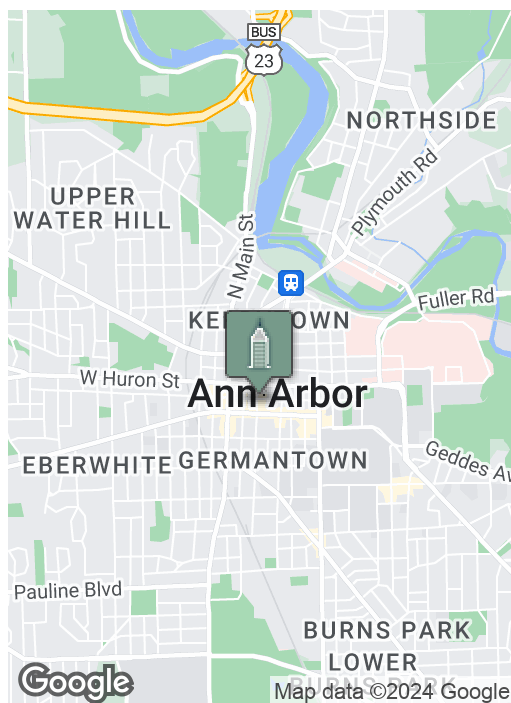


Downtown Class A Office Suites

301 E. LIBERTY ST., ANN ARBOR, MI 48104



FOR LEASE



SUMMARY

Lease Rate:

\$29.50 SF/yr
plus utilities

Available SF:

3,643 - 9,604 SF

Zoning:

D1

PROPERTY OVERVIEW

Located in the heart of downtown at the corner of Liberty Street and Fifth Avenue, this building is a prime location in Ann Arbor's Central Business District. Walking distance from dozens of downtown retail, restaurants and U of M Campus. Easy access to I-94, US-23, and M-14.

This Class A building offers on-site, state of the art management. Some on-site parking available with ample municipal street, lot and structure parking nearby.

Available suites offer private and open office floor plans, reception areas, conference rooms, and kitchenettes. Lots of windows for natural sunlight and great city views.

***Building
relationships.***

208 East Washington Street Ann Arbor, MI 48104

734.663.0501

Randy Maas

734.222.7525

RMAAS@SWISHERCOMMERCIAL.COM

SWISHERCOMMERCIAL.COM

Downtown Class A Office Suites

301 E. LIBERTY ST., ANN ARBOR, MI 48104



LEASE INFORMATION

Lease Type:	MG	Lease Term:	Negotiable
Total Space:	3,643 - 9,604 SF	Lease Rate:	\$29.50 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
Suite 150	Available	4,448 SF	Modified Gross	\$29.50 SF/yr
Suite 200	Available	3,785 SF	Modified Gross	\$29.50 SF/yr
Suite 500	Available	6,493 SF	Modified Gross	\$29.50 SF/yr
Suite 680	Available	3,643 SF	Modified Gross	\$29.50 SF/yr
Suite 700	Available	9,604 SF	Modified Gross	\$29.50 SF/yr

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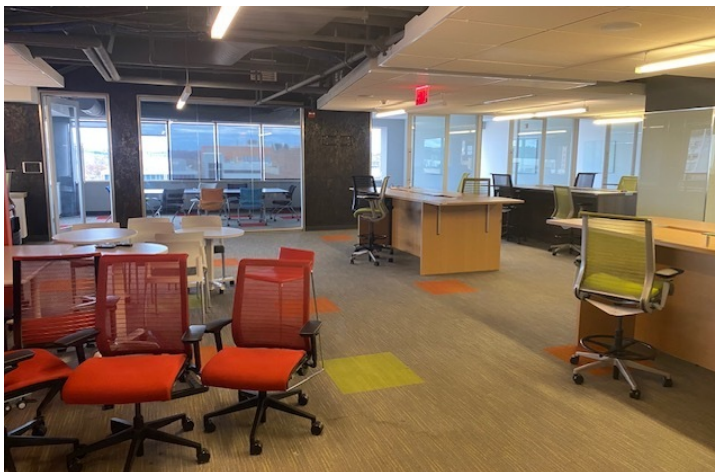
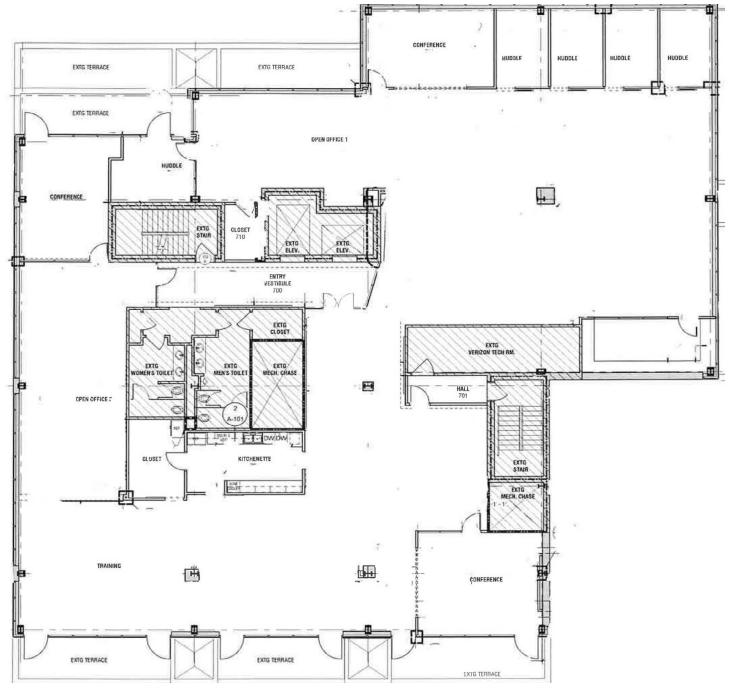
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Downtown Ann Arbor Office for Lease

301 E. LIBERTY ST., SUITE 700, ANN ARBOR, MI 48104



***Building
relationships.***

208 East Washington Street Ann Arbor, MI 48104

734.663.0501

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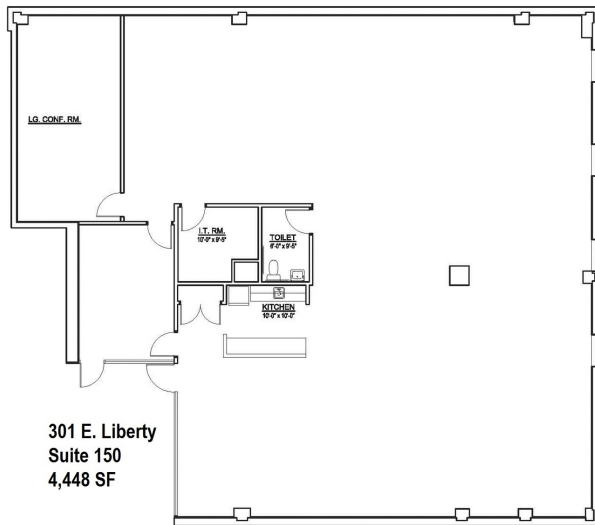
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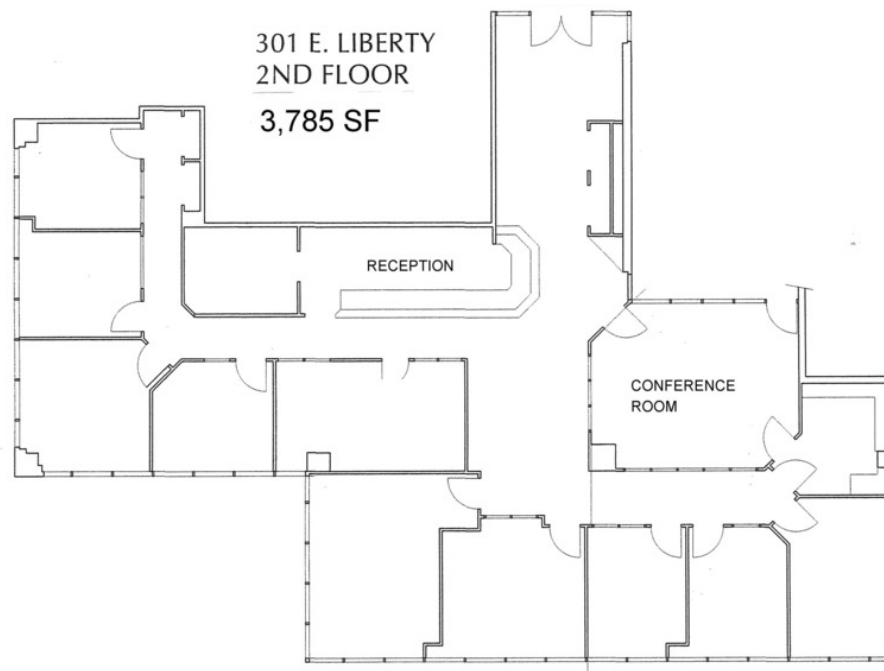
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Downtown Class A Office Suites

301 E. LIBERTY STREET - SUITES 150



Suite 150



Suite 2

***Building
relationships.***

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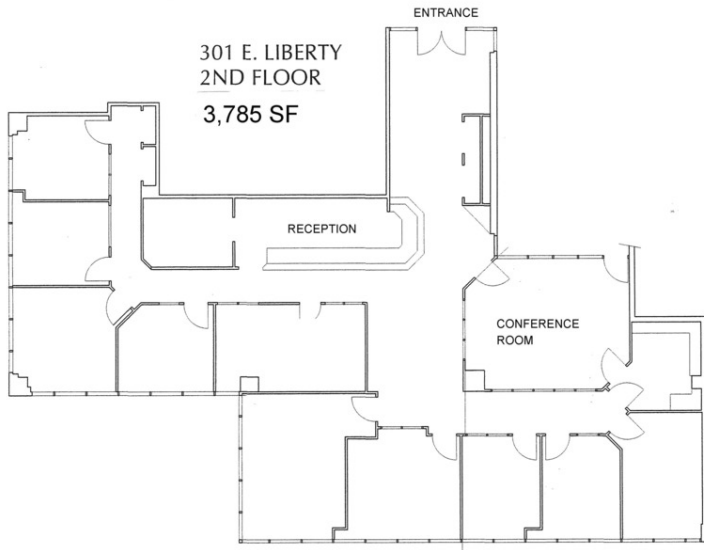
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Downtown Class A Office Suites

301 E. LIBERTY STREET - SUITE 200



***Building
relationships.***

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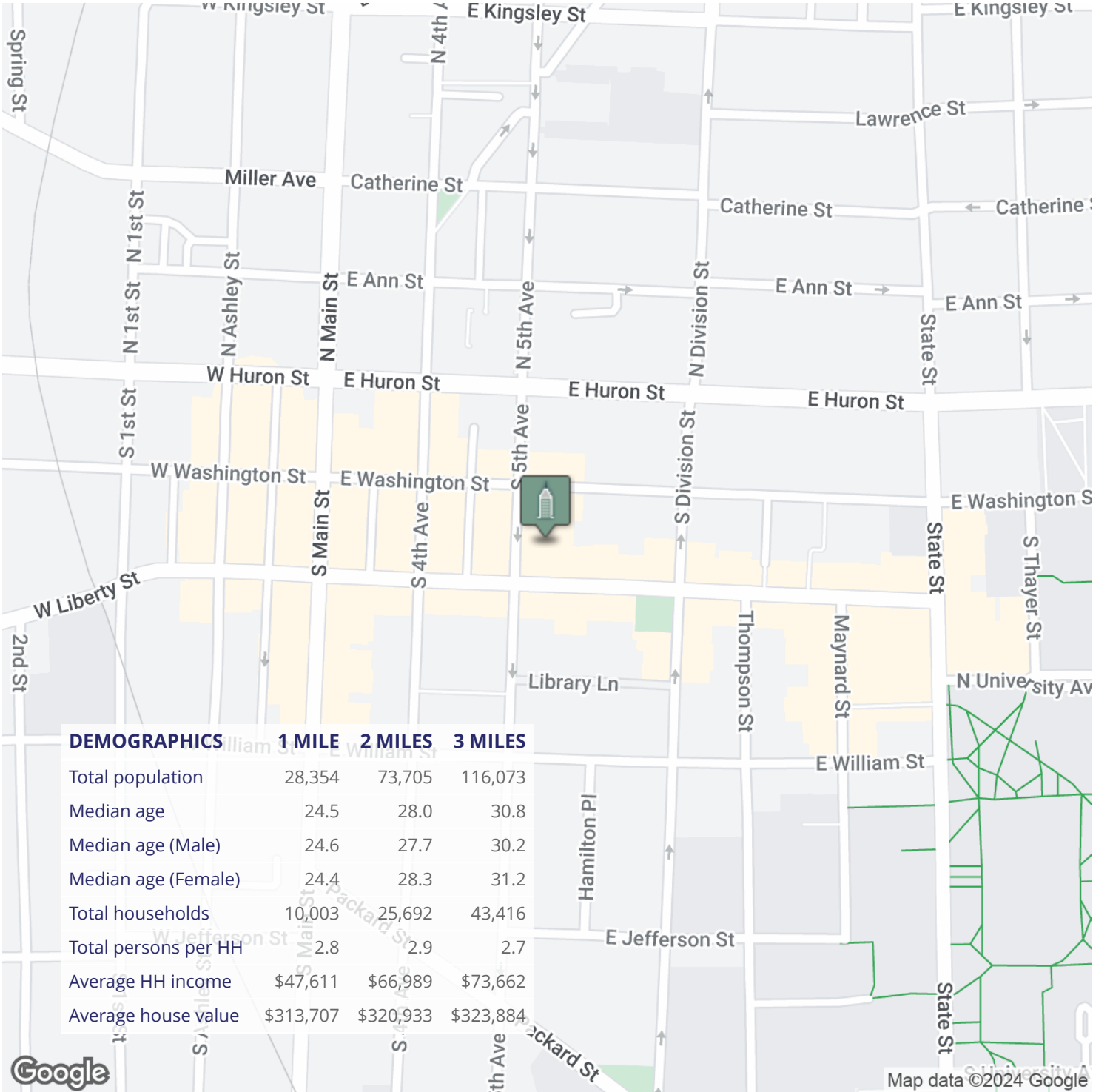
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Downtown Class A Office Suites

301 E. LIBERTY ST., ANN ARBOR, MI 48104



DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total population	28,354	73,705	116,073
Median age	24.5	28.0	30.8
Median age (Male)	24.6	27.7	30.2
Median age (Female)	24.4	28.3	31.2
Total households	10,003	25,692	43,416
Total persons per HH	2.8	2.9	2.7
Average HH income	\$47,611	\$66,989	\$73,662
Average house value	\$313,707	\$320,933	\$323,884

**Building
relationships.**

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