

PROPERTY FOR LEASE

Twelve Center

17220 Twelve Mile Rd Southfield, MI 48076

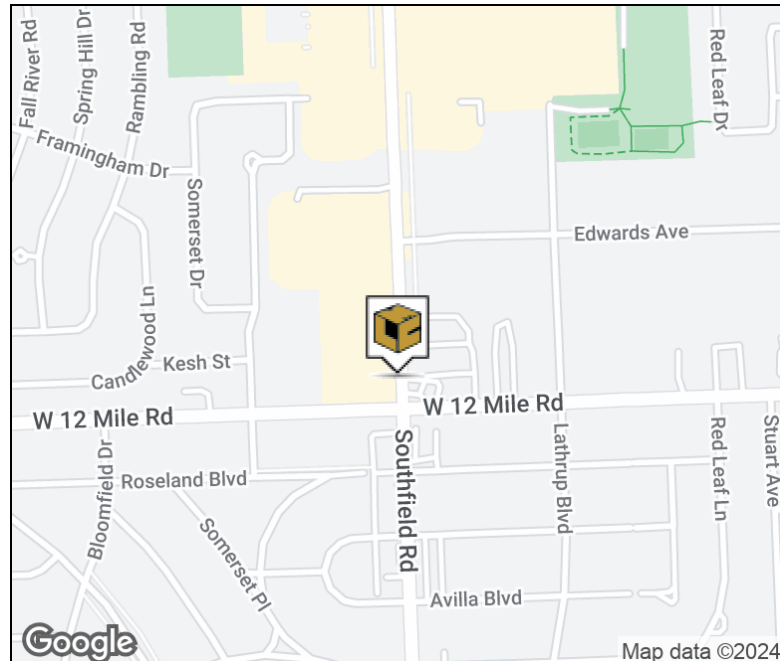


L. MASON CAPITANI
CORFAC INTERNATIONAL



Property Highlights

- Multi-Tenant Office/Medical Building
- 9,081 Square Feet Available
- Within Minutes of Berkley, Lathrup Village, Beverly Hills, Royal Oak, and Birmingham
- Short Drive from Beaumont Royal Oak
- Close Proximity to M-39 and I-696



FOR MORE INFORMATION:

Aaron Smith

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CONNECT WITH US

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Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.

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OFFICE PROPERTY DETAILS

Location Information

Street Address	17220 Twelve Mile Rd
City, State, Zip	Southfield, MI 48076
County	Oakland
Cross-Streets	Southfield Rd & 12 Mile Road
Nearest Highway	M-39 & I-696

Building Information

Building Size	14,889 SF
Building Class	C
Occupancy %	61
Tenancy	Multiple
Number of Floors	2
Year Built	1971
Gross Leasable Area	14,889 SF
Load Factor	12.50%

Lease Rate

**\$12.50 SF/yr
+ Utilities**

Property Information

Property Type	Office
Property Subtype	Office Building
Zoning	Office
Lot Size	1.02 Acres
APN #	24-12-376-016

Parking & Transportation

Parking Type	Surface
Parking Ratio	3.77
Number of Parking Spaces	66

Available Suites

Suite 100 - 1,396 SF	\$12.50 + Utilities
Suite 203 - 477 SF	\$12.50 + Utilities
Suite 210 - 1,439 SF	\$12.50 + Utilities
Suite 220 - 2,502 SF	\$12.50 + Utilities
Suite 230 - 3,267 SF	\$12.50 + Utilities

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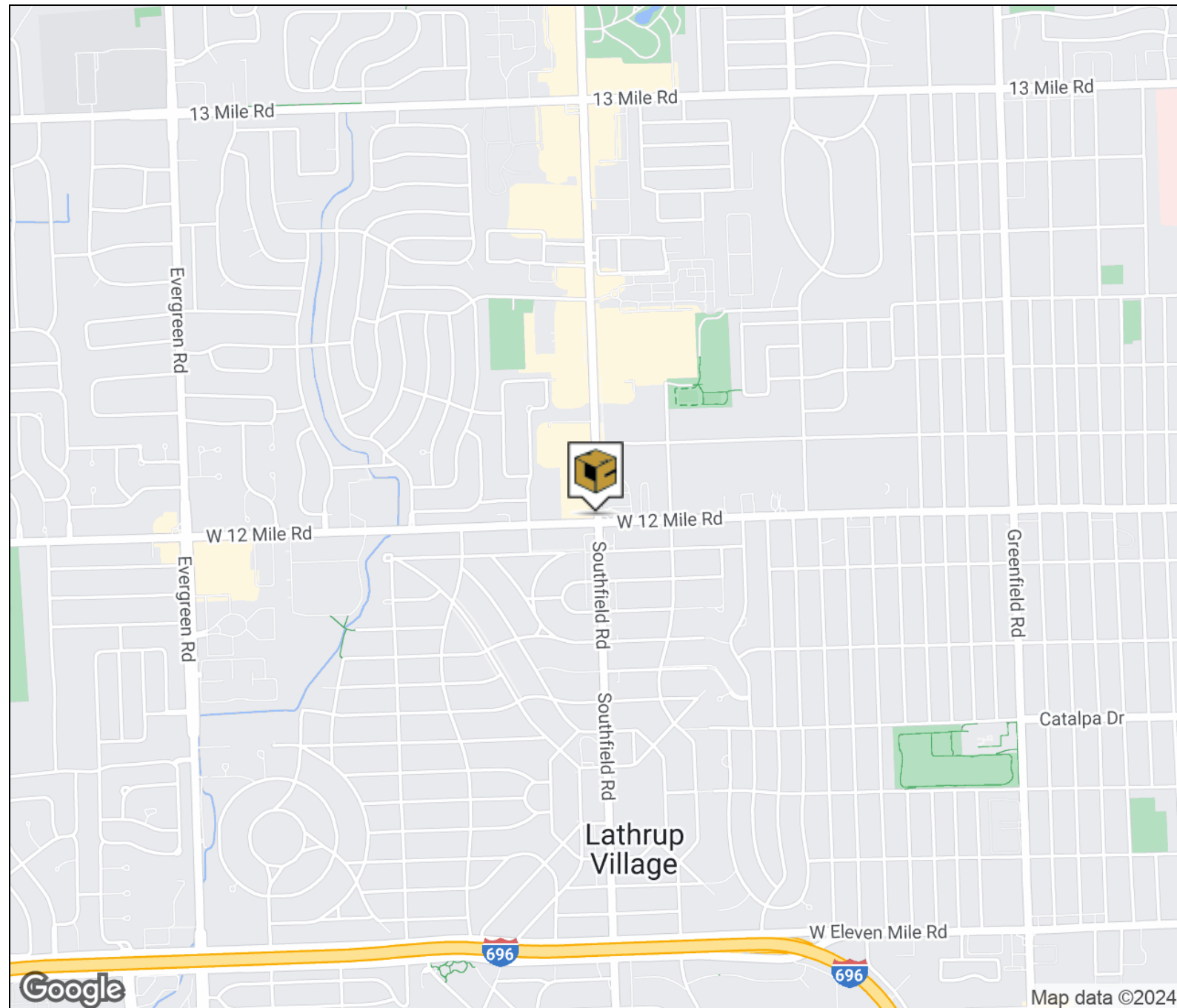
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LOCATION MAP



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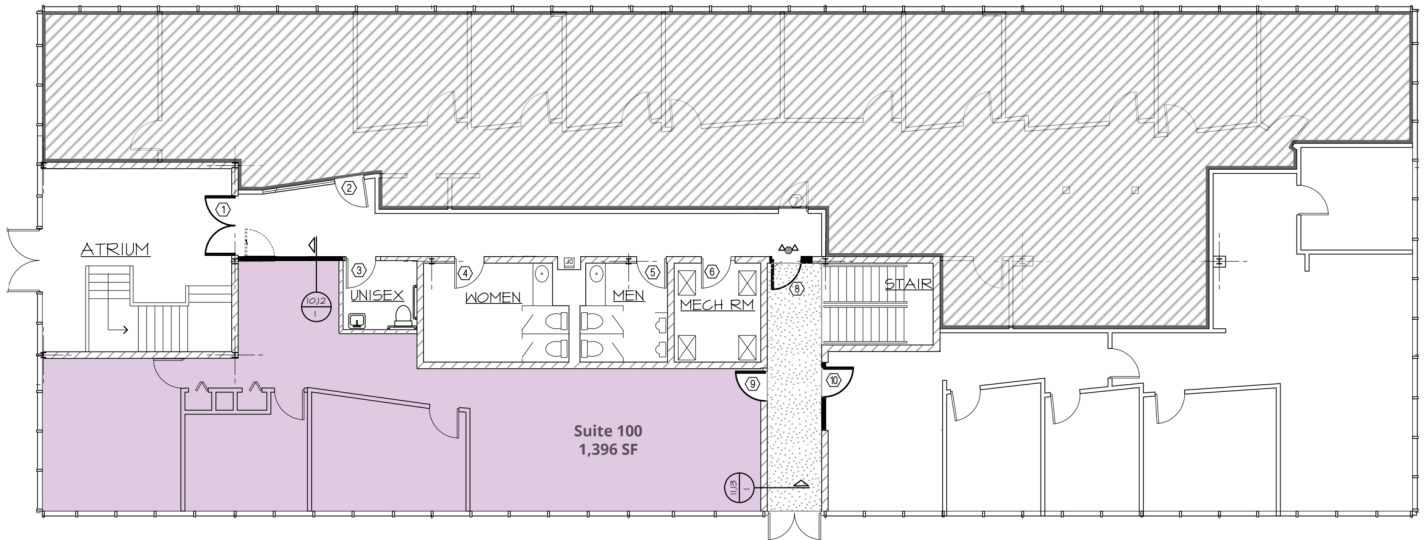
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FIRST FLOOR PLAN



Available Space

Suite	Tenant	Size (SF)	Lease Type	Lease Rate
Suite 100	Available	1,396 SF	+ Utilities	\$12.50 SF/yr

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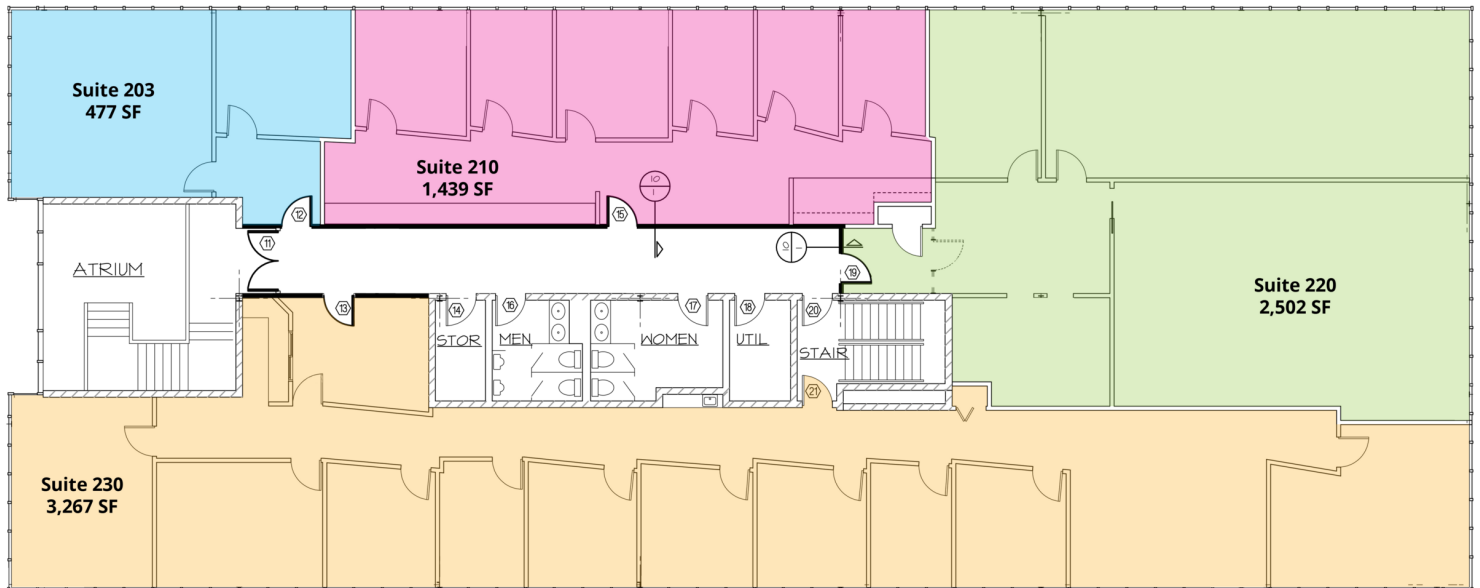
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SECOND FLOOR PLAN



Available Spaces

Suite	Tenant	Size (SF)	Lease Type	Lease Rate
Suite 203	Available	477 SF	+ Utilities	\$12.50 SF/yr
Suite 210	Available	1,439 SF	+ Utilities	\$12.50 SF/yr
Suite 220	Available	2,502 SF	+ Utilities	\$12.50 SF/yr
Suite 230	Available	3,267 SF	+ Utilities	\$12.50 SF/yr

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