



**SIGNATURE
ASSOCIATES**
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Office For Lease

Property Name: Fairlane Officentre
Location: 4 & 6 Parklane Boulevard
City, State: Dearborn, MI
Cross Streets: Hubbard Drive
County: Wayne

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.: 286,726	Total Available Sq. Ft.: 109,444	Class: A
Typical Floor Plate: 49,363	Min / Max Cont. Sq. Ft.: 482 / 61,438	No. of Floors: 6

PROPERTY INFORMATION

Zoning:	BC - General Business	Parking:	5/1000
Exterior Construction:	Metal/Glass	Power:	N/A
Structural System:	Steel	Security Systems:	Yes, Building
Roof:	EPDM	Restrooms:	Yes
Floors / Covering:	Concrete / Carpet / Stone	Sprinklers:	Yes
Heating:	Forced Air	Signage:	N/A
Air-Conditioning:	100%	Delivery Area:	Yes, with dock
Ceiling Height:	8'6"	Date Available:	Immediate
Year Built:	1985 (Retrofit: 2019)	Acreage:	21.01

Current Tenants: Ford Direct, Cliffs, Rosenberger

PRICING INFORMATION

Lease Rate: \$17.95 G+E	Rentable/Usable: N/A	Impr Allowance: N/A
Lease Term: Negotiable	Total Taxes: \$369,094.15 (2024/25)	Deposit: N/A
Options: N/A	Parcel #: 32-09-131-03-001	

Tenant Responsibility:

Comments: Outstanding office building with recent, significant renovations. Located in the heart of Fairlane development. Fast freeway access. Spaces up to 61,438 contiguous sq. ft. Business-ready suites also available. Amenities include conference center, on-site management and food service.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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