



# COMERICA

## BANK TOWER

### OWNER/ LANDLORD

Slate Asset Management

### LEASING COMPANY

Stream Realty Partners  
Rhett Miller  
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Patrick Cruz  
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Sam Bass  
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### MANAGEMENT COMPANY

Stream Realty Partners  
Melissa Graham  
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### BUILDING AREA

1,552,363 SF

### YEAR BUILT

1987

### FLOOR SIZES

+/- 24,000 SF

### FLOOR LOADS

50 PSF

### PARKING

2:1,000  
Comerica Contract Parking (+ tax)  
\$200/month Non-reserved  
\$320/month Reserved

Elm Street Contract Parking (+ tax)  
\$120/month Non-reserved  
\$230/month Reserved

### SECURITY

On-site 24/7  
Card access on all entries and elevators

### ELECTRICAL

Served by redundant dual power grids  
Supplied by dual power stations

### HVAC

4200 tons of fentrigal chilled water  
for cooling and heating

### EMERGENCY POWER

Fire/Life Safety - 1650 kva generator

### ELEVATORS

24 Fujitec Passenger Elevators  
2 Fujitec Service Elevators

### BUILDING HOURS

Monday-Friday: 7:00 am - 6:00 pm  
Saturday: 8:00 am - 1:00 pm

### BUILDING ACCESS

24/7

### AFTER HOURS HVAC

\$45 hour

### ELECTRICITY ESTIMATES

\$1.76 RSF

### OPERATING EXPENSE ESTIMATES

\$9.83 RSF

### LEED/ENERGY STAR/GREEN INITIATIVES

LEED certified

### TELECOM

Telecom Providers Include: AT&T, Cogent, Logix  
Communication, MCI Metro Access, Time Warner,  
Verizon, CenturyLink, Zayo

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