

OFFICE PROPERTY FOR LEASE

Office Space in Livonia w/ Expressway Access

35200 SCHOOLCRAFT RD
LIVONIA, MI 48150



Easy expressway access to Metro
Airport/Metro Area and Ann Arbor
Close to restaurants and services
New finishes
Abundant private offices



P.A. COMMERCIAL
Corporate & Investment Real Estate

METRO PROFESSIONAL CENTER

35200 SCHOOLCRAFT RD, LIVONIA, MI

// EXECUTIVE SUMMARY



OFFERING SUMMARY

Available SF:	1,080 - 1,300 SF
Building Size:	18,000 SF
Lease Rate:	\$14.95 SF/yr (MG)
Zoning:	OS
Market:	Detroit
Submarket:	Southern I-275 Corridor
Traffic:	146,134 VPD
Parking:	65 Surface Spots

PROPERTY OVERVIEW

Two office spaces are available for lease within an attractive one-story office building, ranging from 1,080 - 1,300 SF. New finishes throughout the office with ample parking. Option of shared conference room available.

LOCATION OVERVIEW

Located immediately off I-96 giving access to all of metro Detroit. Minutes from many restaurants and services.

PROPERTY HIGHLIGHTS

- Easy expressway access to Metro Airport/Metro Area and Ann Arbor
- Close to restaurants and services
- New finishes
- Abundant private offices

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// AVAILABLE SPACES

LEASE TYPE | MG

TOTAL SPACE | 1,080 - 1,300 SF

LEASE TERM | Negotiable

LEASE RATE | \$14.95 SF/yr



SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
35200 Schoolcraft Rd - Suite 102	Available	1,300 SF	Modified Gross	\$14.95 SF/yr
35200 Schoolcraft Rd - Suite 103	Available	1,080 SF	Modified Gross	\$14.95 SF/yr

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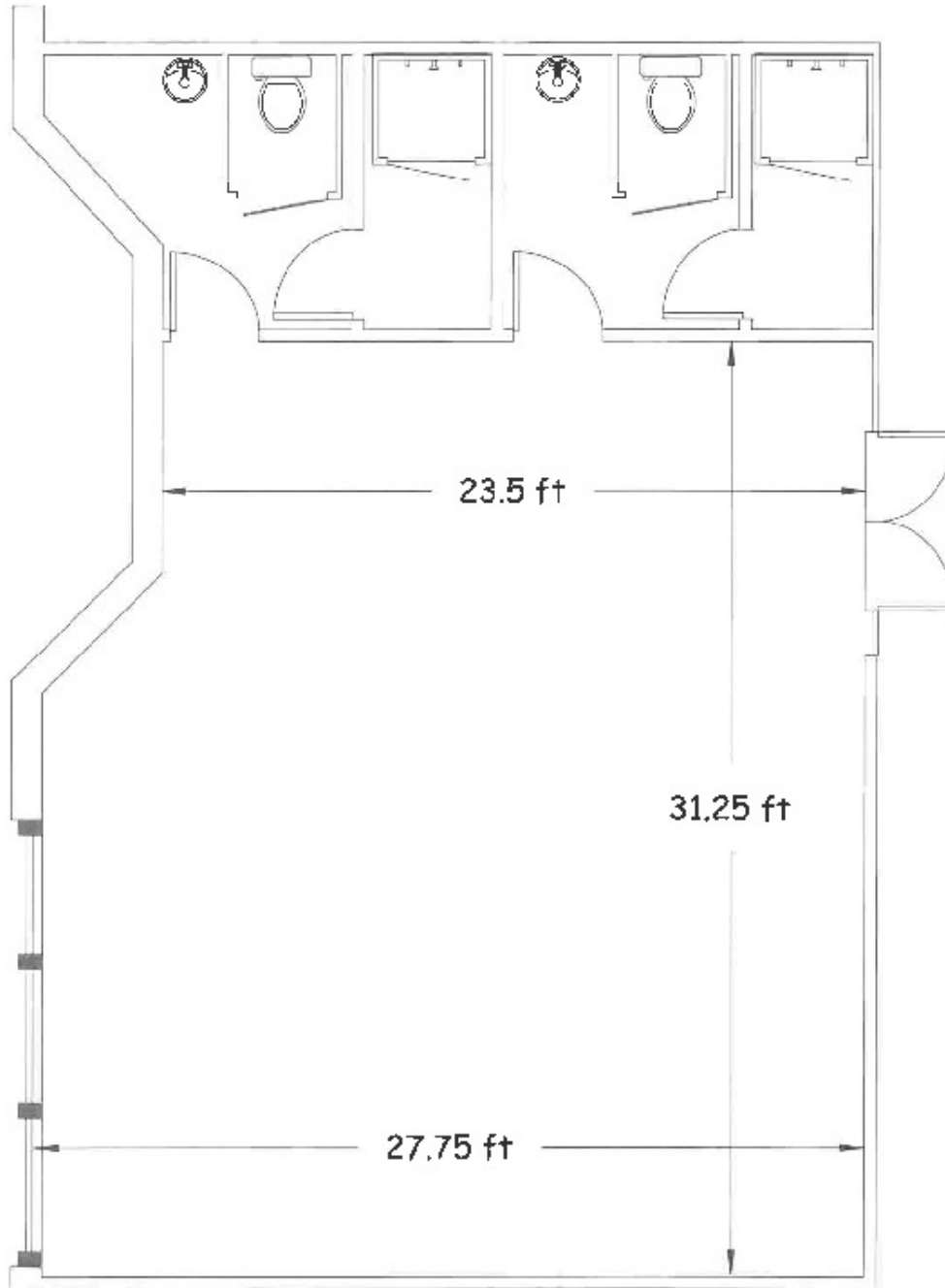
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SUITE 102 // FLOOR PLAN



35200 Schoolcraft Suite 102 (1,300 S.F.)

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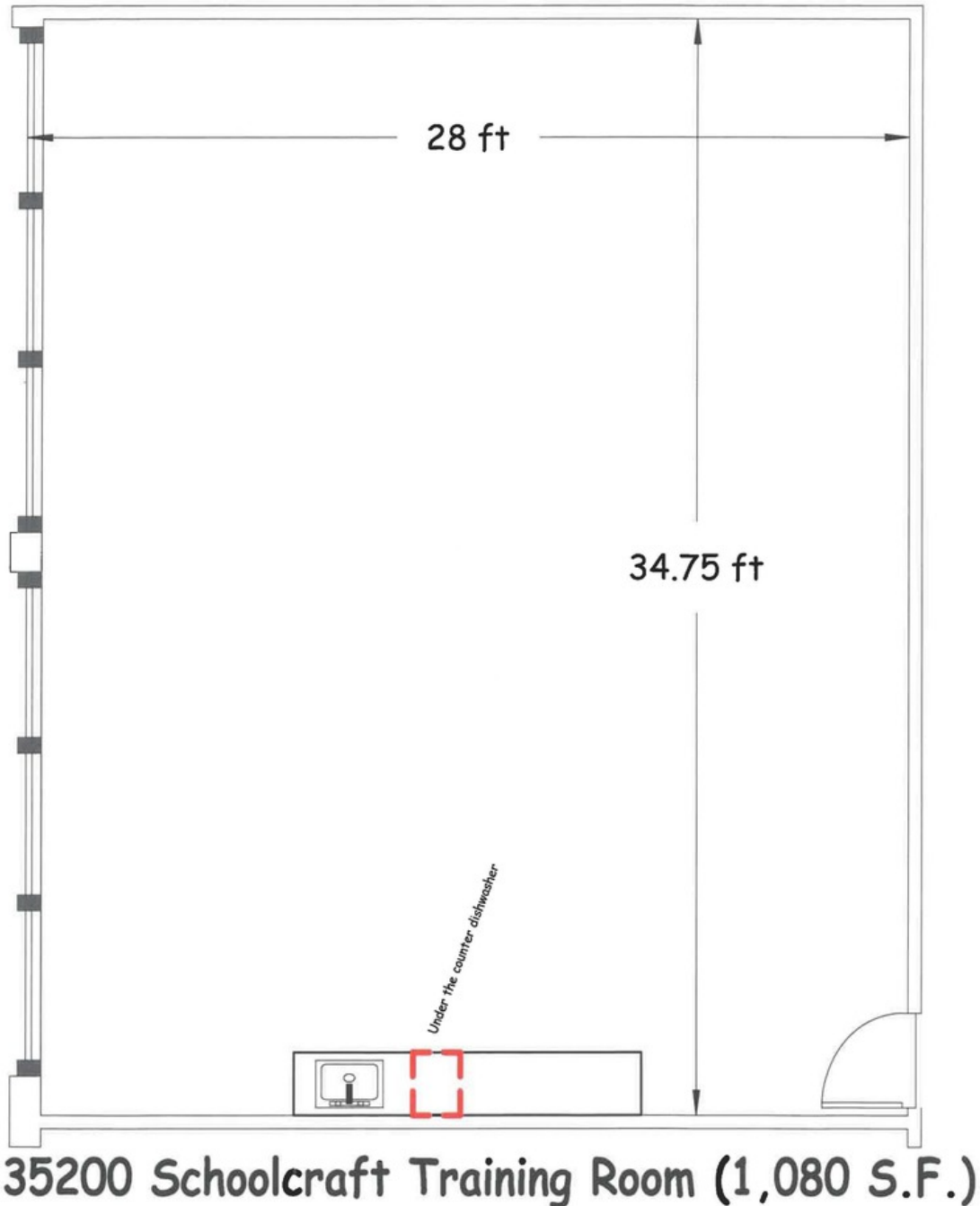
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SUITE 103 // FLOOR PLAN



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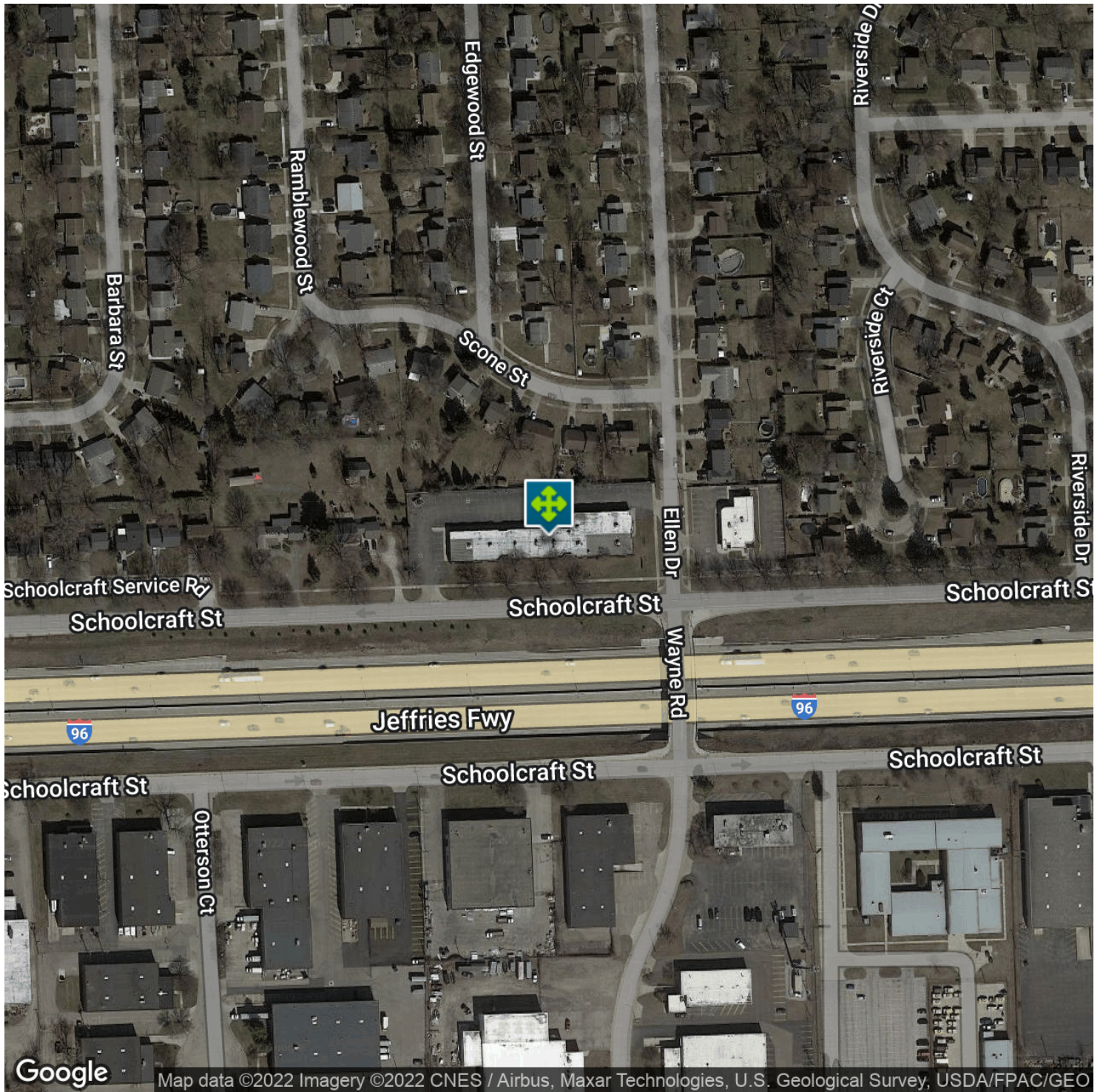
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// AERIAL MAPS



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// RETAILER MAP



Google

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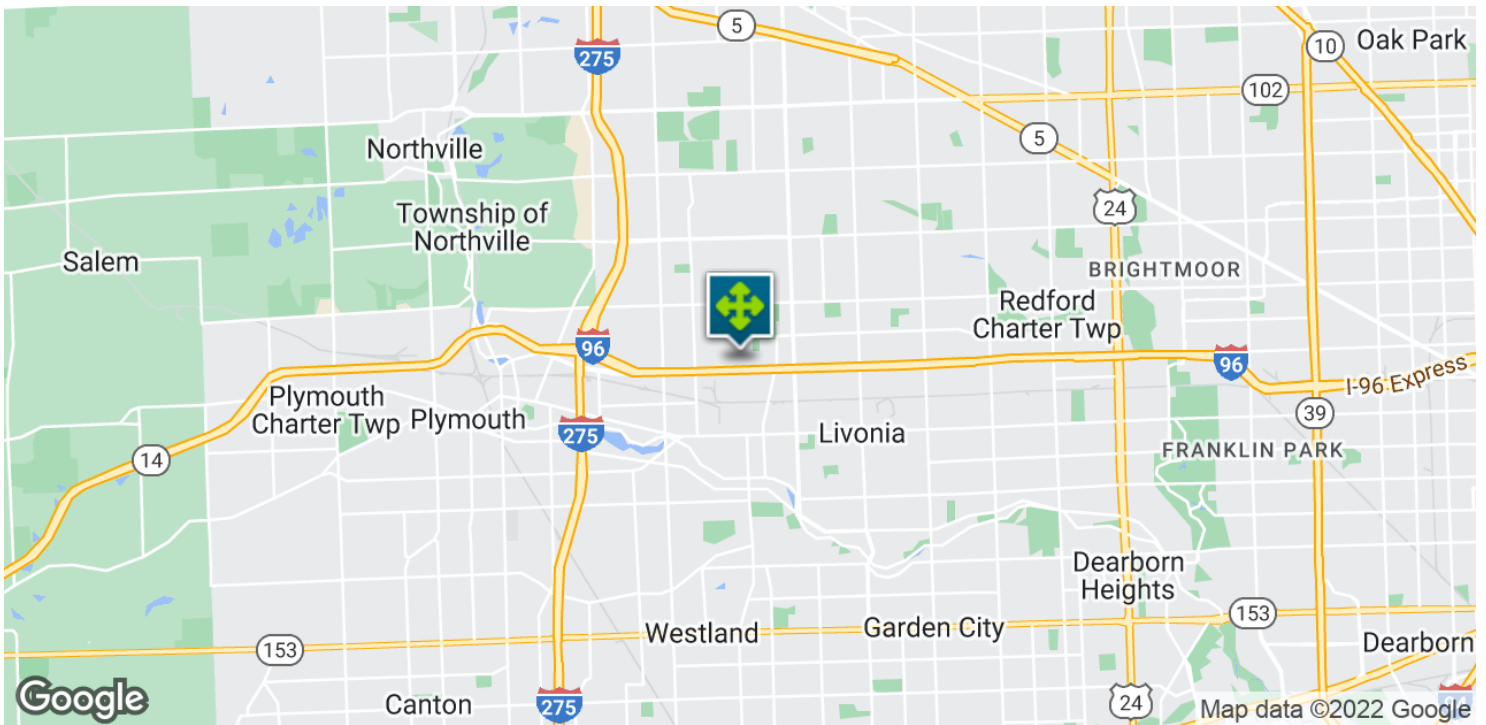
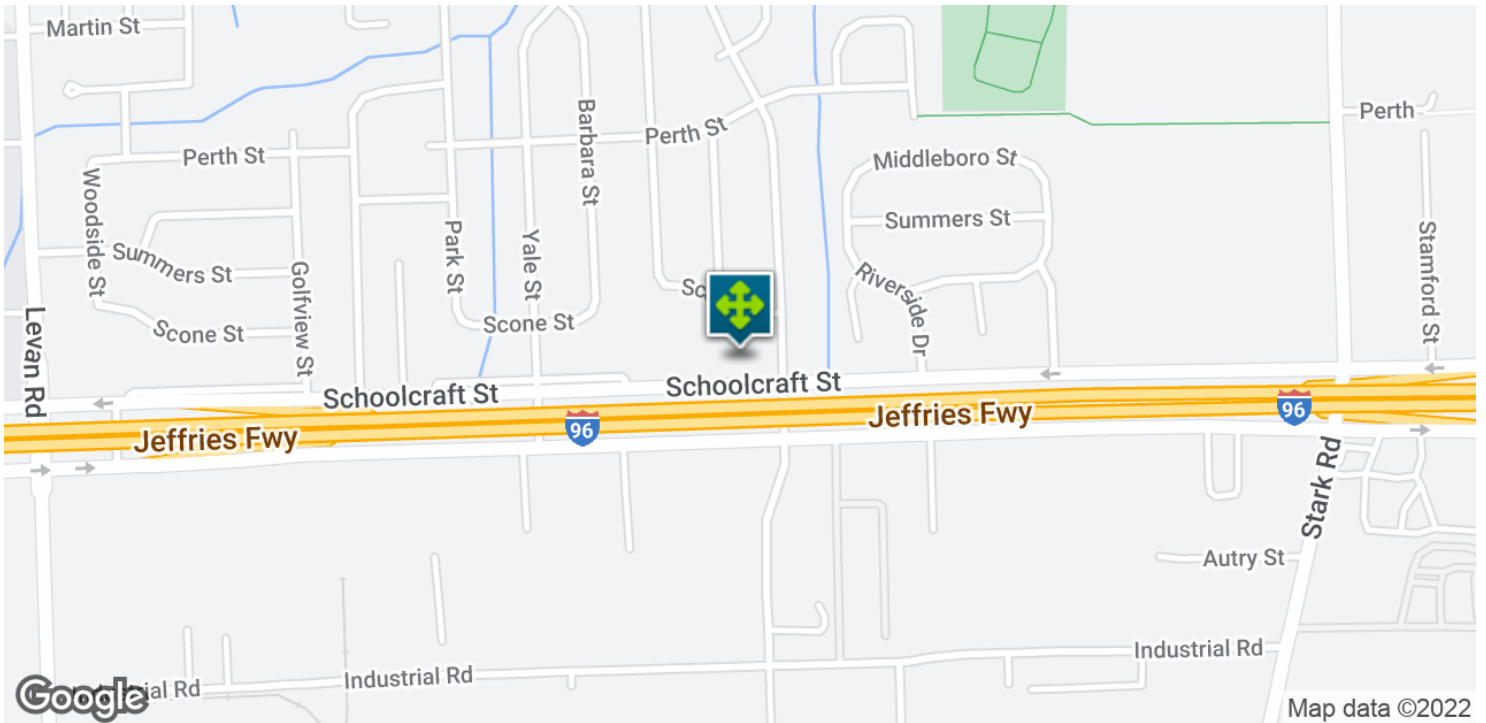
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// LOCATION MAPS



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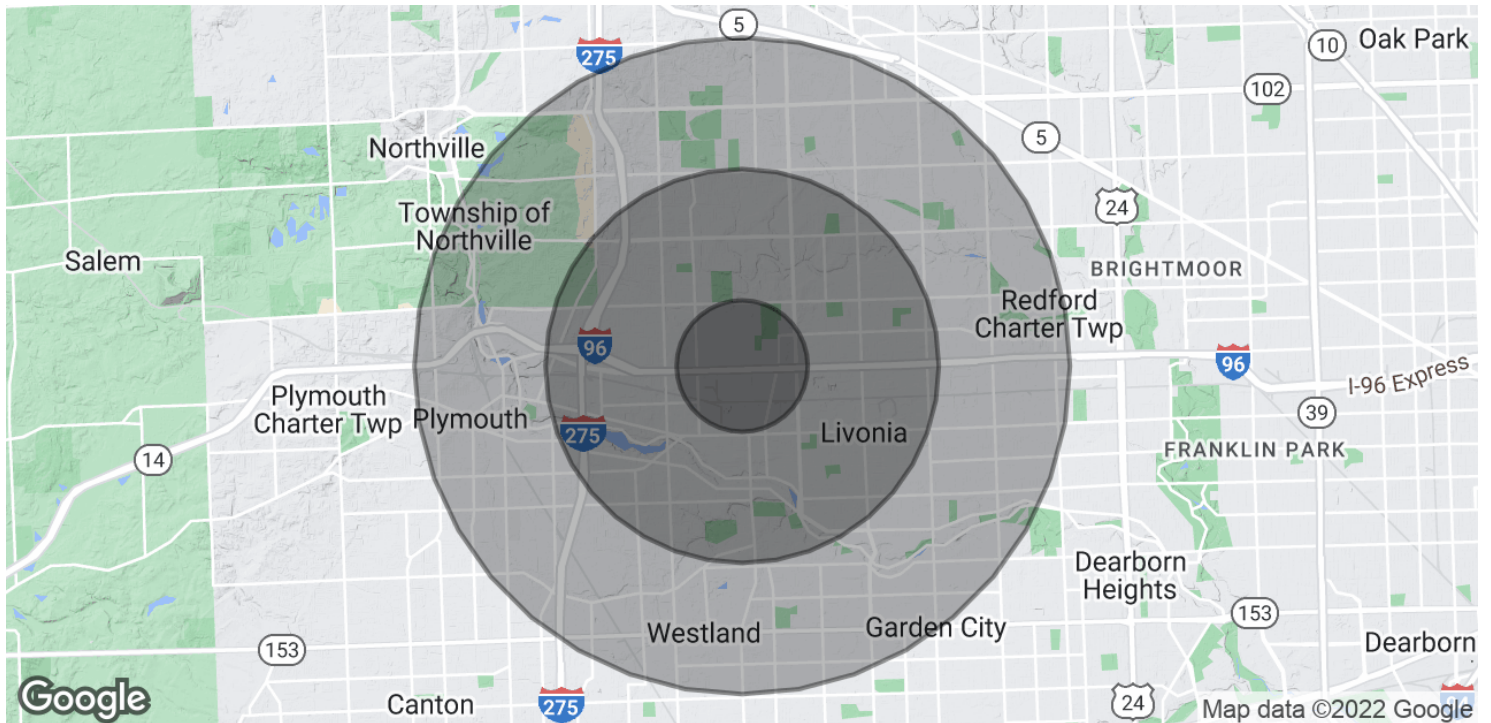
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// DEMOGRAPHICS MAP & REPORT



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	4,834	79,505	229,438
Average age	44.4	43.7	41.7
Average age (Male)	41.2	41.7	39.7
Average age (Female)	46.7	45.3	43.3

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	1,700	30,969	93,430
# of persons per HH	2.8	2.6	2.5
Average HH income	\$81,604	\$80,206	\$72,831
Average house value	\$204,343	\$211,152	\$193,405

* Demographic data derived from 2020 ACS - US Census

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