



SIGNATURE ASSOCIATES
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Office For Lease

Property Name: Dearborn Atrium Office Center
Location: 835 Mason Street, Suite: D-100
City, State: Dearborn, MI
Cross Streets: Mason Street at Garrison
County: Wayne

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.: 135,000	Total Available Sq. Ft.: 1,200	Class: B
Typical Floor Plate: 41,500	Min / Max Cont. Sq. Ft.: 1,200 / 1,200	No. of Floors: 3

PROPERTY INFORMATION

Zoning: Office	Parking: Surface
Exterior Construction: Glass/Brick	Power: N/A
Structural System: Steel	Security Systems: Yes, Building
Roof: N/A	Restrooms: M/W
Floors / Covering: Concrete / N/A	Sprinklers: Yes
Heating: Forced Air	Signage: None
Air-Conditioning: Yes	Delivery Area: N/A
Ceiling Height: 8'6"	Date Available: July 2023
Year Built: 1987	Acreage: N/A

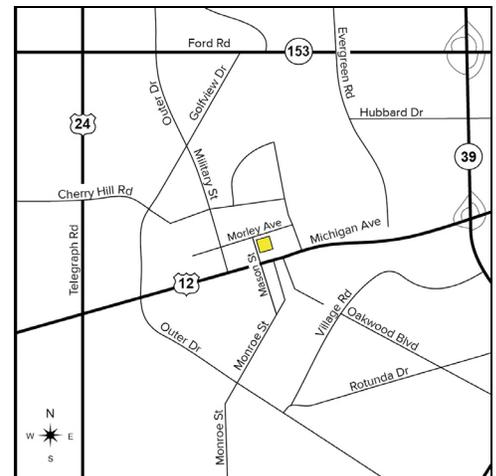
Current Tenants:

PRICING INFORMATION

Lease Rate: \$16.50 G+E	Rentable/Usable: Rentable	Impr Allowance: N/A
Lease Term: N/A	Total Taxes:	Deposit: N/A
Options: N/A	Parcel #: 32-09-221-05-003	

Tenant Responsibility:

Comments: Large floorplates, covered parking and walking distance to restaurants and shops. Great value and on-site owner/management.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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