

MEDICAL OR GENERAL OFFICE CONDO // FOR SALE

NEW PRICE REDUCTION! OWNER ANXIOUS TO SELL

18285 E 10 MILE RD, SUITE 100
ROSEVILLE, MI 48066

PRICE REDUCED!



- Medical or general office use
- Very well maintained by professional on-site management
- Secure location with easy access to I-94 and I-696
- Efficient floor plan
- Great corner location
- Many windows and skylights
- Owner motivated!



P.A. COMMERCIAL
Corporate & Investment Real Estate

26555 Evergreen Road, Suite 1500
Southfield, MI 48076
248.358.0100
pacommercial.com

18285 E 10 MILE RD, SUITE 100, ROSEVILLE, MI 48066 // FOR SALE

EXECUTIVE SUMMARY

PRICE REDUCED!



Sale Price

\$229,000

OFFERING SUMMARY

Condo Size:	3,050 SF
Price / SF:	\$75.08
Year Built:	1986
Zoning:	O-S
Market:	Detroit
Submarket:	Macomb East
Traffic Count:	17,000
Property Taxes:	\$7,073
Association Fees:	\$983.20 p/m

PROPERTY OVERVIEW

This well-configured office suite is currently for sale in a prestigious office/medical complex. This corner suite was owned and occupied by the developer of the complex, and has an abundance of natural light as well as many unique architectural features. This is located in a newer office complex that is well-maintained and has excellent parking along with professional management.

LOCATION OVERVIEW

Convenient location on 10 Mile Rd at Kelly Road with easy access to Gratiot Ave, I-94, and I-696. Close to Eastpointe, Saint Clair Shores, and The Pointes Communities.

PROPERTY HIGHLIGHTS

- Very well maintained by professional on-site management
- Can easily be converted into medical offices
- Secure location with easy access to I-94 and I-696
- Efficient floor plan
- Great corner location
- Many windows and skylights



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PROPERTY DETAILS

Sale Price	\$229,000
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LOCATION INFORMATION

Street Address	18285 E 10 Mile Rd, Suite 100
City, State, Zip	Roseville, MI 48066
County	Macomb
Market	Detroit
Sub-market	Macomb East
Cross-Streets	10 Mile And Kelly Road
Side of the Street	North
Road Type	Paved
Market Type	Medium
Nearest Highway	I-94
Nearest Airport	Detroit City Airport (9.3 mles)

BUILDING INFORMATION

Condo Size	3,050 SF
Building Class	B
Tenancy	Single
Number of Floors	1
Average Floor Size	3,050 SF
Year Built	1986
Construction Status	Existing
Condition	Excellent
Free Standing	Yes
Number of Buildings	1

PROPERTY INFORMATION

Property Type	General or Medical Office Condo
Property Subtype	Office Building
Zoning	O-S
APN #	08-14-20-454-013
Traffic Count	17,000
Traffic Count Street	10 Mile Rd
Waterfront	No

PARKING & TRANSPORTATION

Street Parking	No
Parking Type	Surface
Number of Parking Spaces	50
Near Bus Stop	Yes

UTILITIES & AMENITIES

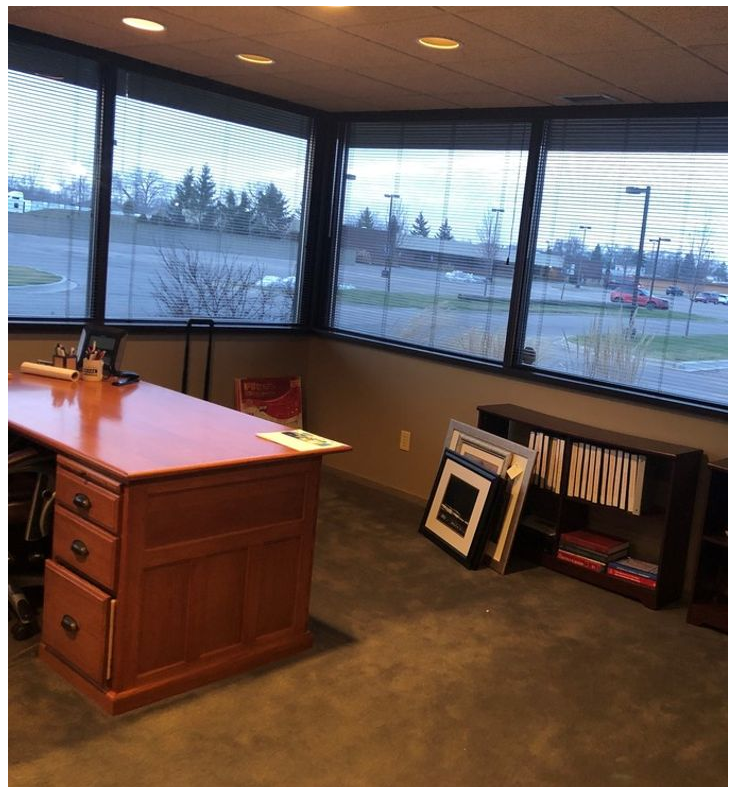
Handicap Access	Yes
Central HVAC	Yes

NEIGHORING TENANTS IN COMPLEX

Woods Pediatrics	Pediatrician
Comprehensive Urology	Urologist
Eastlake Pediatrics	Pediatrician
Michigan Surgery Specialists PC	Hand Surgeon
Ferrara Law Offices	Immigration Attorney
Beaumont Primary Care	Family Practice Physician
Ascension St John Center for Wellness	Wellness Center
Paul E Marcuz DDS PC	Dentist

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ADDITIONAL PHOTOS



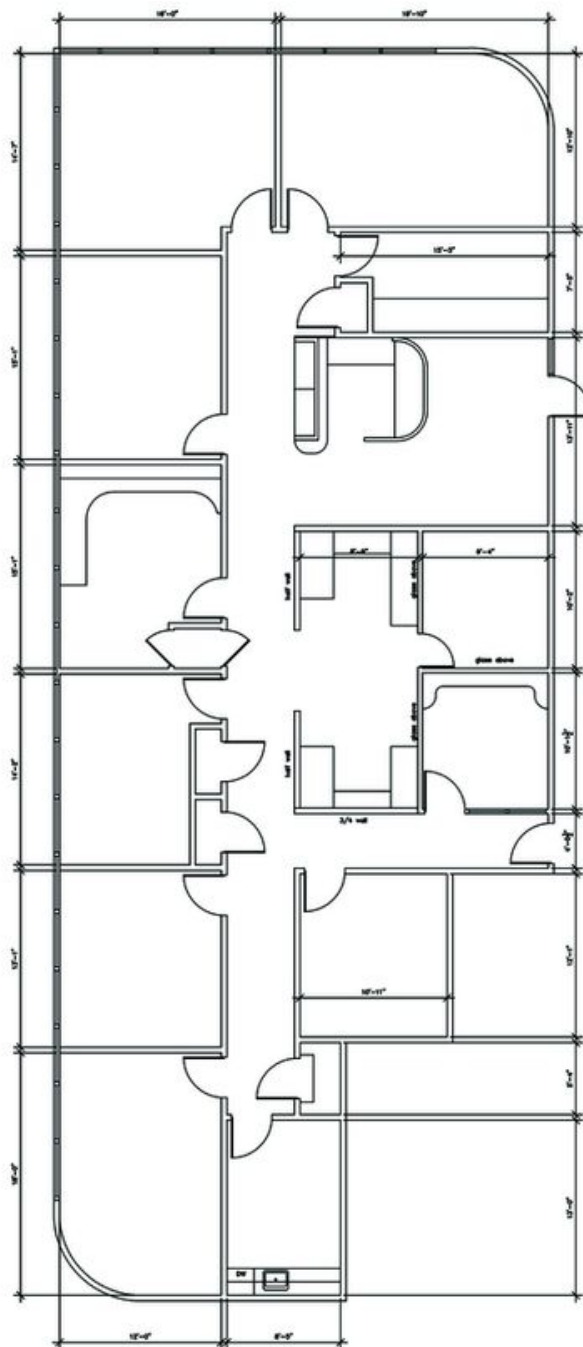
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FLOOR PLANS



18285 E. 10 Mile Road, Roseville, MI

SUITE 100

APPROX 3,050 GROSS SQUARE FOOTAGE



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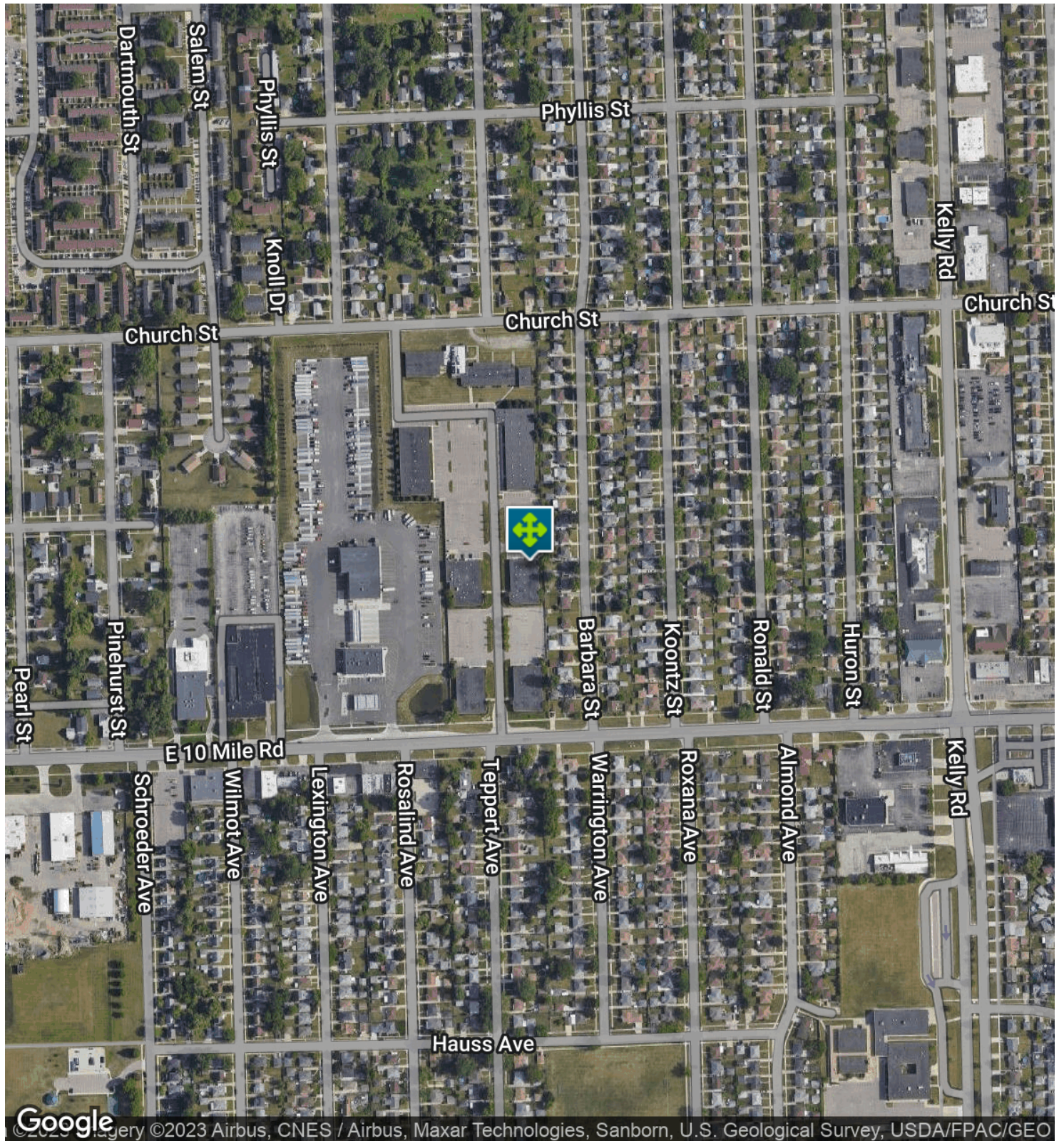
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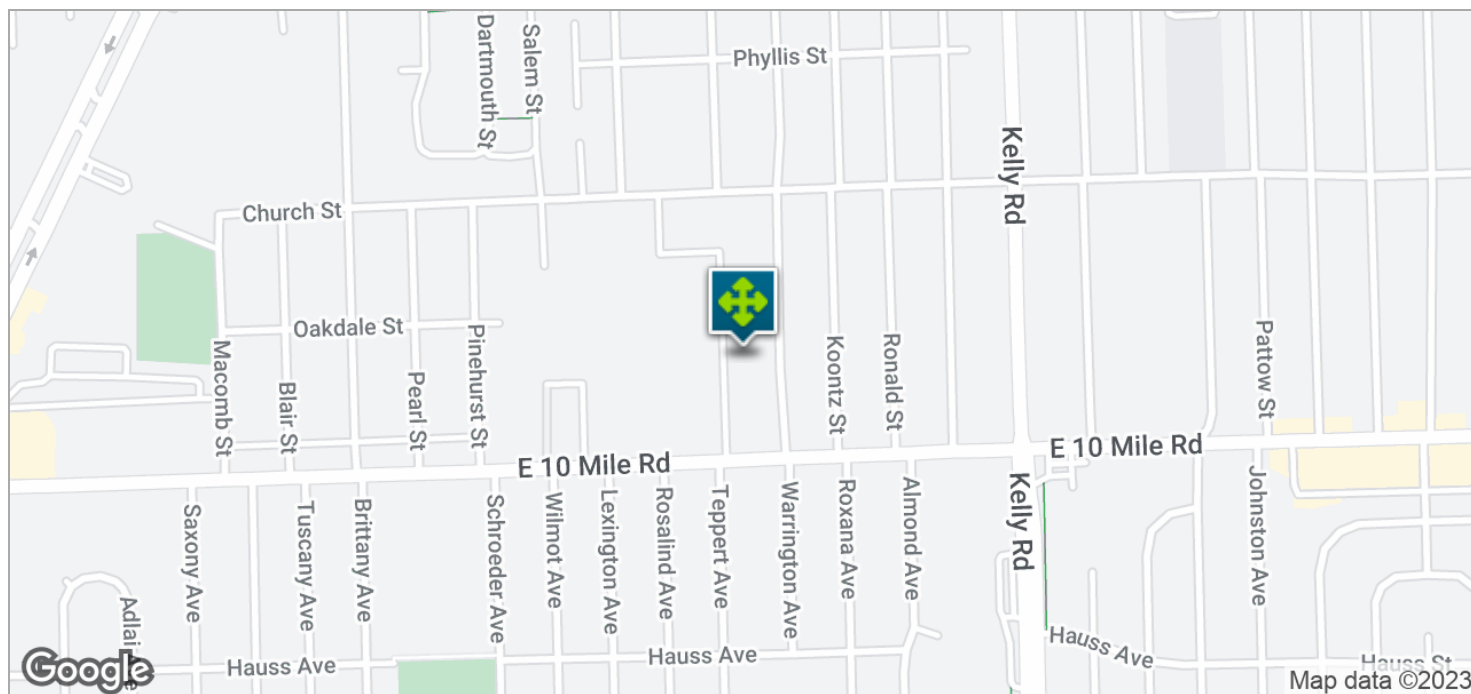
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AERIAL MAP



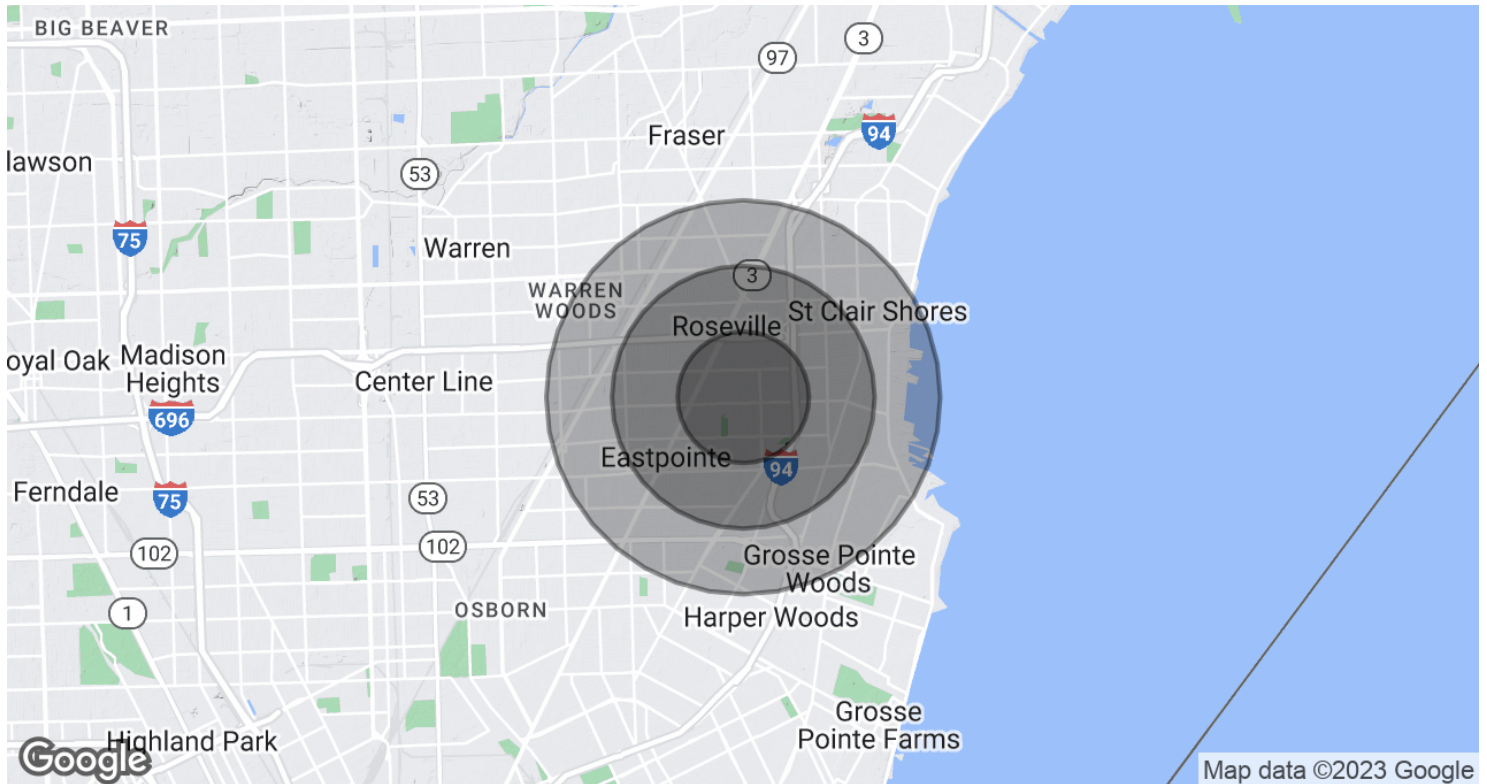
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LOCATION MAPS



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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	2 MILES	3 MILES
Total Population	18,974	75,139	151,349
Average Age	37.9	37.8	38.4
Average Age (Male)	36.2	36.4	36.9
Average Age (Female)	38.1	38.7	39.5

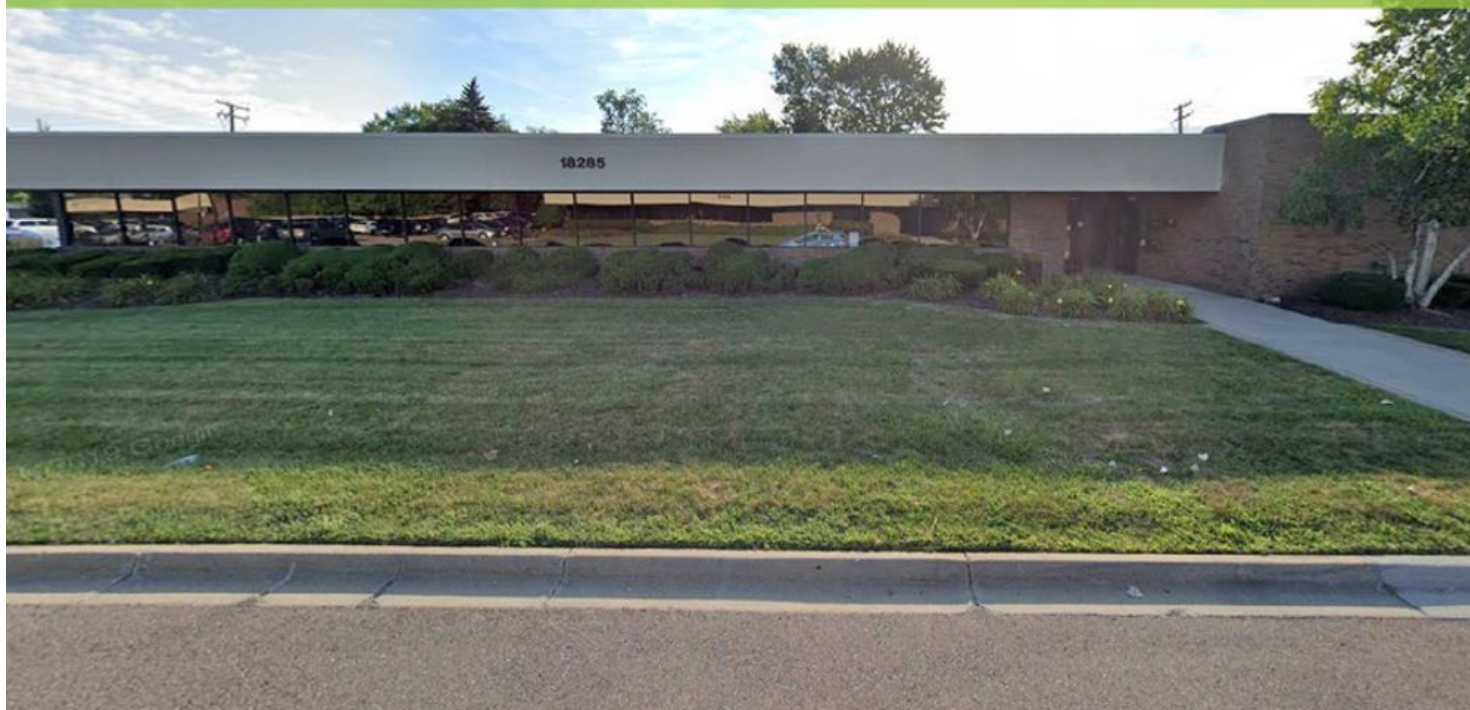
HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	7,776	30,096	62,459
# of Persons per HH	2.4	2.5	2.4
Average HH Income	\$48,514	\$52,830	\$53,823
Average House Value	\$123,461	\$116,613	\$118,990

* Demographic data derived from 2020 ACS - US Census

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CONTACT US

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FOR MORE INFORMATION, PLEASE CONTACT:



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