

500 - 9,135 SF
OFFICE



FOR SALE/LEASE



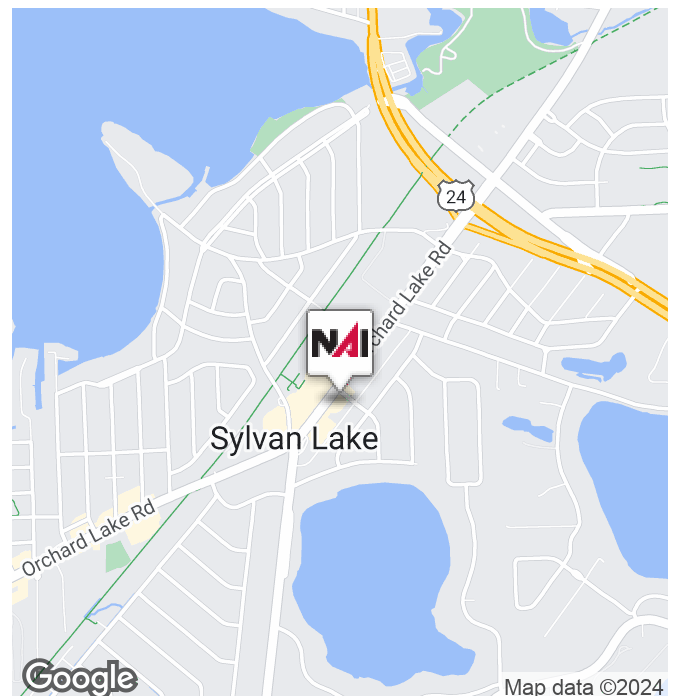
PRIME OWNER/USER OR INVESTOR OPPORTUNITY WELL BELOW REPLACEMENT COST!

2177-2187 Orchard Lake Road

Sylvan Lake, Michigan 48320

Property Highlights

- Fantastic Office Building For Sale / Lease
- Rare Opportunity in Sylvan Lake
- Prestigious Commercial Exposure on Orchard Lake Rd
- Turkey Space Available from 500 SF to 9,135 SF
- Various New Upgrades Throughout the Building including New HVAC, New Building Generator, Fully Renovated Office Space with High-End Finishes
- Ample Parking with Smooth Ingress/Egress



NAI Farbman

Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Brad Margolis

Vice President | 248.351.4367

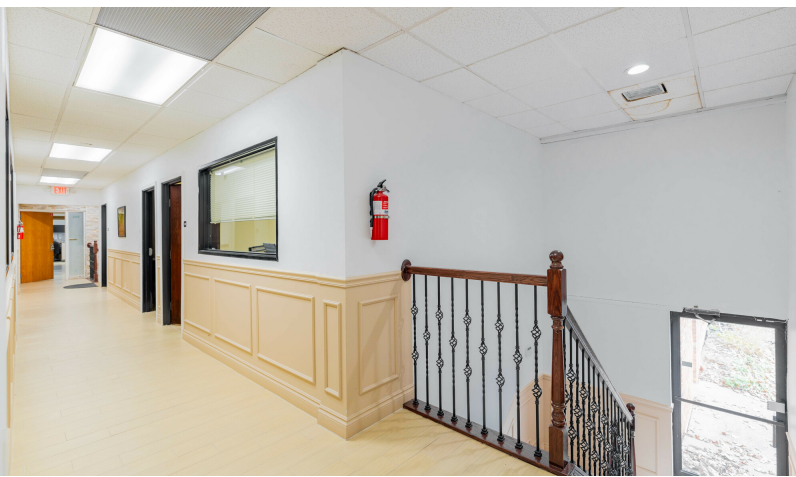
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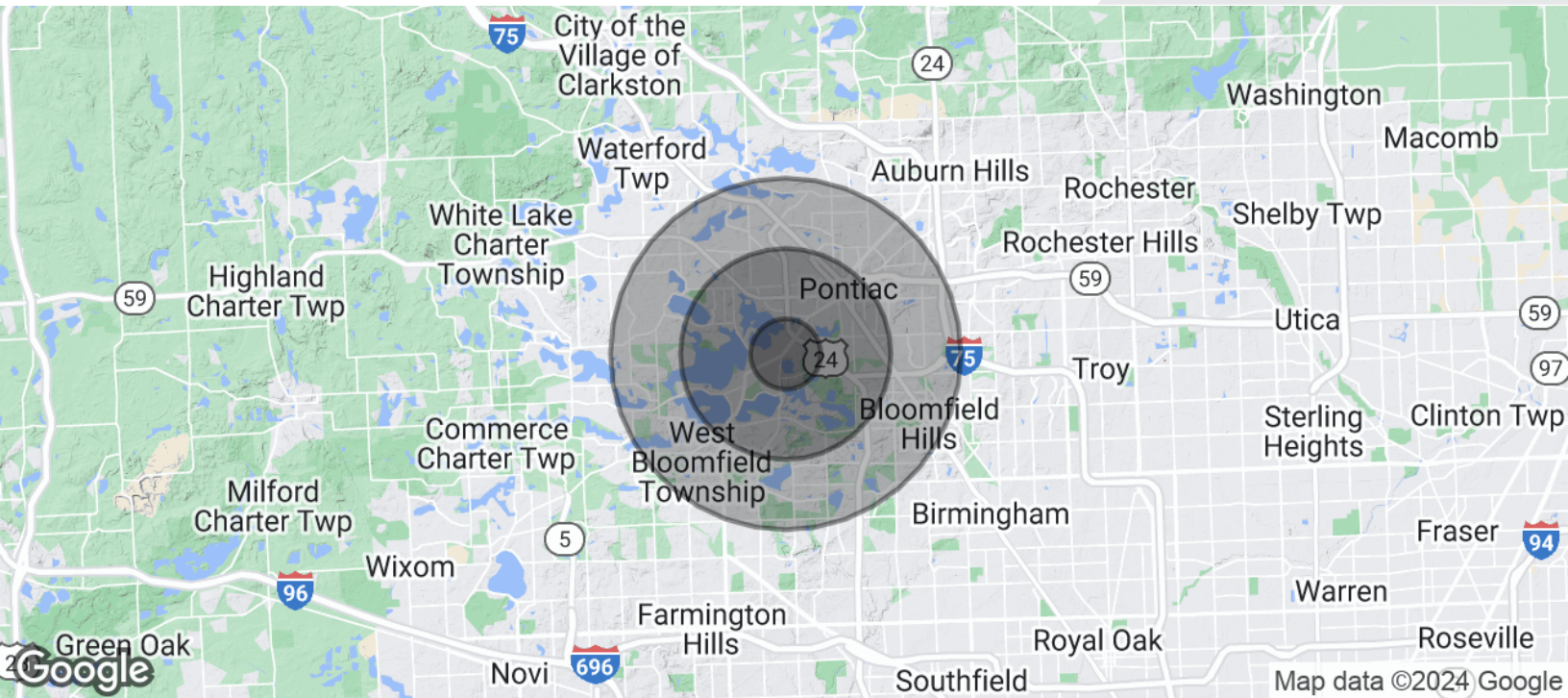
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POPULATION

1 MILE

3 MILES

5 MILES

Total Population	6,109	61,154	161,950
Average Age	47.2	40.8	41.3
Average Age (Male)	46.3	38.8	40.0
Average Age (Female)	47.8	41.7	42.0

HOUSEHOLDS & INCOME

1 MILE

3 MILES

5 MILES

Total Households	3,202	27,693	70,622
# of Persons per HH	1.9	2.2	2.3
Average HH Income	\$96,732	\$87,700	\$95,566
Average House Value	\$276,109	\$244,611	\$257,058

* Demographic data derived from 2020 ACS - US Census



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