

Office Space for Lease

440 E Congress, Detroit, MI 48226

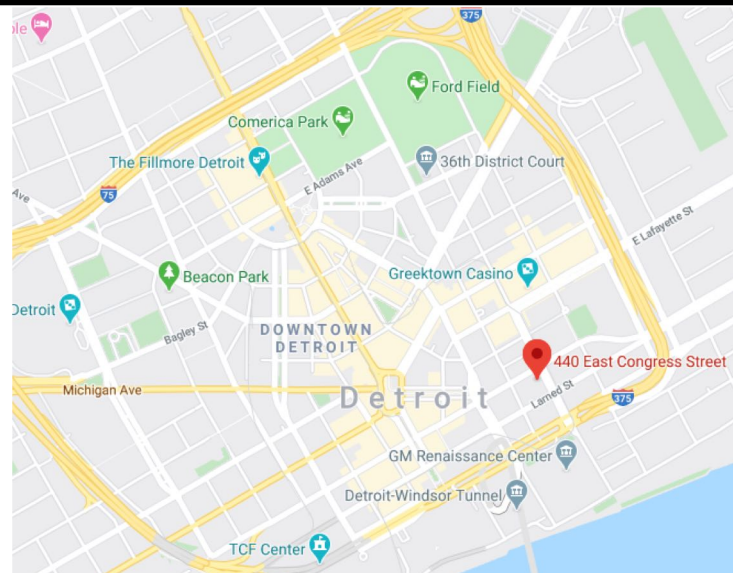
GREATER DEVELOPMENT

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MANAGEMENT AND INVESTMENT



Highlights:

- 50,00 square feet of leasable office space offered at 25,000 SF to 50,000 SF.
- Located in the Central Business District with a close proximity to major highways, popular retail and restaurants, a desirable location to work
- Up to 250 parking spaces available for lease. 90 indoor spaces and 150 outdoor spaces contiguous to the office space.



For More Information Contact:

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440 E Congress is an existing office building two blocks away from Campus Martius and the Renaissance Center. The building is located near major highways and is surrounded by popular retail, office, and event centers. This is a desirable location to work as it is walkable to many attractions. The building is offered at 25,000 SF to 50,000 SF at \$24 / SF NNN. 250 parking spaces will be an option to lease as well at \$300 per month indoor (90 spaces) and \$270 per month for outdoor (150 spaces).

Lease Rate per Square Foot	\$24.00
Lease Type	NNN
Square Footage Available	25,000 - 50,000

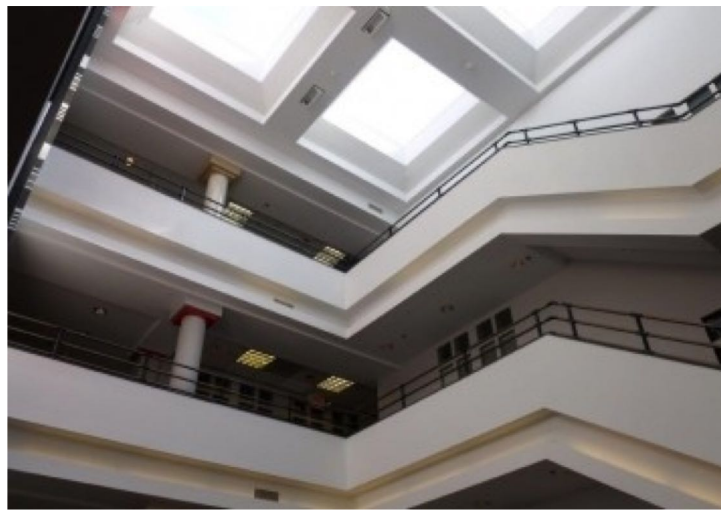
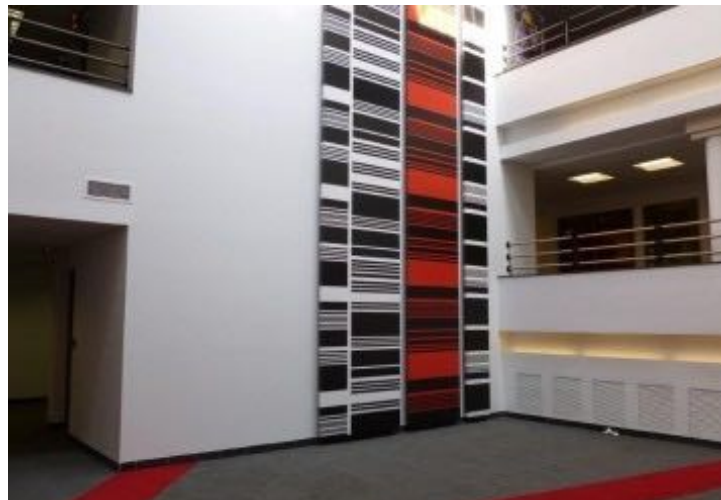
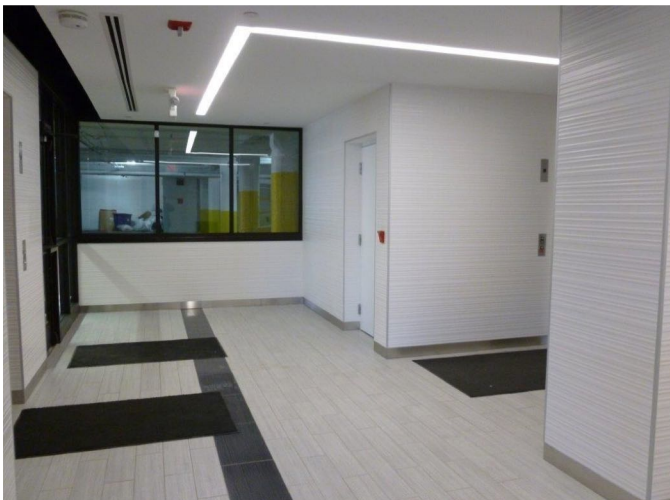
Tenant responsible for property taxes, property insurance, maintenance, and utilities

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Interior Photos



Lease Rate per Square Foot	\$24.00
Lease Type	NNN
Square Footage Available	25,000 - 50,000
Indoor Parking Spaces Available	90
Indoor Parking Space Monthly Rate	\$300
Outdoor Parking Spaces Available	150
Outdoor Parking Monthly Rate	\$270

Tenant responsible for property taxes, property insurance, maintenance, and utilities

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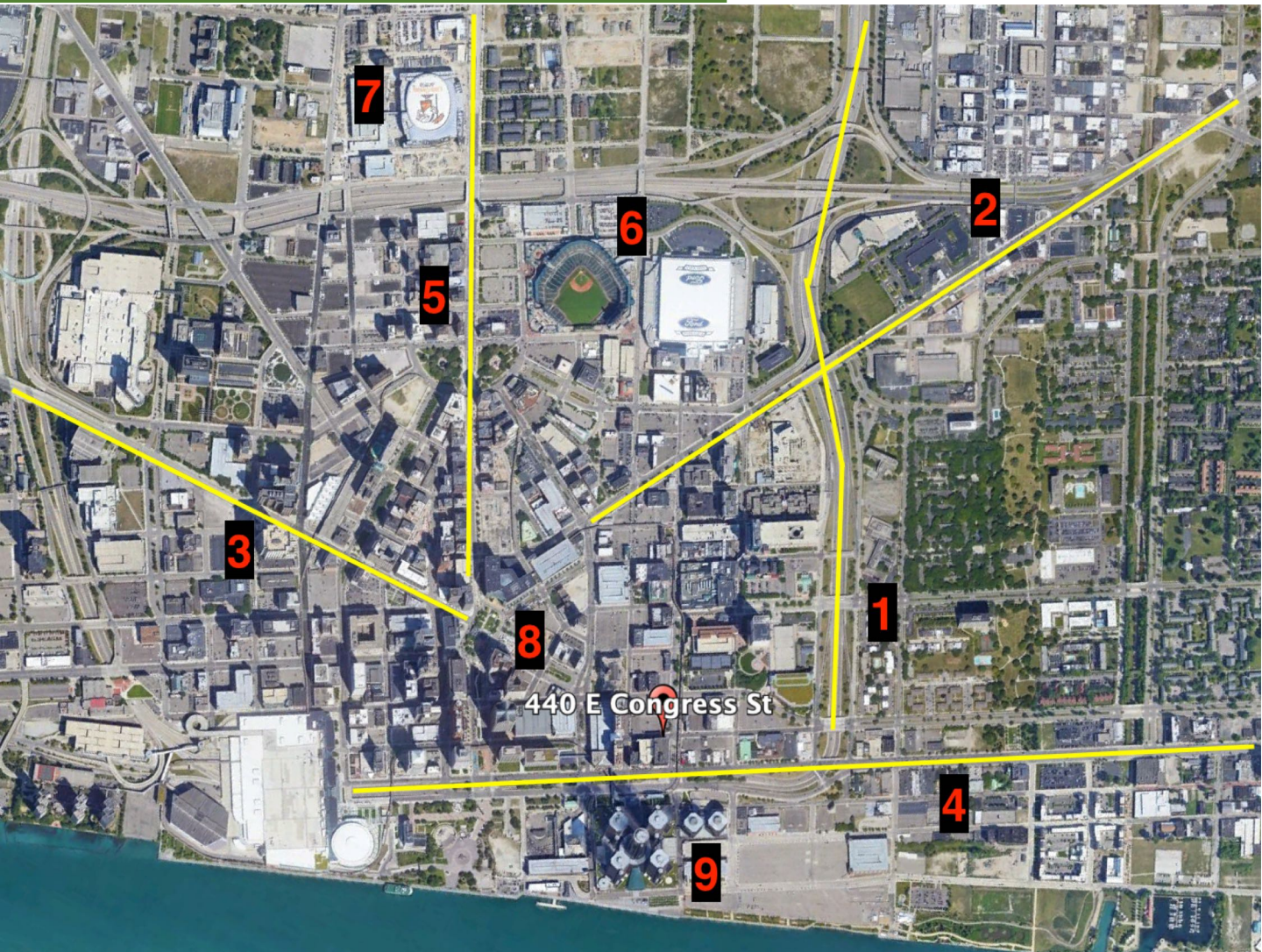
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Major Highways

1. Highway 375 to Highway 75
2. Gratiot Avenue
3. Michigan Avenue
4. East Jefferson Avenue
5. Woodward Avenue

Major Attractions

6. Comerica Park / Ford Field
7. Little Caesars Arena
8. Campus Martius
9. GM Renaissance Center

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