

23999 NORTHWESTERN HIGHWAY

23999 NORTHWESTERN HIGHWAY | SOUTHFIELD, MI 48075

Office/Medical For Lease



PROPERTY HIGHLIGHTS

- New ownership and management with major improvements made, and more coming soon
- 800 - 52,400 SF available
- Two-story office building with ample parking
- Great location near numerous retailers and restaurants
- Easy access to local freeways: The Lodge (M-10), Southfield Freeway (M-39), and I-696
- Building signage available



KEVIN JAPPAYA, CCIM

248.851.8900

kjappaya@kjcre.com

PRESTON RABBAN

248.851.8900

prabban@kjcre.com

30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.



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OFFERING SUMMARY

Lease Rate:	\$12.00 - 16.00 RSF, Gross + Electric
Zoning:	OS, Office Service
Year Built:	1967
Land Size:	2.583 Acres
Building Size:	52,400 SF
Parking:	230+/-

AVAILABLE SPACES

From 800 - 52,400 SF

PROPERTY DESCRIPTION

New ownership and management with major improvements made, and more coming soon. 800 - 52,400 SF available. Two-story office building with ample parking. Great location near numerous retailers and restaurants. Easy access to local freeways: The Lodge (M-10), Southfield Freeway (M-39), and I-696. Building signage available.

LOCATION DESCRIPTION

Located on the west side of Northwestern Highway just south of 10 Mile Road in Southfield, MI. Great visibility from the Lodge (M-10).

SURROUNDING BUSINESSES

Speedway, Wendy's, Holiday Inn Express & Suites, Kerby's Koney Island, The Westin, Wingstop, The Original Pancake House, ABC Warehouse, T-Mobile, CVS, Lawrence Technological University, and many more.

TRAFFIC

John C. Lodge Freeway	116,518
Northwestern Highway	8,801
(2WAY/ADT/CoStar 2020)	



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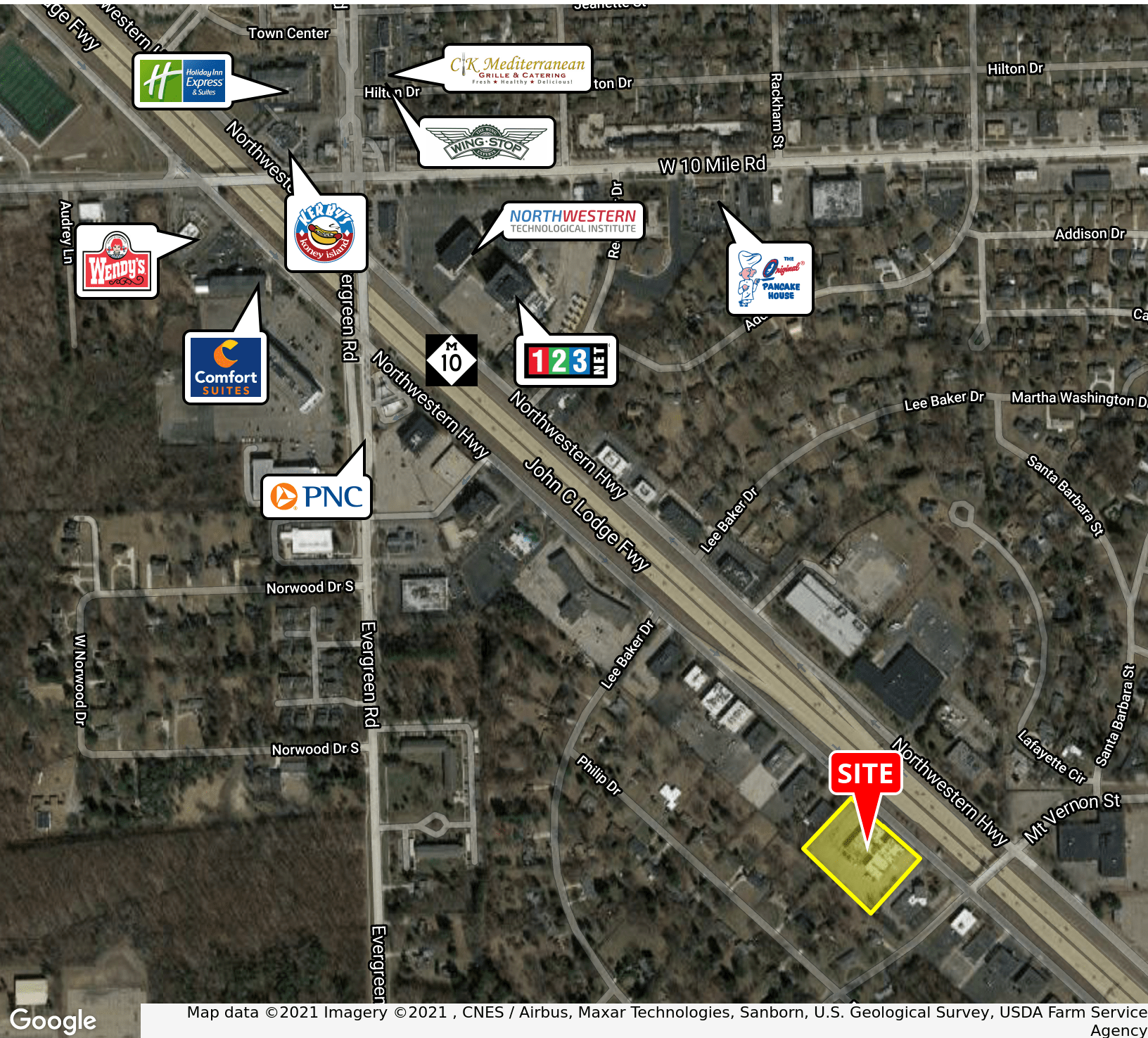
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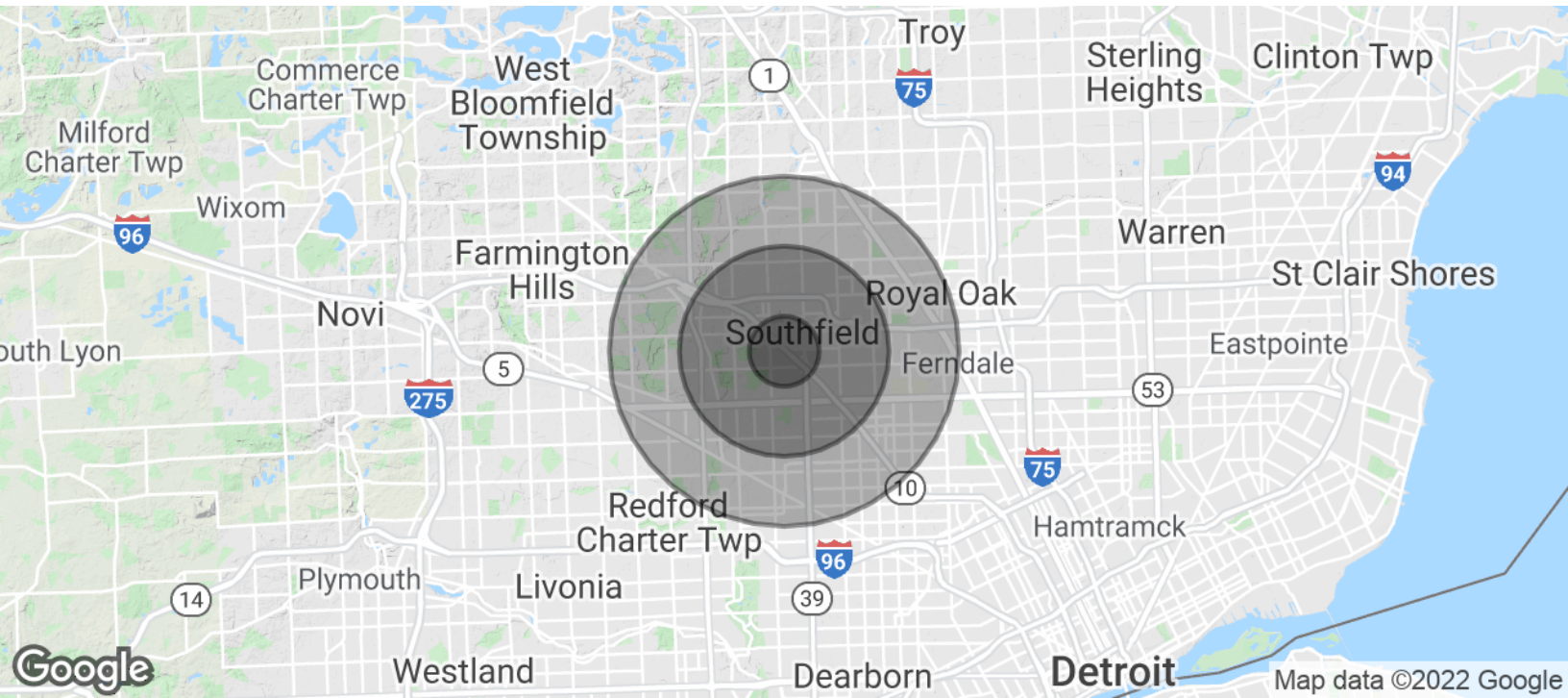
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	8,242	117,019	348,976
Average Age	42.8	39.7	39.2
Average Age (Male)	39.4	37.3	36.4
Average Age (Female)	44.2	41.2	41.0

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,216	46,580	137,722
# of Persons per HH	2.6	2.5	2.5
Average HH Income	\$74,483	\$60,346	\$63,621
Average House Value	\$168,837	\$148,443	\$162,630

* Demographic data derived from 2010 US Census



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