

Saline Office Condo

168 & 170 S Industrial Dr, Saline, MI 48176



Listing ID: 30324308
Status: Active
Property Type: Office For Lease
Office Type: Business Park, Medical
Contiguous Space: 3,500 SF
Total Available: 3,500 SF
Lease Rate: \$19.50 PSF (Annual)
Base Monthly Rent: \$5,687
Lease Type: Modified Gross
Ceiling: 10 ft.



Overview/Comments

Rare find, really cool office space. Suite has been totally remodeled and updated. Everything is brand new. Move right in, Perfect for chiropractor, therapist, accountant, doctor, insurance company, etc.

Light and airy with ten offices, conference room, lounge/kitchen area, copy room, mail room, two bathrooms, women's has shower.

Great location and value. Lease to own.

More Information Online

<http://www.cpix.net/listing/30324308>

QR Code

Scan this image with your mobile device:



General Information

Taxing Authority:	City of Saline	Class of Space:	Class B
Tax ID/APN:	18-12-31-475-017 & 18-12-31-475-018	Gross Building Area:	14,000 SF
Office Type:	Business Park, Medical, Mixed Use, Office Building	Building/Unit Size (RSF):	14,000 SF
Zoning:	SPA-1	Usable Size (USF):	14,000 SF
Building Name:	Gateway Center	Land Area:	7 Acres

Available Space

Suite/Unit Number:	17 & 18	Date Available:	08/20/2018
Suite Floor/Level:	1st	Lease Term (Months):	60 Months
Space Available:	3,500 SF	Lease Rate:	\$19.50 PSF (Annual)
Minimum Divisible:	3,500 SF	Lease Type:	Modified Gross
Maximum Contiguous:	3,500 SF	Conference Rooms:	1
Space Description:	Beautifully finished multi-office suite. Lease rate is gross plus utilities.	Offices:	10
Space Type:	Relet	Kitchen/Breakroom:	Yes
		Parking Spaces:	0

Area & Location

Property Located Between:	West of Industrial Drive & South of Michigan Avenue (US-12)	Highway Access:	Access to US-23 4.5 miles NE on US-12.
Property Visibility:	Excellent	Airports:	Ann Arbor, Willow Run & Detroit Metro

Building Related

Total Number of Buildings:	4	Year Built:	2000
Number of Stories:	2	Roof Type:	Gable
Typical SF / Floor:	7,000 SF	Construction/Siding:	Brick

Parking Ratio:	3.6 (per 1000 SF)	Freight Elevators:	0
Parking Type:	Surface	Sprinklers:	None
Parking Description:	Ample parking right outside your door.	Heat Type:	Natural Gas
Total Parking Spaces:	25	Heat Source:	Central
Ceiling Height:	10	Air Conditioning:	Package Unit
Passenger Elevators:	0		

Land Related

Part of Planned Development?:	Yes
Water Service:	Municipal
Sewer Type:	Municipal

Legal Description 168 S Industrial > M.D. L4049 P976 UNIT 17 GATEWAY CENTER SPLIT ON 09/21/2001 FROM 18-12-31-470-021; 170 S Industrial > M.D. L4049 P976 UNIT 18 GATEWAY CENTER SPLIT ON 09/21/2001 FROM 18-12-31-470-021;

Location

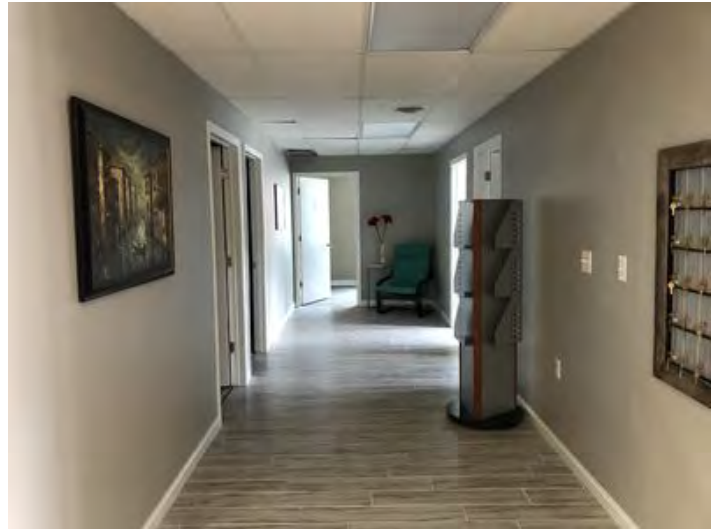
Address:	168 & 170 S Industrial Dr, Saline, MI 48176	MSA:	Ann Arbor
County:	Washtenaw	Submarket:	Washtenaw W of 23



Property Images



168-170 S Industrial - front reception area



168-170 S Industrial > hallway



168-170 S Industrial > office



168-170 S Industrial > office



168-170 S Industrial > open area



168-170 S Industrial > office



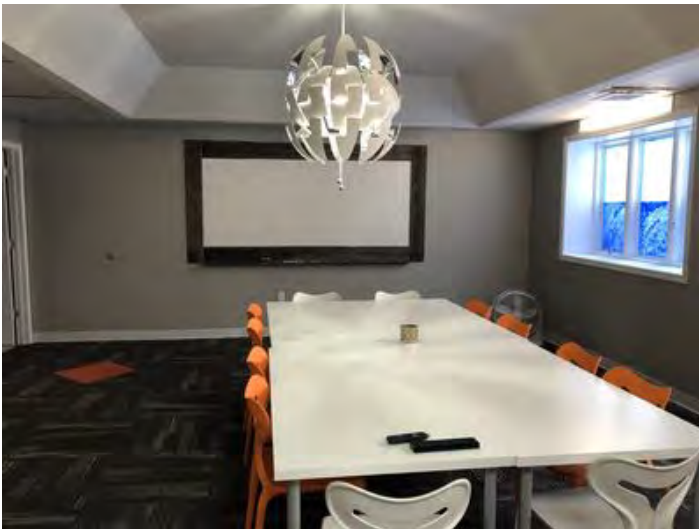
168-170 S Industrial > Resource Area



168-170 S Industrial > Kitchen / Lounge Area



168-170 S Industrial > Kitchen / Lounge Area



168-170 S Industrial > Conference Room



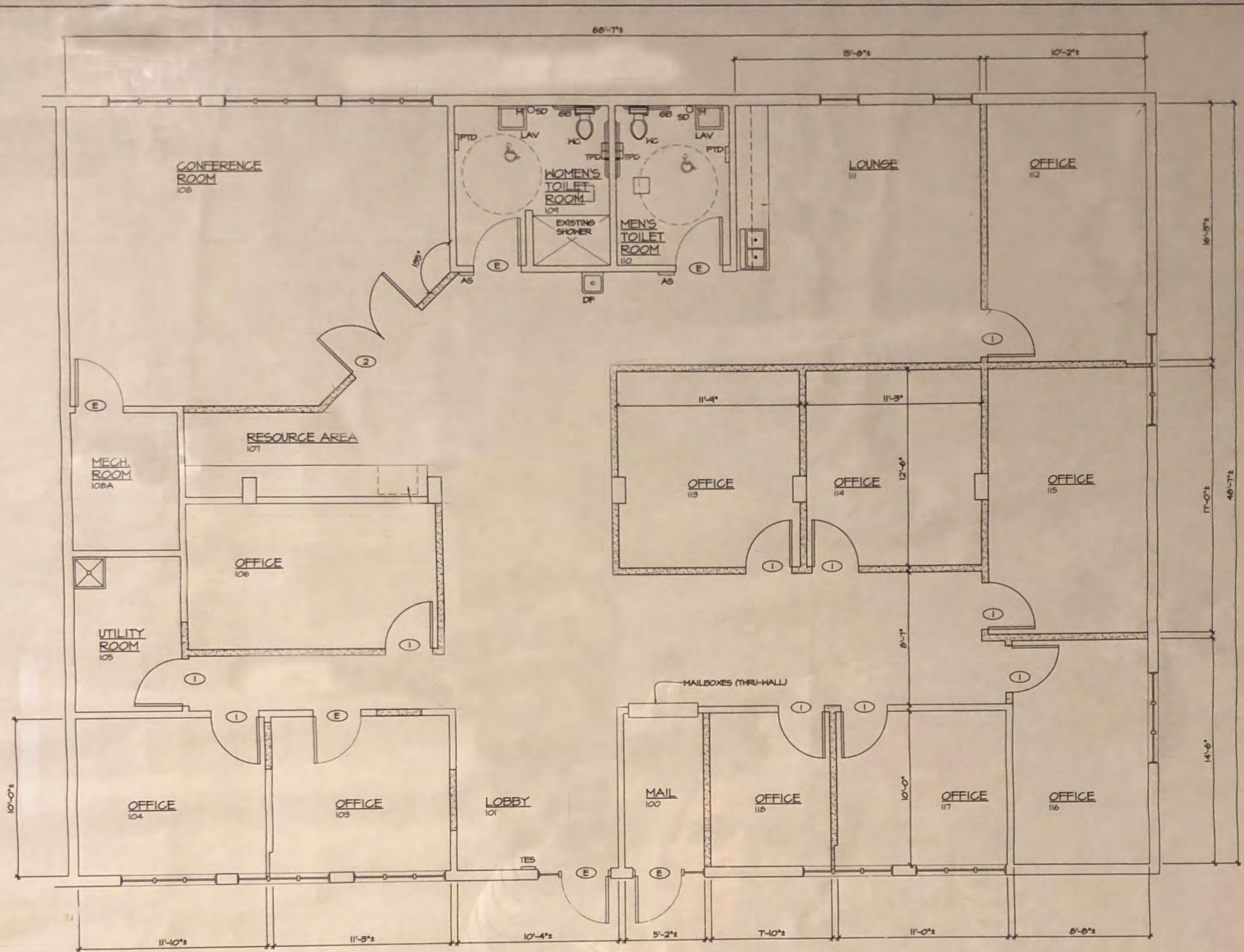
168-170 S Industrial > Looking towards front door

Property Contacts

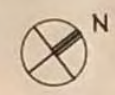


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FLOOR PLAN
SCALE: 1/4" = 1'-0"



DOOR TYPES
SCALE: 1/4" = 1'-0"