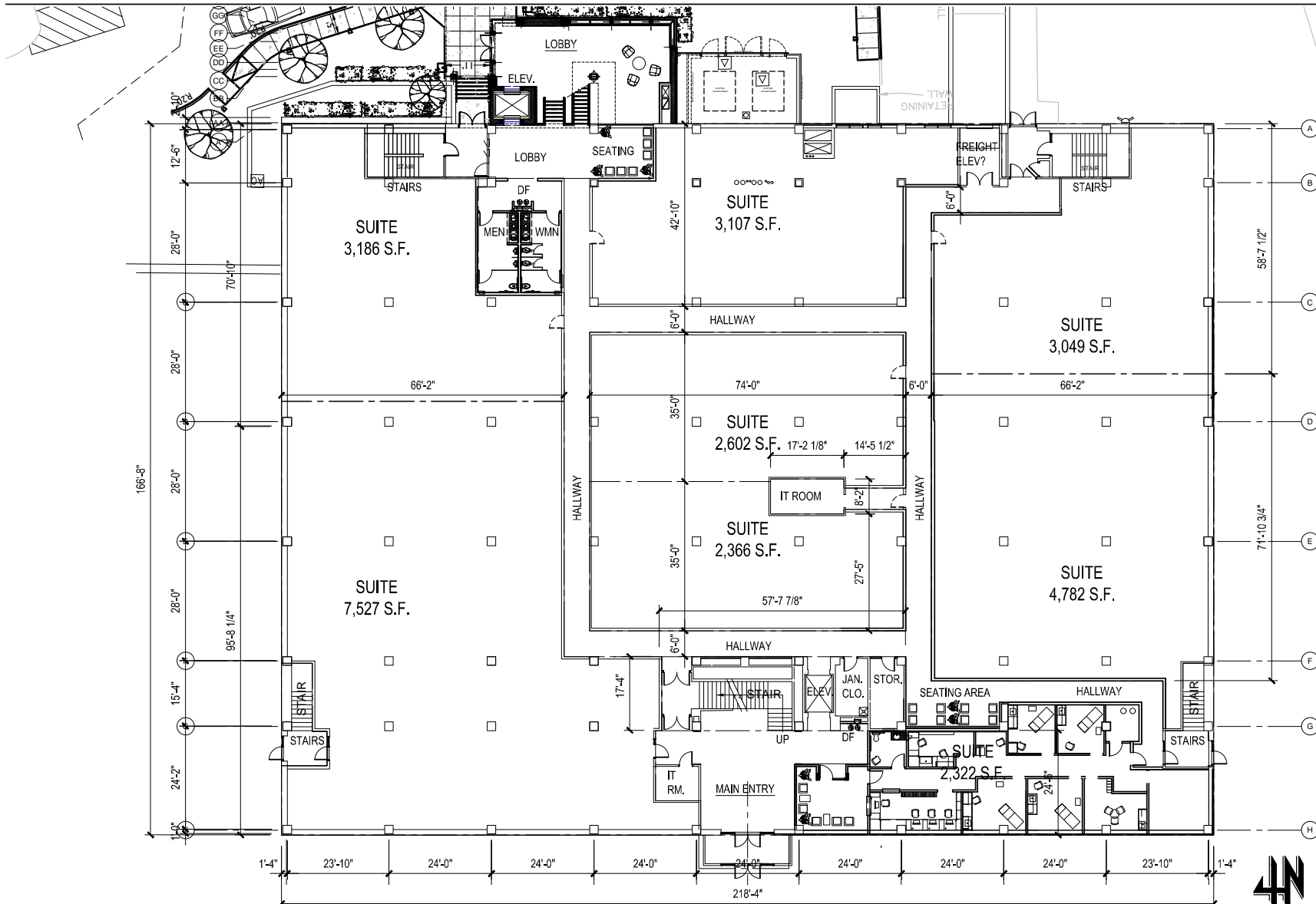
Creating positive impact for you.

SAMPLE SPACE PLAN



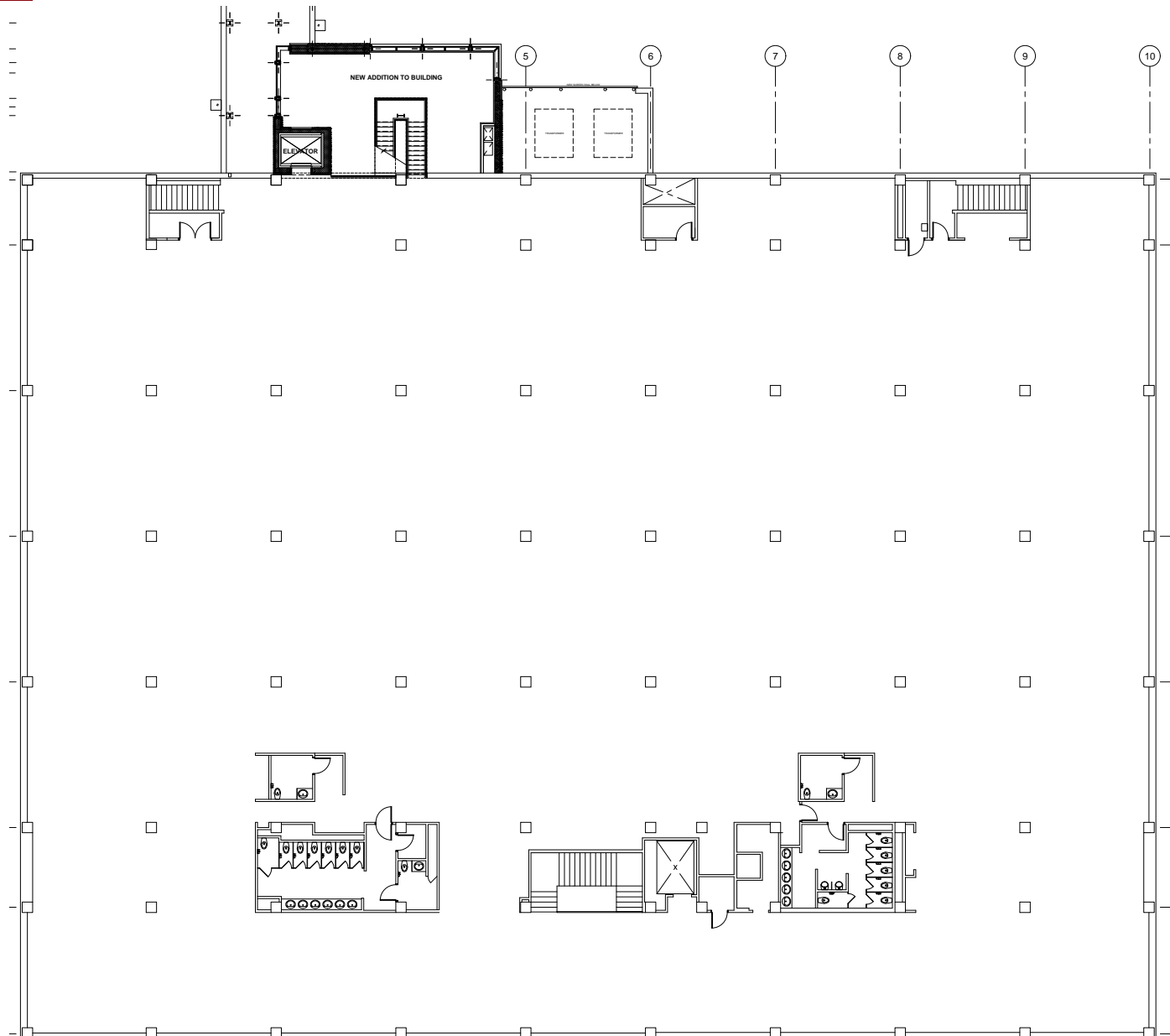


FIRST FLOOR | 36,000 SF

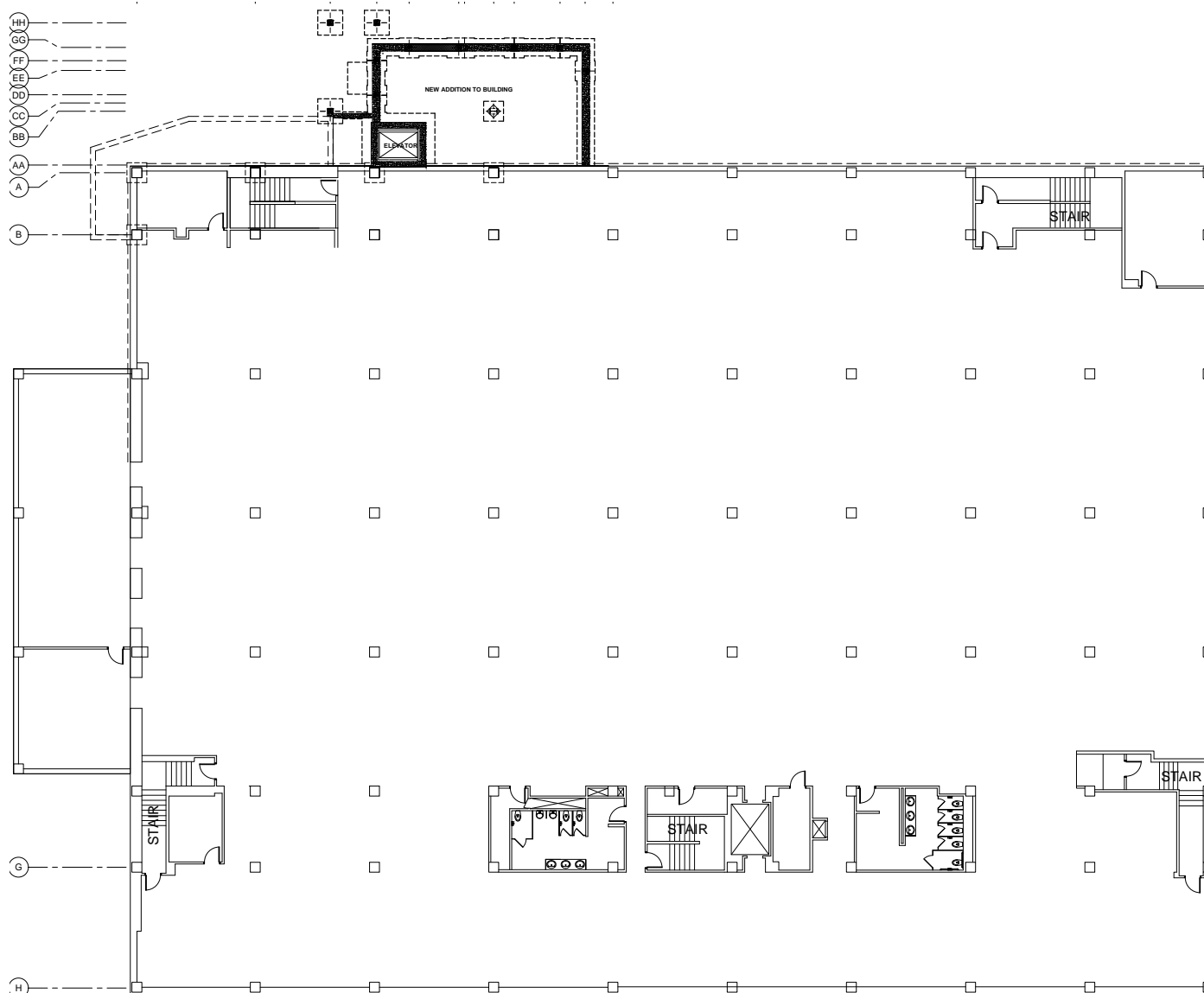




SECOND FLOOR

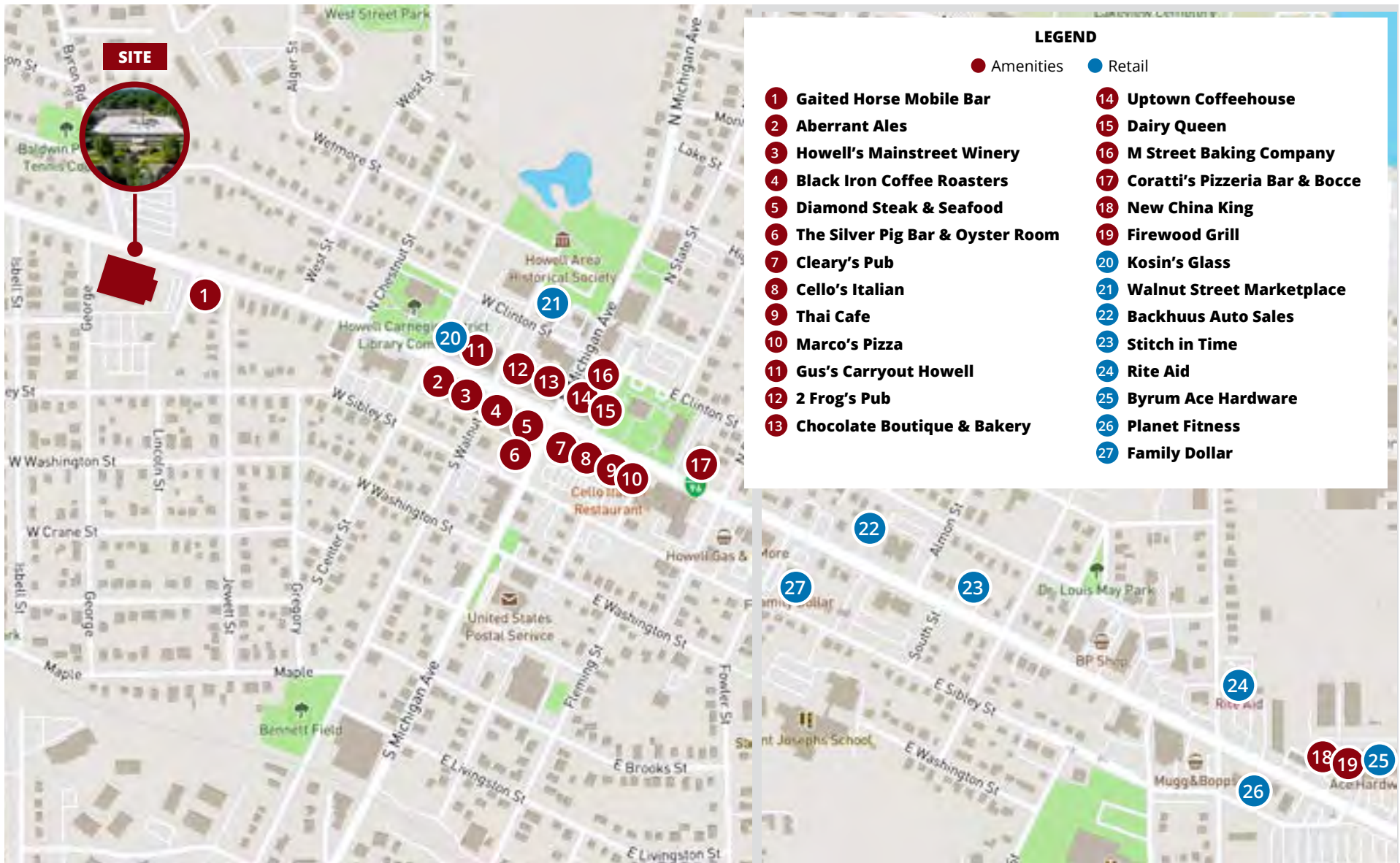


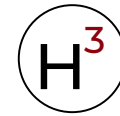
TERRACE FLOOR





The right location for your practice.





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**Let's
talk.**



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