



FOR SALE

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FOR SALE

24381 Orchard Lake

24381 Orchard Lake Road Farmington Hills, MI 48336



Sale Price: \$1,200,000.00

DESCRIPTION

Fully renovated Medical Office Building along Orchard Lake Road, set back from the road creating a peaceful setting.

PROPERTY HIGHLIGHTS

- 10,000 SqFt Medical Office Building (Includes approximately 5,000 square foot Usable Basement).
- Located along Orchard Lake Rd (20,000+ Cars Per Day) - Large 1.26 Acre Lot.
- Completely Renovated Interior - Luxury Vinyl Plank & Ceramic Tile.
- Fully Renovated Basement w/ Kitchen and Full Bath (Jacuzzi Tub).
- Multiple HVAC Zones, Full Building Sprinkler and Security System, Backup Generator.
- Multiple Points of Entry for Potential Multi-tenant Configuration.



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BUILDING INFORMATION

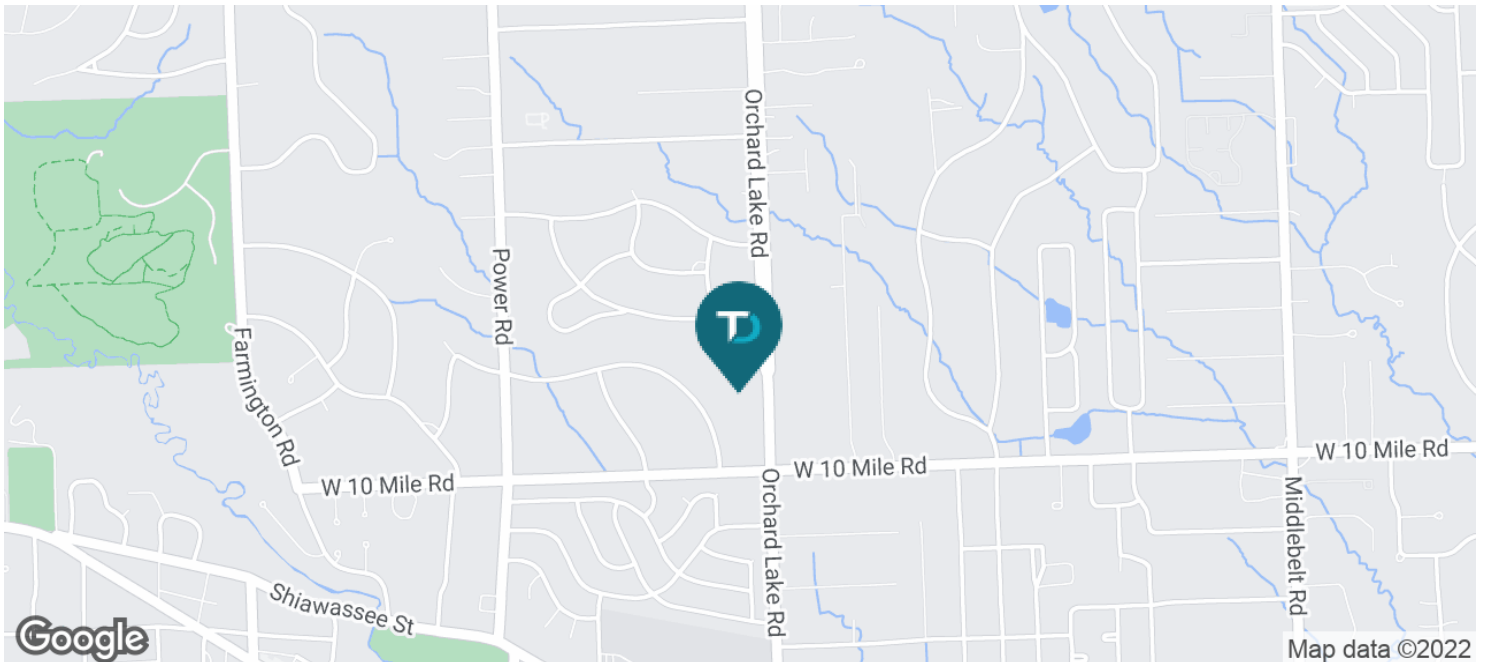
SALE PRICE:	\$1,200,000.00
Price/SF:	\$120.00
Building Size:	10,000 SF (Includes approximately 5000 SF usable basement).
Year Built:	2002; Renovated in 2015
Number of Floors:	1
Utilities:	Municipal Water & Sanitary Sewer
Parking Spaces:	27

PROPERTY INFORMATION

Lot Size:	1.26 Acres
Property Type:	Office/Medical
Taxes:	2022 Summer - \$8,655.12 2021 Winter - \$2,562.89
Zoning	OS-2 (Office Service 2)
Traffic Count:	Orchard Lake = 20,014 W 10 Mile Road = 9,663
Legal Description:	T1N, R9E, SEC 22 FARMINGTON HILLS SUB LOT 1
APN:	23-22-476-040

LOCATION INFORMATION

Located just south of I-96 along Orchard Lake Road.



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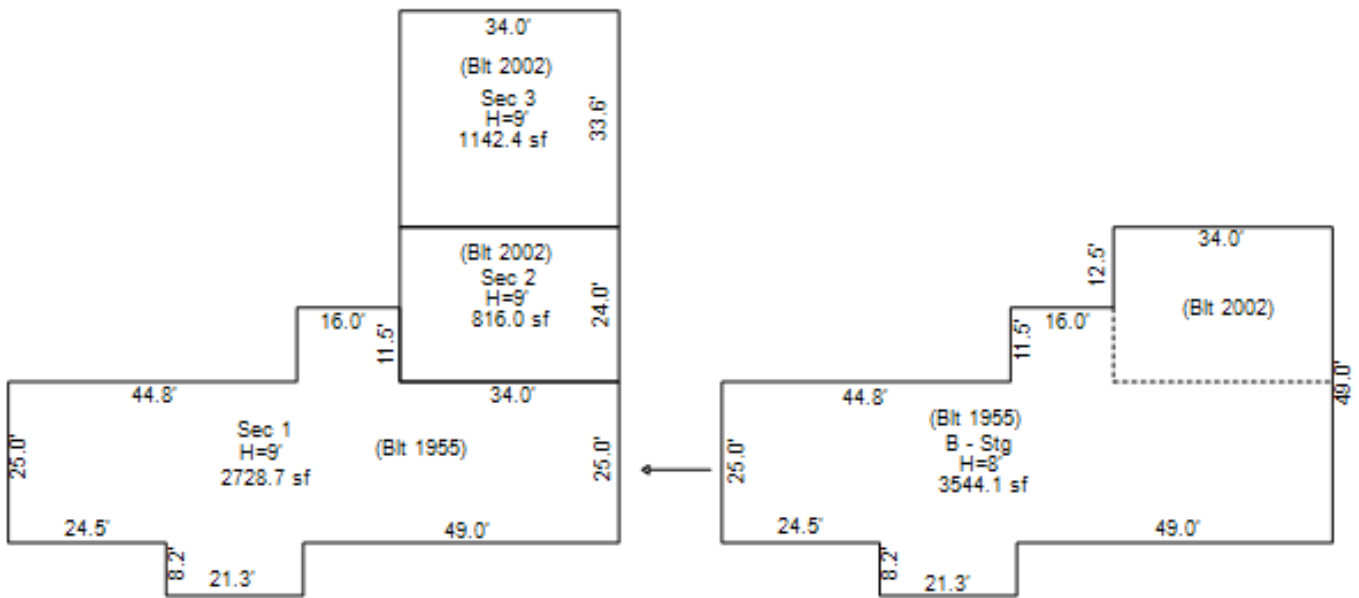
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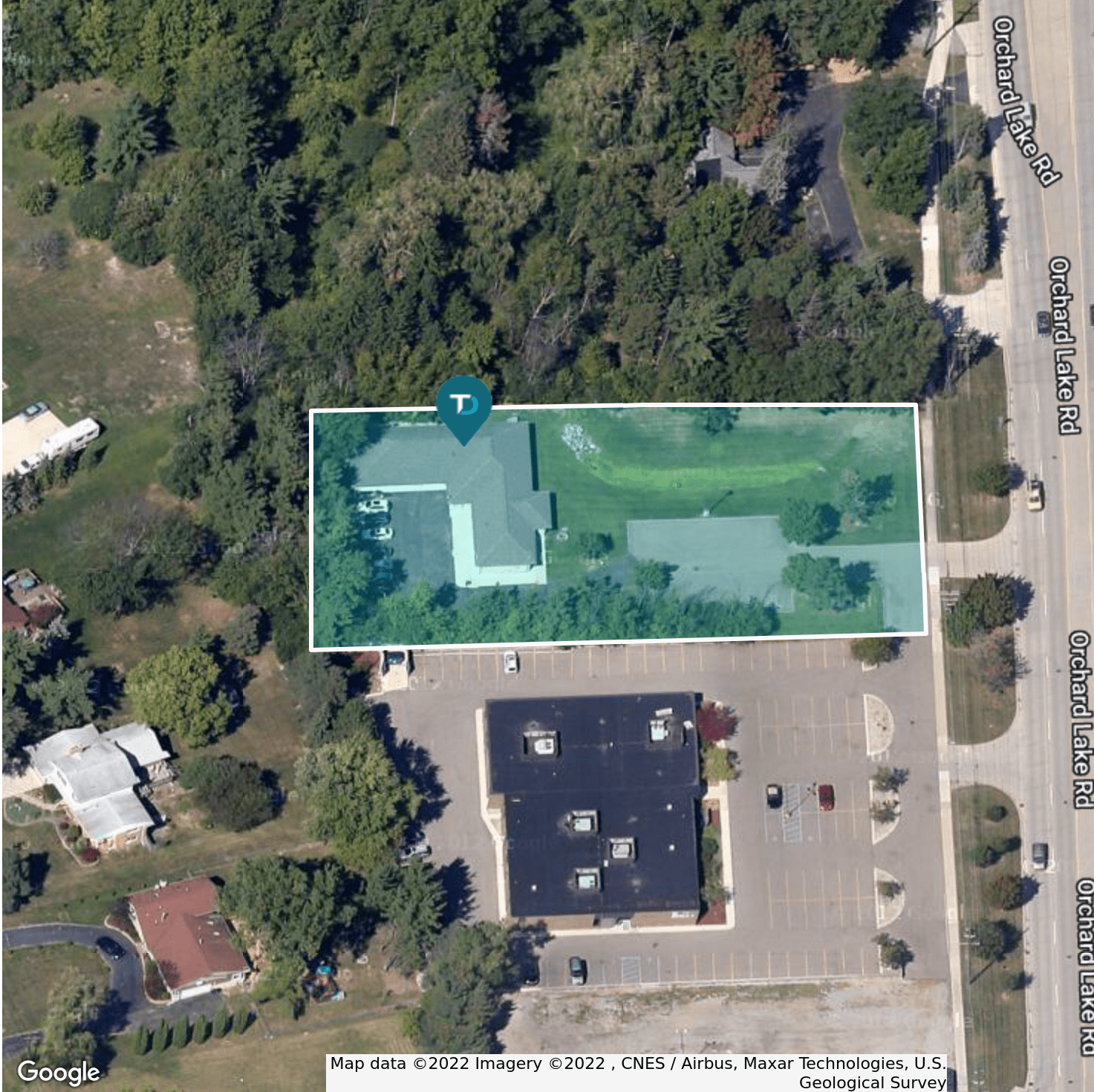
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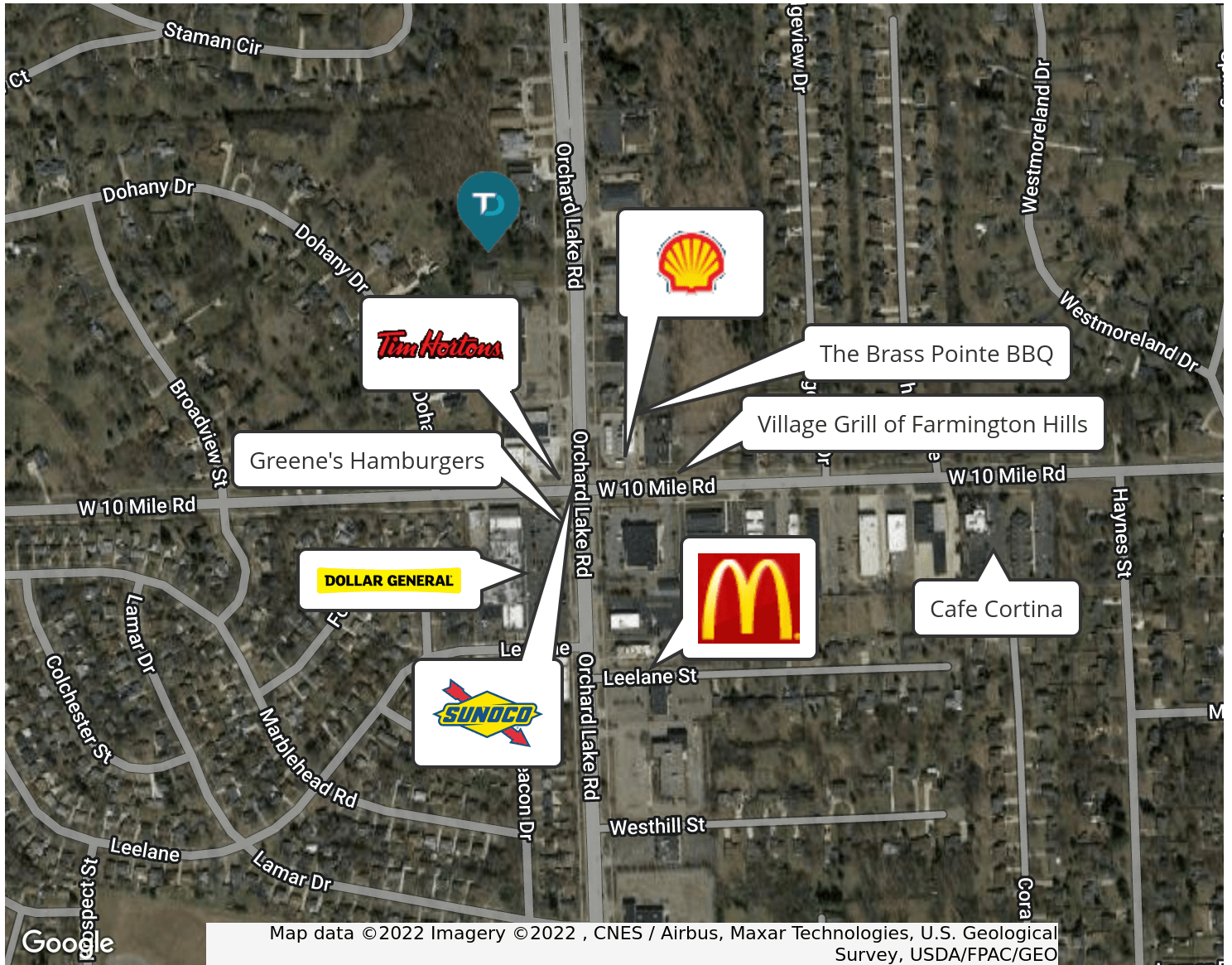
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DEMOGRAPHIC INFORMATION

0.5 MILES

1 MILE

1.5 MILES

	0.5 MILES	1 MILE	1.5 MILES
Total population	1,700	7,385	17,256
Median age	42.4	41.7	42.6
Total households	696	3,073	7,660
Average HH income	\$121,788	\$104,201	\$97,214
Average house value	\$229,748	\$220,289	\$203,345

