



**SIGNATURE
ASSOCIATES**
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Office For Lease

Property Name:

Location: 15990 W. Nine Mile Road

City, State: Southfield, MI

Cross Streets: West of Greenfield Road

County: Oakland

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.:	7,912	Total Available Sq. Ft.:	3,950	Class:	B
Typical Floor Plate:	3,950	Min / Max Cont. Sq. Ft.:	3,950 / 3,950	No. of Floors:	2

PROPERTY INFORMATION

Zoning:	B-3	Parking:	45
Exterior Construction:	N/A	Power:	N/A
Structural System:	Steel	Security Systems:	Yes, Tenant
Roof:	Flat	Restrooms:	Yes
Floors / Covering:	Concrete / Concrete	Sprinklers:	No
Heating:	Package H & C	Signage:	Building
Air-Conditioning:	Yes	Delivery Area:	N/A
Ceiling Height:	8'3"	Date Available:	Immediate
Year Built:	1968 (Retrofit: 2023)	Acreage:	0.8

Current Tenants: Greenfield Pediatrics

PRICING INFORMATION

Lease Rate:	\$14.00 - \$18.50 MG	Rentable/Usable:	Rentable	Impr Allowance:	N/A
Lease Term:	3+ Years	Total Taxes:	\$21,349.85 (2023)	Deposit:	N/A
Options:	N/A	Parcel #:	24-25-476-006		

Tenant Responsibility:

Comments: Entire second floor space, directly across from Providence Ascension Hospital. Building signage available. Ample parking and elevator service. Rare opportunity for visible medical (\$18.50/sq. ft. MG) or general office (\$14.00/sq. ft. MG). On-site property manager.



Broker: SIGNATURE ASSOCIATES

Agent(s):

Chris Secontine, (248) 799-3174, csecontine@signatureassociates.com

Jeffrey Trepeck, (248) 359-0626, jtrepeck@signatureassociates.com