



FOR LEASE

22341 W. 8 Mile Rd

Detroit, MI 48219

FORMER DMC MOB UNDER RENOVATION / DEVELOPMENT

Area Available

Entire First Floor available multiple suites defined below & all contiguous

Rental Rate

\$16.00/SF Gross + Utilities

Signage

W. 8 Mile Road

Property Highlights

- 53,629 SF Medical Office Building
- Now owner occupied (entire 2nd floor Wow Dental)
- Newly renovated common areas
- New ADA complaint elevator 2024 and mechanical systems
- On-site management and security
- Centrally located within the Detroit metropolitan marketplace, easily accessible to all major hospital systems and major freeways
- Excellent turnkey 2nd generation and ADA compliant medical suites
- Immediately available suites conducive for most medical uses
- Ample on-site and covered parking available
- New parking to be delivered in 2025
- Fully functional and built out lower level for ancillary uses and storage
- Tenant Improvement Packages available
- Full 5% commission to procuring brokers

For information, please contact:

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NEWMARK

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Suite 1 – 5,118 RSF – Urgent Care

13+ exam rooms with plumbing; Large waiting area and reception; Procedure, lab and trauma rooms; 3 restrooms within suite; Spacious medical corridors & circular flow

Suite 2 – 1,445 RSF - Pharmacy

Turnkey infrastructure in place

Suite 3 – 3,972 RSF

Blood draw lab; X-ray room, supply and archive rooms; Exam and offices, dressing rooms; 3 restrooms in suite

Suite 4 – 2,653 RSF – NW Corner Suite

Pediatric and Primary Care; 8+ exam rooms and large reception / waiting room

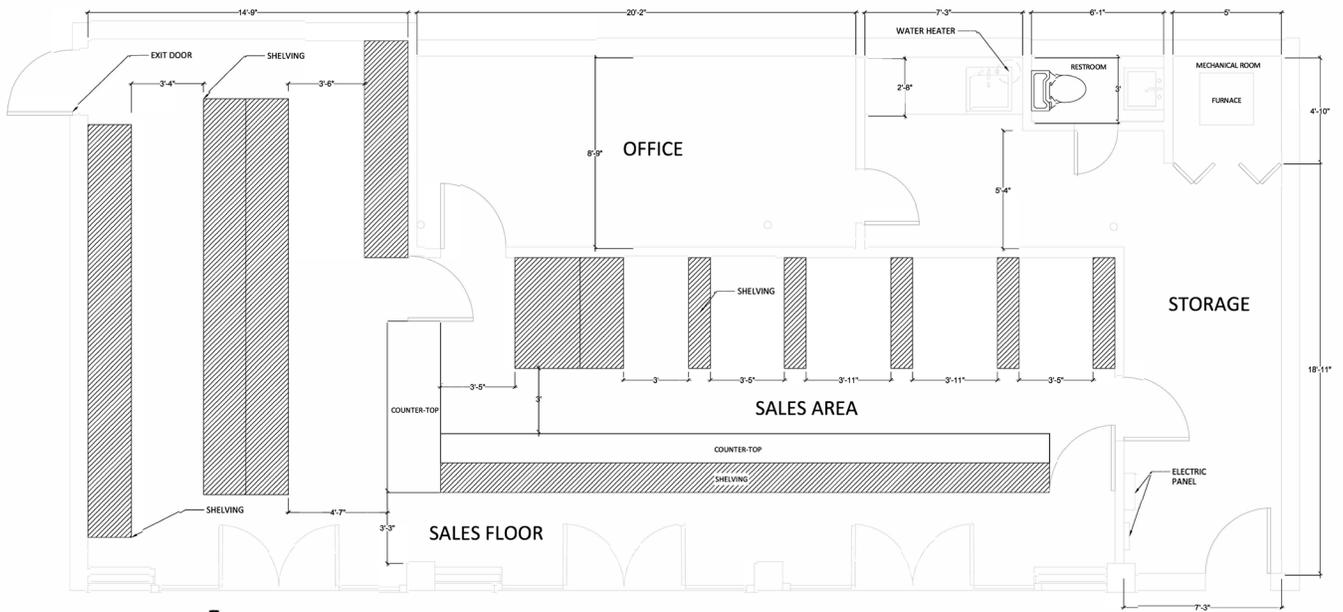
Suite 5 – 3,116 RSF – NE Corner Suite

OBGYN; Very nice reception, lab and circular flow; 8 exam rooms, lab, 3 restrooms









FLOOR PLAN
SCALE: 1/2" = 1'-0"

THE DRAWINGS PROVIDED ARE FOR REFERENCE ONLY AND WERE BASED ON EXISTING DRAWINGS.

