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Office For Lease

Property Name: Princeton Building
Location: 26600 Telegraph Road
City, State: Southfield, MI
Cross Streets: Northwestern Highway
County: Oakland

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.:	108,634	**Total Available Sq. Ft.:**	31,446	**Class:**	B
Typical Floor Plate:	24,500	**Min / Max Cont. Sq. Ft.:**	6,946 / 24,500	**No. of Floors:**	4

PROPERTY INFORMATION

Zoning:	RC	**Parking:**	4/1,0000 (50 Covered Spaces)
Exterior Construction:	Precast	**Power:**	Full Back-up Generator
Structural System:	Steel	**Security Systems:**	Yes
Roof:	Rubber	**Restrooms:**	Yes
Floors / Covering:	Concrete / Carpet/Tile	**Sprinklers:**	Yes
Heating:	Forced Air	**Signage:**	Ground
Air-Conditioning:	100%	**Delivery Area:**	Yes
Ceiling Height:	8'6"	**Date Available:**	Immediate
Year Built:	1972 (Retrofit: 2012)	**Acreage:**	5.12

Current Tenants: Princeton Enterprises. Alteris Group

PRICING INFORMATION

Lease Rate:	$18.50 G+E	**Rentable/Usable:**	Rentable	**Impr Allowance:**	TBD
Lease Term:	5 Year Min.	**Total Taxes:**	$1.46/psf (2025)	**Deposit:**	N/A
Options:	N/A	**Parcel #:**	76-24-20-226-017		

Tenant Responsibility: Suite Electric

Comments: Impressive modern space in headquarters quality building. Fully finished and move-in ready. Security guard, fitness center, open spaces, executive offices, conference rooms, glass walls and premium finishes. Furniture available for plug-n-play. Full back-up generator. 12 covered executive parking spaces. Ideal location with instant access to M-10, I-696 and Telegraph Road. Only 20 minutes to Downtown Detroit, 30 minutes to DTW.



Broker: **SIGNATURE** ASSOCIATES

Agent(s):
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Information is subject to verification and no liability for errors or omissions is assumed. Price and terms are subject to modification.