## OFFICE PROPERTY // FOR LEASE

# 1,900 SF OFFICE SPACE AVAILABLE IN DETROIT'S GRANDMONT-ROSEDALE COMMUNITY

18940 SCHOOLCRAFT RD DETROIT, MI 48223



- Ideal facility for complementary & supplemental medical practitioners
- 5 offices/exam rooms & reception area
- Central heat/air conditioning, security system
- Located in "The Home of The Good Neighbors" Community

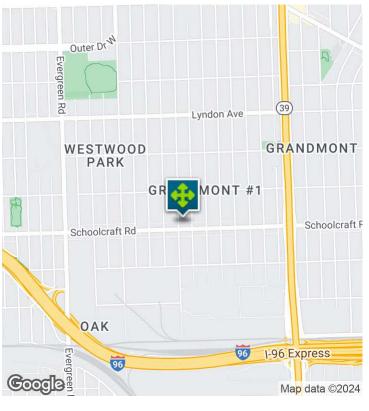
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## 18940 SCHOOLCRAFT RD, DETROIT, MI 48223 // FOR LEASE EXECUTIVE SUMMARY





Lease Rate	\$10.50 SF/YR (MG)	
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#### **OFFERING SUMMARY**

Building Size:	2,800 SF
Available SF:	1,900 SF
Lot Size:	0.14 Acres
Year Built:	1966
Zoning:	B4
Market:	Detroit / W of Woodward
Submarket:	Detroit / The Pointes

#### **PROPERTY OVERVIEW**

Office space with plenty of potential available for lease in the close-knit Grandmont/Rosedale community - called the 'Home of the Good Neighbors'' community.

Built out as medical, the 1,900 SF of available space accompanies Artesian Dental Group PLC in this two-tenant building. The lease is below market rate with flexible terms and includes access to 360 SF shared reception area. Located just minutes from Southfield Freeway, I-96 Express, and West Grand River Ave.

#### LOCATION OVERVIEW

Located just minutes from Southfield Freeway, I-96 Express, and West Grand River Ave. The Grandmont/Rosedale community is made up of 5 neighborhoods. North Rosedale Park, Rosedale Park, Grandmont, Grandmont #1 and Minock Park. These neighborhoods are among some of the most desired residential communities in Detroit.

#### **PROPERTY HIGHLIGHTS**

- Ideal facility for complementary & supplemental medical practitioners
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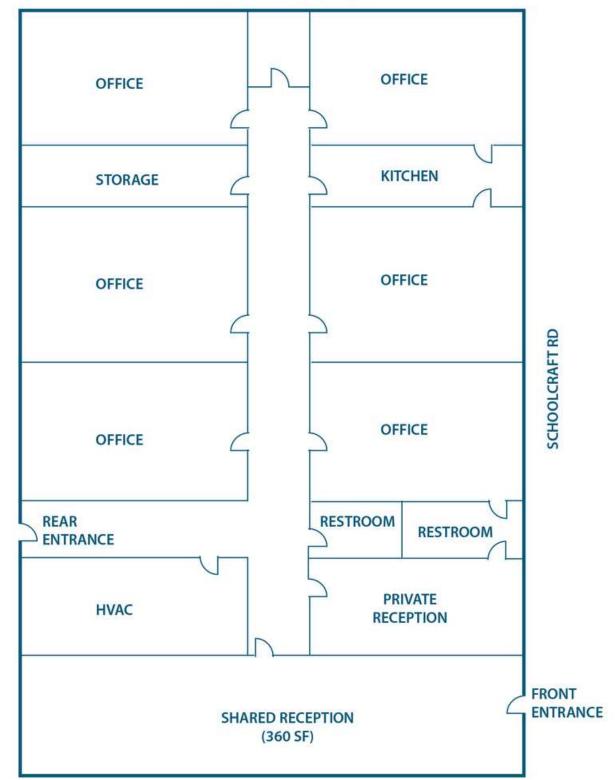


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**APPROXIMATELY 1,900 SF** 

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#### 18940 SCHOOLCRAFT RD, DETROIT, MI 48223 // FOR LEASE ADDITIONAL PHOTOS







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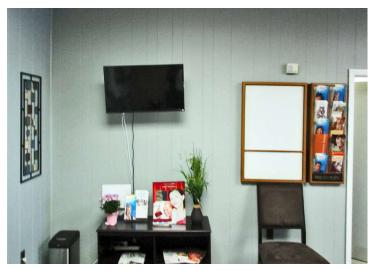
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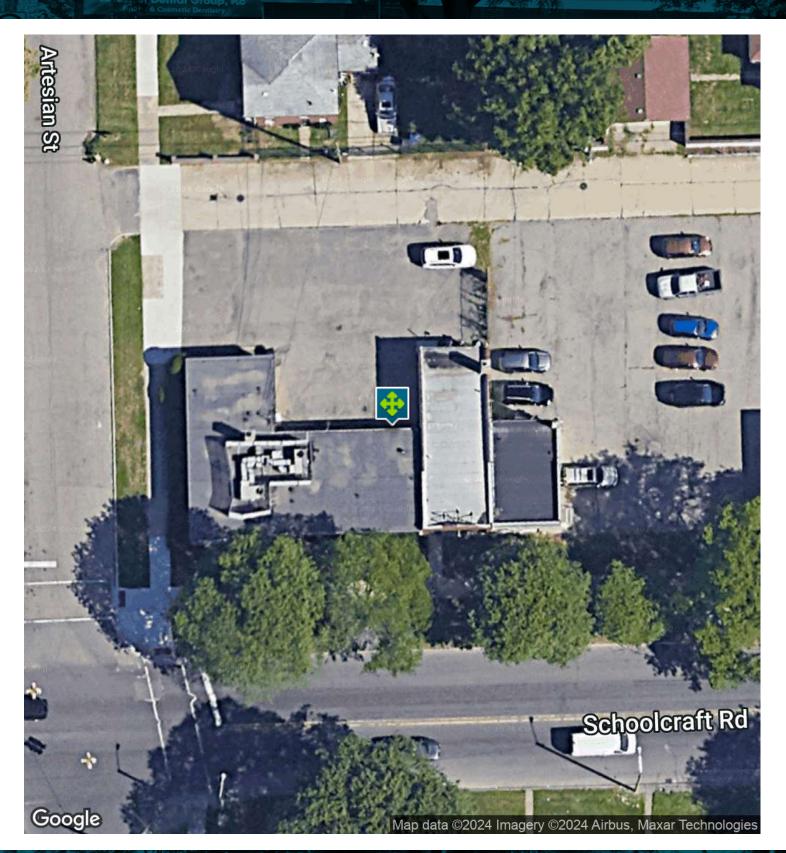
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## 18940 SCHOOLCRAFT RD, DETROIT, MI 48223 // FOR LEASE AERIAL MAP

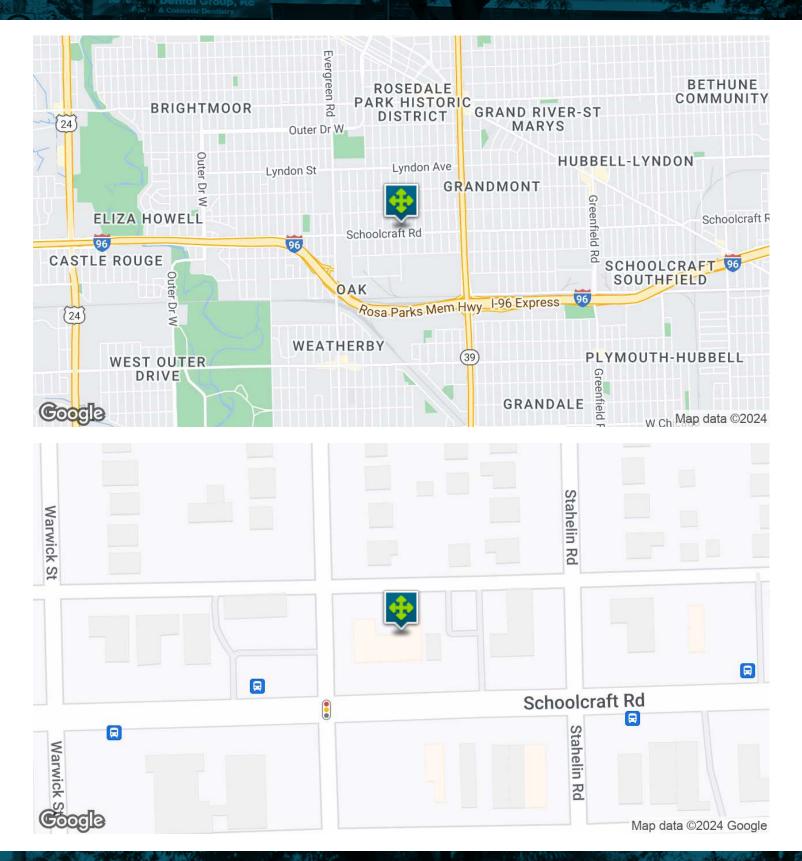




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## 18940 SCHOOLCRAFT RD, DETROIT, MI 48223 // FOR LEASE LOCATION MAP

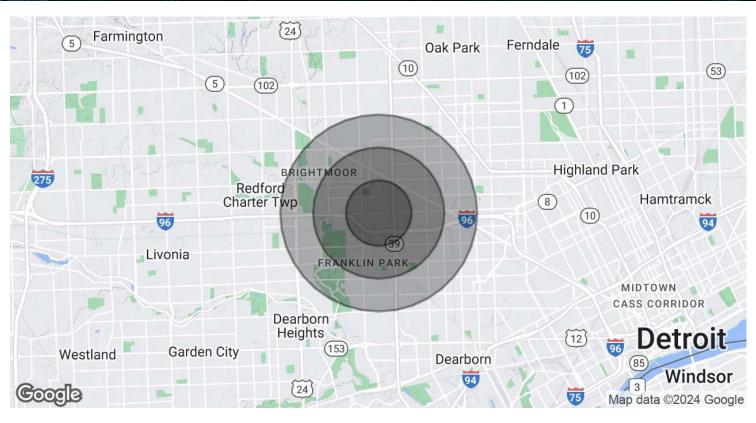




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## 18940 SCHOOLCRAFT RD, DETROIT, MI 48223 // FOR LEASE DEMOGRAPHICS MAP & REPORT



1 MILE	2 MILES	3 MILES
16,137	73,548	167,228
36.1	35.0	33.8
35.3	32.6	30.5
36.4	36.5	35.8
1 MILE	2 MILES	3 MILES
5,801	26,577	59,519
2.8	2.8	2.8
\$56,705	\$49,524	\$44,721
\$121,161	\$105,558	\$99,854
	16,137 36.1 35.3 36.4 <b>1 MILE</b> 5,801 2.8 \$56,705	16,13773,54836.135.035.332.636.436.51 MILE2 MILES5,80126,5772.82.8\$56,705\$49,524

\* Demographic data derived from 2020 ACS - US Census



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#### FOR MORE INFORMATION, PLEASE CONTACT:



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