



**SIGNATURE ASSOCIATES**  
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## Office For Sale

**Property Name:** Medical Arts Building  
**Location:** 13700 Woodward Avenue  
**City, State:** Highland Park, MI  
**Cross Streets:** E. Grand Boulevard  
**County:** Wayne

### BUILDING SIZE / AVAILABILITY

<b>Total Building Sq. Ft.:</b> 34,488	<b>Total Available Sq. Ft.:</b> 34,488	<b>Class:</b> C
<b>Typical Floor Plate:</b> 4,311	<b>Min / Max Cont. Sq. Ft.:</b> 34,488 / 34,488	<b>No. of Floors:</b> 8

### PROPERTY INFORMATION

<b>Zoning:</b> CBD Downtown	<b>Parking:</b> Fenced/Paved
<b>Exterior Construction:</b> N/A	<b>Power:</b> N/A
<b>Structural System:</b> N/A	<b>Security Systems:</b> No
<b>Roof:</b> N/A	<b>Restrooms:</b> Yes
<b>Floors / Covering:</b> N/A / N/A	<b>Sprinklers:</b> No
<b>Heating:</b> Gas	<b>Signage:</b> N/A
<b>Air-Conditioning:</b> Yes	<b>Delivery Area:</b> N/A
<b>Ceiling Height:</b> 11'	<b>Date Available:</b> Immediate
<b>Year Built:</b> 1925 (Retrofit: 1960)	<b>Acreage:</b> 0.292

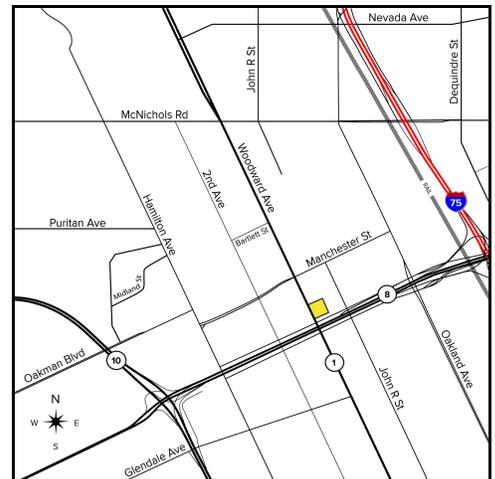
**Current Tenants:**

### PRICING INFORMATION

<b>Sale Price:</b> \$3,448,800 (\$100.00/sqft)	<b>Total Taxes:</b> \$5,813.83 (2024)	<b>Deposit:</b> N/A
<b>Options:</b> N/A	<b>Impr Allowance:</b> N/A	
<b>Parcel #:</b> 43-008-09-0010-000		

### Tenant Responsibility:

**Comments:** 8-Story office building with basement. 13714 Woodward Avenue NOT INLCUED in the sale.



**Broker:** SIGNATURE ASSOCIATES

### Agent(s):

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