

Standalone Office Building

2430 Washtenaw Avenue, Ann Arbor, MI 48104



FOR LEASE



OFFERING SUMMARY

Lease Rate:	\$2,000.00 / Month Plus electric, gas, water, sewer, trash, snow & lawn
Available SF:	864 SF
Zoning:	TC1 (Transit Corridor)

DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	5,067	44,390	78,493
Total Population	11,453	108,221	186,103
Average HH Income	\$183,108	\$109,064	\$120,657

PROPERTY HIGHLIGHTS

- Standalone office building
- Three (3) private offices + reception area
- ADA-compliant restroom
- Updated interior with kitchenette
- At-the-door parking
- Monument signage on Washtenaw Avenue
- Excellent visibility along high-traffic corridor
- Ideal for mental health or medical users

Bart Wise

734.358.0354

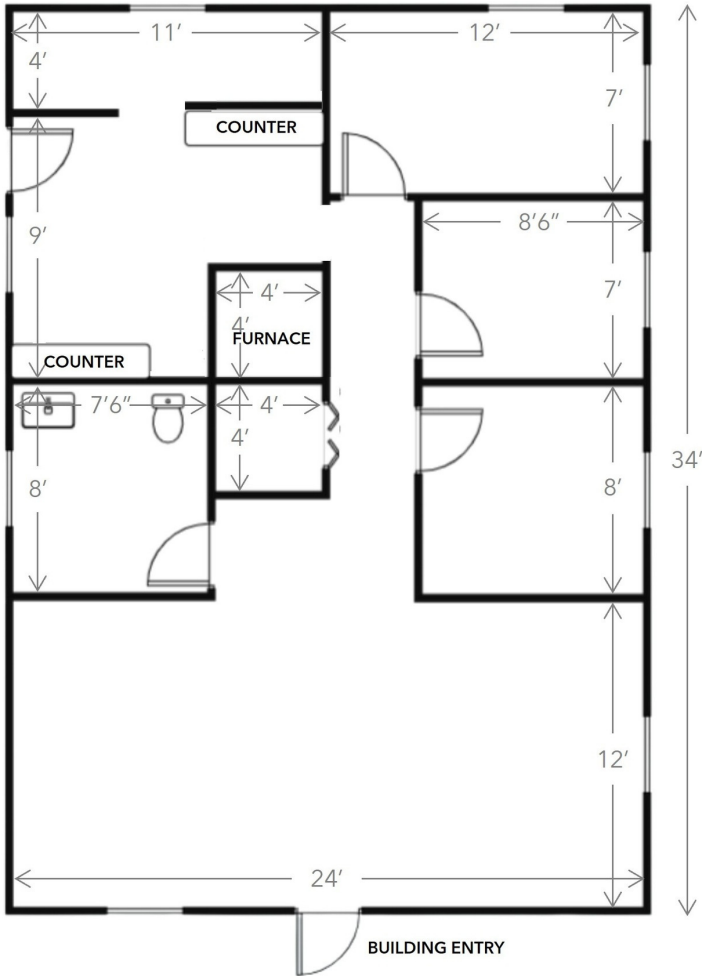
bartw@swishercommercial.com

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Floor Plan (864 SF)

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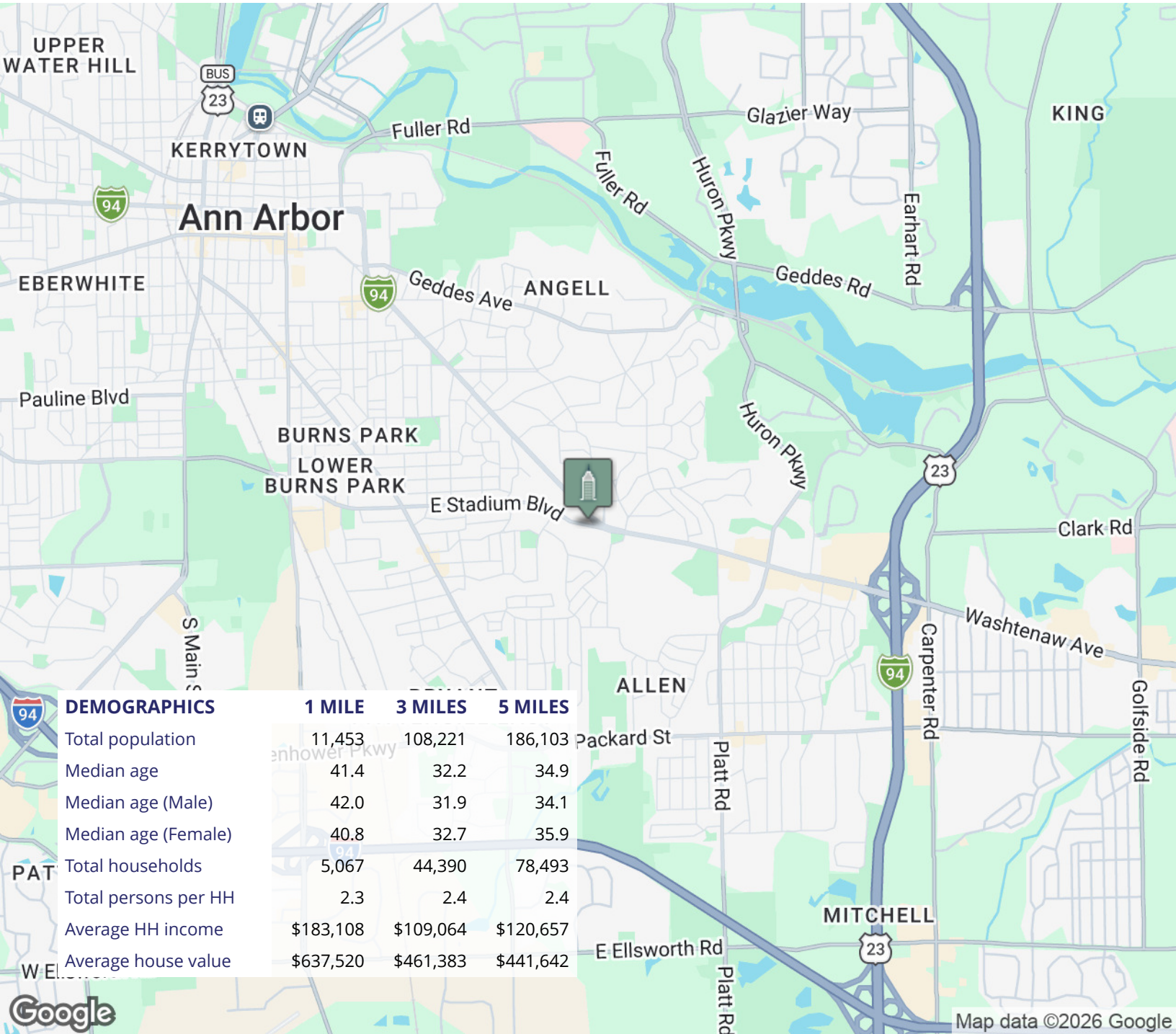
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