

FOR LEASE

PROVINCIAL OFFICE PLAZA



14049 EAST 13 MILE ROAD WARREN, MI 48088

PROPERTY HIGHLIGHTS:

- 871 SF - 5,159 SF available
- Medical office space with plumbing in place
- Professionally-managed and well-maintained property
- Monument signage available
- Close proximity to Ascension Macomb-Oakland Hospital
- Abundant parking (150 spaces)
- Lease Rate: \$12.95 plus gas, janitorial and electric

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PROVINCIAL OFFICE PLAZA PROPERTY **AVAILABILITY**



AVAILABLE SUITES

SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE (SF)
Suite 1	Office Building	\$12.95 SF/yr	Gross + Janitorial, Electric, Gas	4,288 SF
Suite 5	Office Building	\$12.95 SF/yr	Gross + Janitorial, Electric, Gas	871 SF
Suite 1 + 5	Office Building	\$12.95 SF/yr	Gross + Janitorial, Electric, Gas	5,159 SF

PROVINCIAL OFFICE PLAZA LOCATION OVERVIEW



TRAFFIC COUNTS

INTERSECTION	CARS PER DAY
13 Mile Rd at Schoenherr Rd	19,730
Schoenherr Rd at 13 Mile Rd	37,634
13 Mile Rd at Hayes Rd	19,513

DEMOGRAPHICS

	1 MILE	2 MILES	3 MILES
Total Population	18,234	57,559	122,630
Total Households	7,759	24,096	51,387
Average HH Income	\$59,849	\$62,639	\$61,931

