



EXQUISITELY REMODELED OFFICE BUILDING

2488 GOLFSIDE RD, Ann Arbor, MI 48108

William Eddy

General Equity Group, LLC
3 Shipman Circle, Ann Arbor, M 48104
williameddy@williameddy.com
(734) 645-0999



EXQUISITELY REMODELED OFFICE BUILDING

\$17 /SF/Year

EXQUISITELY REMODELED OFFICE PROPERTY LOCATED NEAR ST JOE HOSPITAL. PERFECT FOR MEDICAL OFFICE, INSURANCE, CPA, ATTORNEY, CLINIC, HAIR SALON. PROPERTY HAS LARGE BRICKED PATIO AREA OVERLOOKING POND. SITE IS ALSO GREAT FOR REDEVELOPMENT.

Total Space Available: 4,500 SF

Rental Rate: \$17 /SF/Year

Min. Divisible: 1,000 SF

Property Type: Office

Property Sub-type: Office Building

Building Size: 4,500 SF

Building Class: B

Lot Size: 3.50 AC



Space 1

Space Available	4,500 SF
Rental Rate	\$17 /SF/Year
Space / Lot Type	Office Building
Min. Divisible	1,000 SF
Lease Type	NNN
Date Available	May 2015
Lease Term	60 Months
No. Parking Spaces	20

1st & 2nd Floors = 3500 s/f (+/-) Finished Basement/Lower Level = 1000 s/f (+/-)



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NEAR ST JOE HOSPITAL, EASTERN MICHIGAN, WASHTENAW COMMUNITY COLLEGE,
FREEWAYS, SHOPPING & RESTAURANTS.





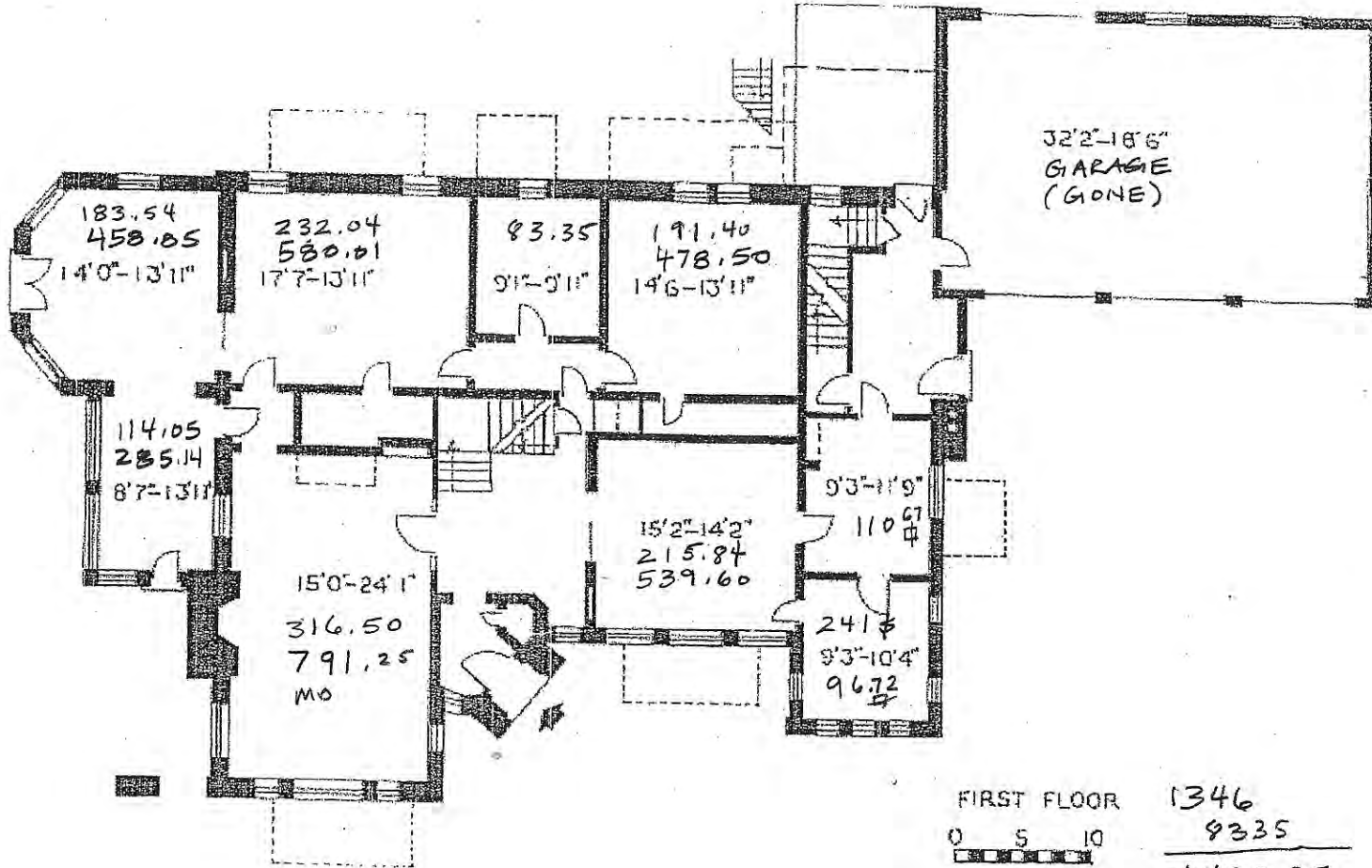






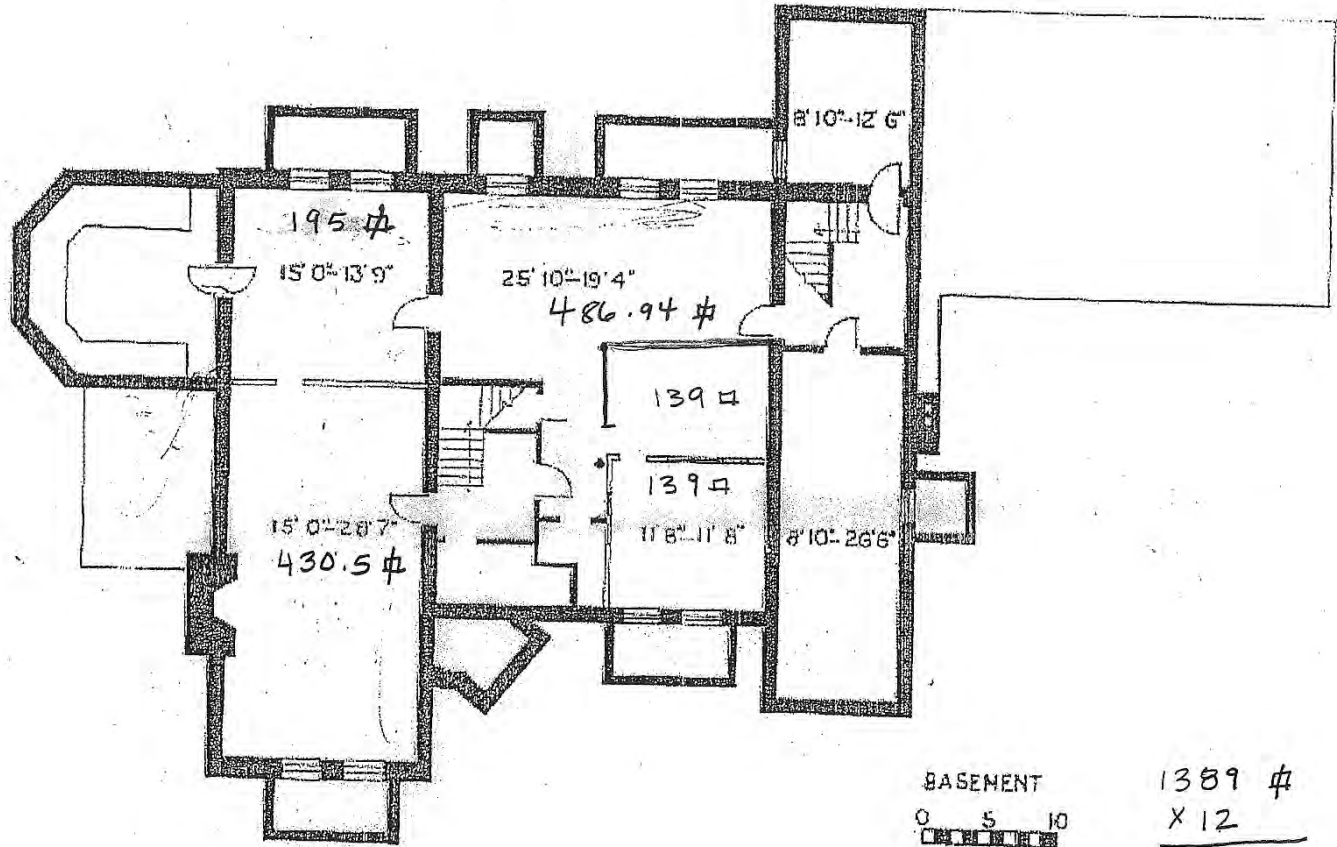


EXECUTIVE OFFICE SUITES



FIRST FLOOR
0 5 10
2226 SQ. FT

	1346
	9335
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	1429.35
	X 30
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	42,880.69 YL
1	3573.39 MO
2	2269.05 NNN
B	1389.00
T	7231.44

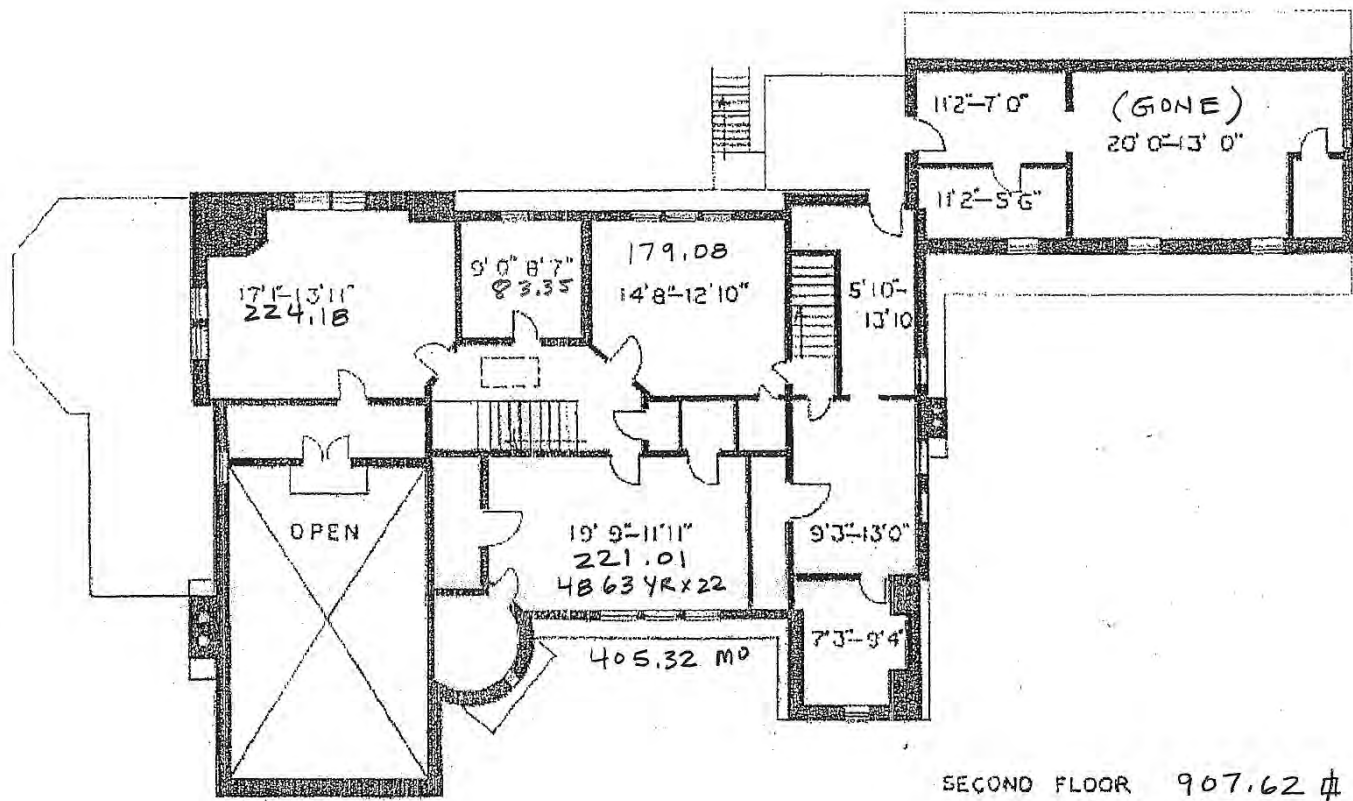


BASEMENT
 0 5 10
 1615 SQ FT

1389 #
 X 12

 16,668 YR
 ÷ 12

 1389 MO



SECOND FLOOR 907.62 #
 0 5 10
 1407 SQ FT X 30
 27228.60 YR
 ÷ 12L
 2269.05 MO