



Medical For Sale or Lease

Property Name: Corktown Health
Location: 1686 - 1752 Howard Street
City, State: Detroit, MI
Cross Streets: Rosa Parks Boulevard
County: Wayne

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.: 35,219	Total Available Sq. Ft.: 8,075	Class: B
Typical Floor Plate: 35,219	Min / Max Cont. Sq. Ft.: 8,075 / 8,075	No. of Floors: 1

PROPERTY INFORMATION

Zoning: M3	Parking: Ample
Exterior Construction: Brick	Power: 400 Amps, 480 Volts, 3 Phase
Structural System: Steel	Security Systems: Yes
Roof: Flat	Restrooms: Yes
Floors / Covering: Tile / Carpet	Sprinklers: No
Heating: Yes	Signage: Yes
Air-Conditioning: Yes	Delivery Area: Yes
Ceiling Height: 14'	Date Available: Immediate
Year Built: 1972 (Retrofit: 1997)	Acreage: 1.17

Current Tenants:

PRICING INFORMATION

Lease Rate: \$20.00 G+E	Rentable/Usable: N/A	Lease Term: Flexible
Sale Price: \$5,282,850 (\$150.00/sqft)	Total Taxes: TBD	Impr Allowance: N/A
Options: N/A	Parcel #: 08-00011-926	Deposit: N/A

Tenant Responsibility:

Comments:

- Medical space available
- Updated 27,144 sq. ft. of modern medical buildout for Sale or Lease
- Additional 8,075 sq. ft. warehouse space with loading dock
- Adjacent to Ralph C. Wilson Centennial Park
- Surrounded by vibrant Corktown redevelopment
- Easy access to residential and business community
- Excellent investor or user opportunity



Broker: SIGNATURE ASSOCIATES

Agent(s):

Chris Monsour, (248) 948-0107, cmonsour@signatureassociates.com
 Dave Miller, (248) 948-4183, dmiller@signatureassociates.com