



**SIGNATURE
ASSOCIATES**
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Office For Sale

Property Name:

Location: 2629 - 2639 Lenox Street

City, State: Detroit, MI

Cross Streets: Conner Street

County: Wayne

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.:	25,320	Total Available Sq. Ft.:	25,320	Class:	C
Typical Floor Plate:	8,440	Min / Max Cont. Sq. Ft.:	25,320 / 25,320	No. of Floors:	3

PROPERTY INFORMATION

Zoning:	R2 & R5	Parking:	18 - Fenced
Exterior Construction:	Masonry	Power:	220 Volts, 3 Phase
Structural System:	Steel	Security Systems:	Yes, CCTV
Roof:	Flat	Restrooms:	Yes
Floors / Covering:	Vinyl / N/A	Sprinklers:	Yes
Heating:	Boiler	Signage:	Yes
Air-Conditioning:	Yes	Delivery Area:	N/A
Ceiling Height:	10'	Date Available:	Immediate
Year Built:	1940 (Retrofit: 1990)	Acreage:	0.404

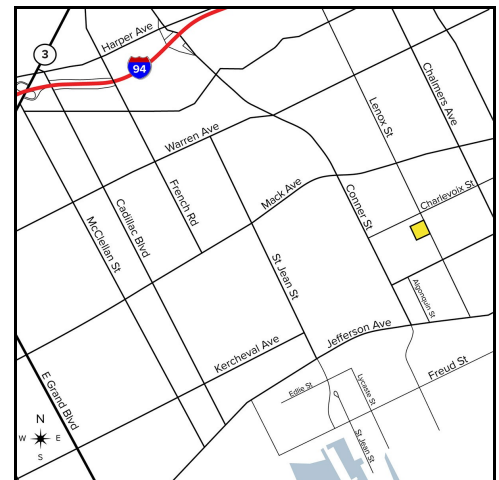
Current Tenants:

PRICING INFORMATION

Sale Price:	\$440,000 (\$17.38/sqft)	Total Taxes:	\$6,984.68 (2025)	Deposit:	N/A
Options:	N/A	Impr Allowance:	N/A		
Parcel #:	21050089 & 21050090				

Tenant Responsibility:

Comments: Former Wolverine Services building, prior to that was St Phillip's Convent. Building is set up as dorm rooms with full commercial kitchen and recreation area.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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