

23900 ORCHARD LAKE ROAD

23900 ORCHARD LAKE ROAD | FARMINGTON HILLS, MI 48336

Medical Office For Sale/Lease



PROPERTY HIGHLIGHTS

- ±10,812 SF medical office building for sale or lease
- Available space on the second floor and basement – 5,406 SF each
- Basement space is excluded from total building square footage
- Curb cuts on Orchard Lake Road and Leelane Street
- Ample parking in front of and behind the property
- Building and monument signage available



DAVID JAPPAYA
248.851.8900
djappaya@kjcre.com

GABRIEL STANAJ
248.851.8900
gstanaj@kjcre.com

30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.



23900 ORCHARD LAKE ROAD

23900 ORCHARD LAKE ROAD | FARMINGTON HILLS, MI 48336

Medical Office For Sale/Lease

OFFERING SUMMARY

Sale Price:	\$1,500,000
Lease Rate:	\$8 - 12.00 PSF, Modified Gross
Parcel:	22-23-26-102-038
Zoning:	OS-2, Planned Office
Year Built:	1973
Land Size:	0.84 Acres
Building Size:	10,812 SF
Parking:	±92

AVAILABLE SPACES

SIZE (SF)

Basement:	5,406 SF
Second Floor:	5,406 SF

TAXES

Winter 2025:	\$4,879.40
Summer 2025:	\$15,708.57
Total:	\$20,587.97

PROPERTY DESCRIPTION

±10,812 SF medical office building for sale or lease. Available space on the second floor and basement – 5,406 SF each; basement space is excluded from the total building square footage. The property offers curb cuts on Orchard Lake Road and Leelane Street, ample parking in front of and behind the building, and building and monument signage.

LOCATION DESCRIPTION

Located on the east side of Orchard Lake Road just south of W. 10 Mile Road in Farmington Hills, MI.

CURRENT OCCUPANCY

BMC Urgent Care

SURROUNDING BUSINESSES

Real Taco Express, 2 Roses Family Restaurant, Uncle Andy's Pizza, Al- Haramain International Food, Farmington Nail Spa, Never Forgotten Bakery, Dollar General, Farmington Martial Arts, Greene's Burgers, Sunoco, Tim Horton's, Deccan Bawarchi Indian Cuisine, Jimmy John's, Village Grill of Farmington Hills, Walgreen's, Sherwin Williams and many other local and national tenants.

TRAFFIC (VEHICLES PER DAY)

Orchard Lake Road	21,179
(2WAY/ADT/CoStar 2024)	



DAVID JAPPAYA
248.851.8900
djappaya@kjcre.com

GABRIEL STANAJ
248.851.8900
gstanaj@kjcre.com



23900 ORCHARD LAKE ROAD

23900 ORCHARD LAKE ROAD | FARMINGTON HILLS, MI 48336

Medical Office For Sale/Lease



DAVID JAPPAYA
248.851.8900
djappaya@kjcre.com

GABRIEL STANAJ
248.851.8900
gstanaj@kjcre.com

30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.



23900 ORCHARD LAKE ROAD

23900 ORCHARD LAKE ROAD | FARMINGTON HILLS, MI 48336

Medical Office For Sale/Lease



DAVID JAPPAYA
248.851.8900
djappaya@kjcre.com

GABRIEL STANAJ
248.851.8900
gstanaj@kjcre.com

30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.



23900 ORCHARD LAKE ROAD

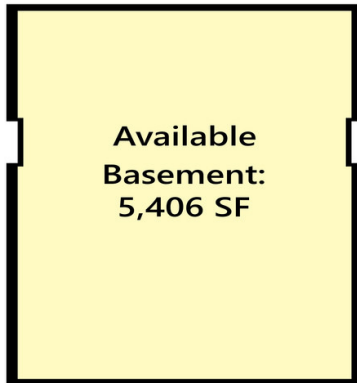
23900 ORCHARD LAKE ROAD | FARMINGTON HILLS, MI 48336

Medical Office For Sale/Lease



LEELANE STREET

ORCHARD LAKE ROAD



±10,812 SF
Medical Office
Building



DAVID JAPPAYA
248.851.8900
djappaya@kjcre.com

GABRIEL STANAJ
248.851.8900
gstanaj@kjcre.com

30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

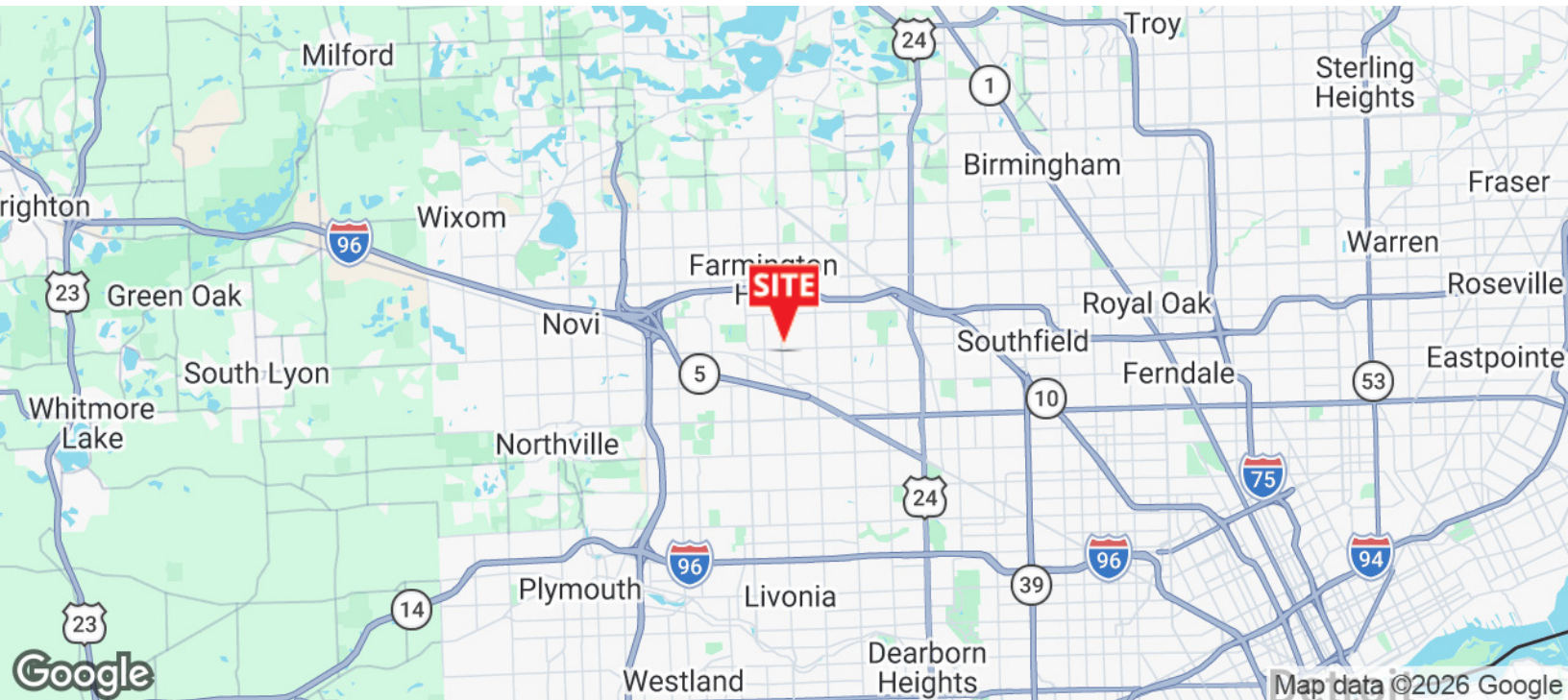
Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.



23900 ORCHARD LAKE ROAD

23900 ORCHARD LAKE ROAD | FARMINGTON HILLS, MI 48336

Medical Office For Sale/Lease



DAVID JAPPAYA
248.851.8900
djappaya@kjcre.com

GABRIEL STANAJ
248.851.8900
gstanaj@kjcre.com

30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

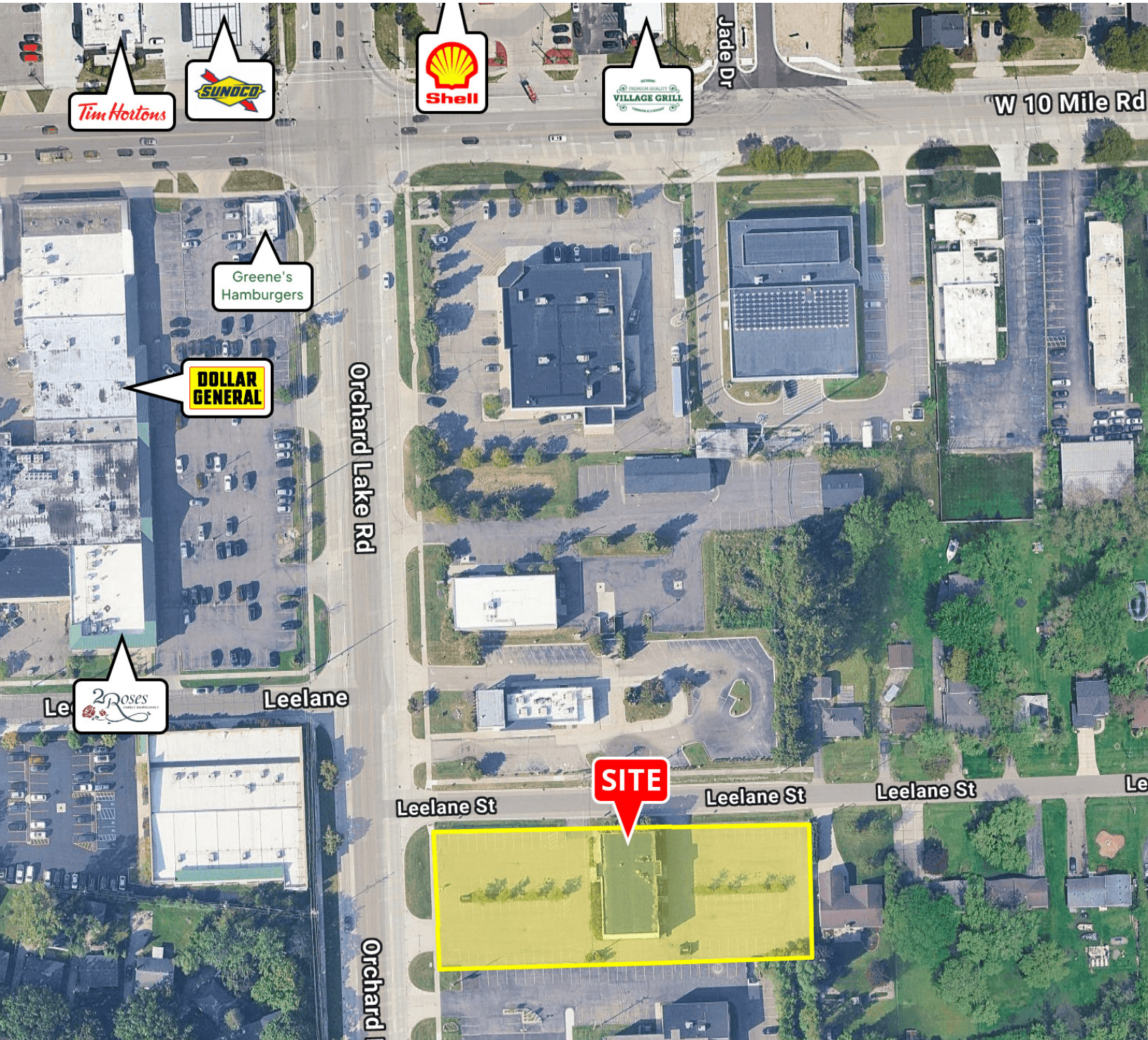
Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.



23900 ORCHARD LAKE ROAD

23900 ORCHARD LAKE ROAD | FARMINGTON HILLS, MI 48336

Medical Office For Sale/Lease



DAVID JAPPAYA
248.851.8900
djappaya@kjcre.com

GABRIEL STANAJ
248.851.8900
gstanaj@kjcre.com

30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.



23900 ORCHARD LAKE ROAD

23900 ORCHARD LAKE ROAD | FARMINGTON HILLS, MI 48336

Medical Office For Sale/Lease



DAVID JAPPAYA
248.851.8900
djappaya@kjcre.com

GABRIEL STANAJ
248.851.8900
gstanaj@kjcre.com

30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

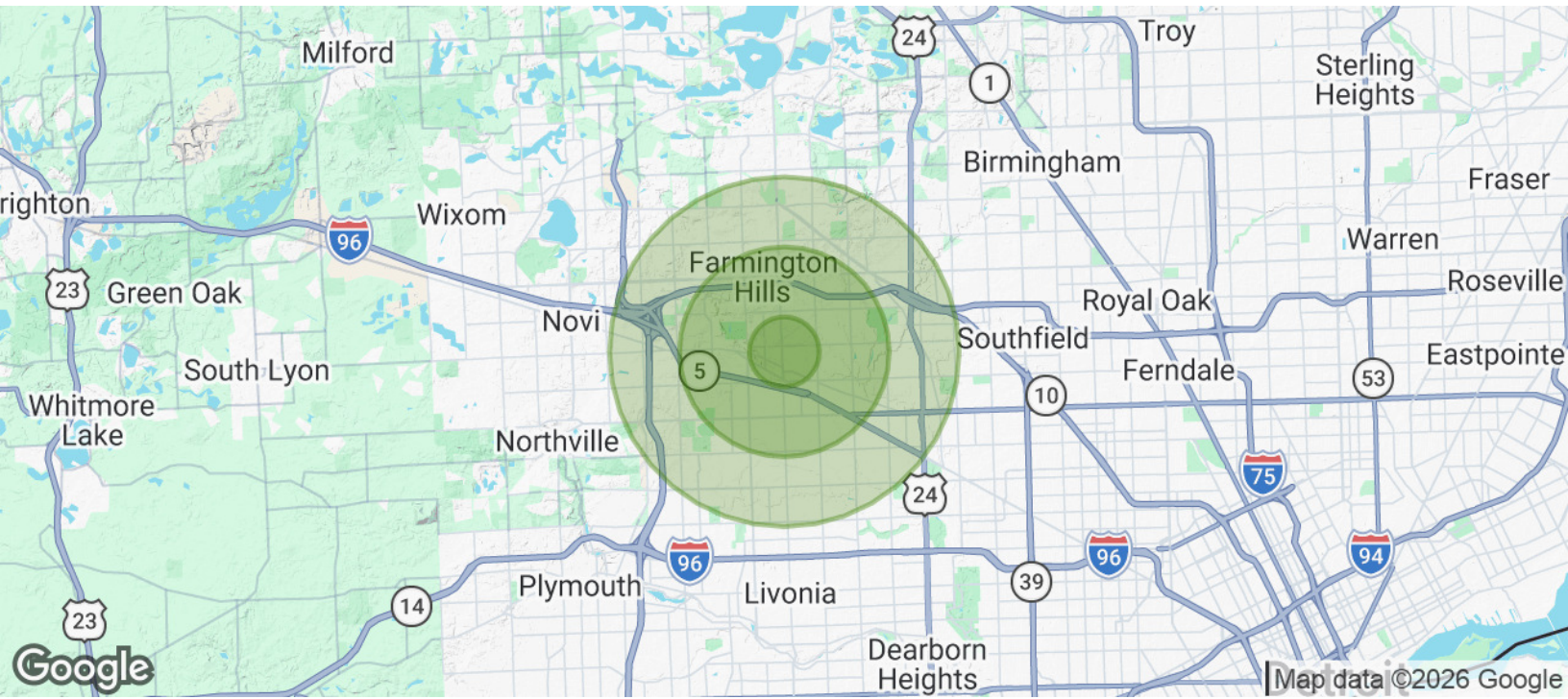
Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.



23900 ORCHARD LAKE ROAD

23900 ORCHARD LAKE ROAD | FARMINGTON HILLS, MI 48336

Medical Office For Sale/Lease



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	8,868	79,079	208,455
Average Age	44.3	43.7	44.6
Average Age (Male)	40.3	41.1	42.6
Average Age (Female)	47.5	45.4	46.5
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,833	34,851	90,275
# of Persons per HH	2.3	2.3	2.3
Average HH Income	\$114,534	\$109,934	\$112,048
Average House Value	\$253,897	\$282,102	\$297,251

2023 American Community Survey (ACS)



DAVID JAPPAYA
248.851.8900
djappaya@kjcre.com

GABRIEL STANAJ
248.851.8900
gstanaj@kjcre.com

30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.

