

FOR SALE OR LEASE >

MEDICAL OFFICE BUILDING

12815 NORTHLINE ROAD | SOUTHGATE, MICHIGAN



NEW PRICING



MAIN ROAD EXPOSURE

> PROPERTY HIGHLIGHTS

- 2,449 Square Foot, Well Maintained Single Tenant Medical Building
- 6 Exam Rooms; 2 Private Offices; 1 X-Ray Room; 2 Restrooms
- Membrane Roof
- 2 Rooftop HVAC Units
- 15 Parking Spaces
- Available Immediately

COLLIERS INTERNATIONAL
2 Corporate Drive | Suite 300
Southfield, Michigan 48076

For More Information Call:

JOHN K. LOMINACK, SIOR
PHONE 248 540 1000 EXT 1850
EMAIL john.lominack@colliers.com

ROBERT HAVER
PHONE 248 540 1000 EXT 1858
EMAIL robert.haver@colliers.com

colliers.com/detroit



12815 NORTHLINE ROAD

SOUTHGATE, MICHIGAN

> BUILDING SPECS

Gross Square Feet:	2,449
Acreage:	0.210
Year Built:	1964
Year Renovated:	1999
Building Class:	C
Floors:	1
Roof:	Membrane
Zoning:	Office
Parking:	15 Spaces
Crossroads:	Northline Road/Fort Street



> FINANCIALS

Sale Price: \$242,000.00

Sale Price

Per Square Foot: \$98.82

Lease Rate: \$11.00/SF NNN

Annual Property Taxes: \$11,685.74

Property Taxes

Per Square Foot: \$4.77

> DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	21,086	111,849	215,345
AVG. INCOME	\$65,004	\$61,212	\$60,312
HOUSEHOLDS	8,998	48,069	91,170

> TRAFFIC COUNTS

■ Northline Road:	28,000 VPD
■ Fort Street	50,000 VPD

> HIGHLIGHTS

- Available Immediately
- Well Maintained, Medical Office Building
- 6 Exam Rooms; 2 Private Offices;
1 X-Ray Room; 2 Restrooms
- 2 Rooftop HVAC Units

JOHN K. LOMINACK, SIOR

PHONE 248 540 1000 EXT 1850

EMAIL john.lominack@colliers.com



ROBERT HAVER

PHONE 248 540 1000 EXT 1858

EMAIL robert.haver@colliers.com

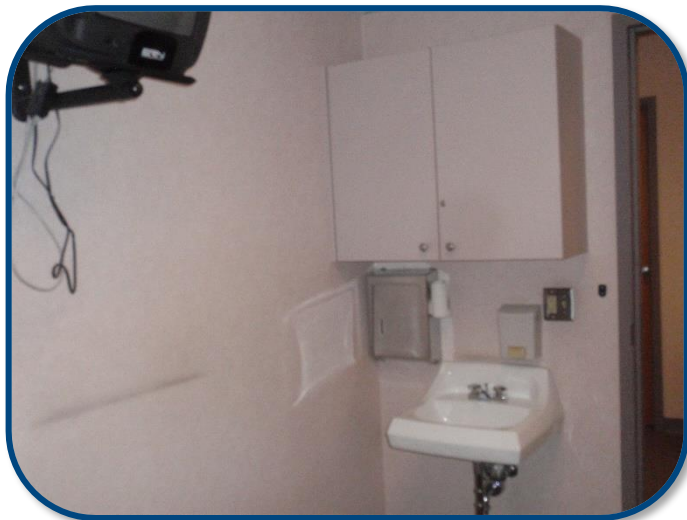
FOR SALE OR LEASE >

MEDICAL OFFICE BUILDING

12815 NORTHLINE ROAD | SOUTHGATE, MICHIGAN



> PROPERTY PHOTOS



JOHN K. LOMINACK, SIOR
PHONE 248 540 1000 EXT 1850
EMAIL john.lominack@colliers.com



ROBERT HAVER
PHONE 248 540 1000 EXT 1858
EMAIL robert.haver@colliers.com

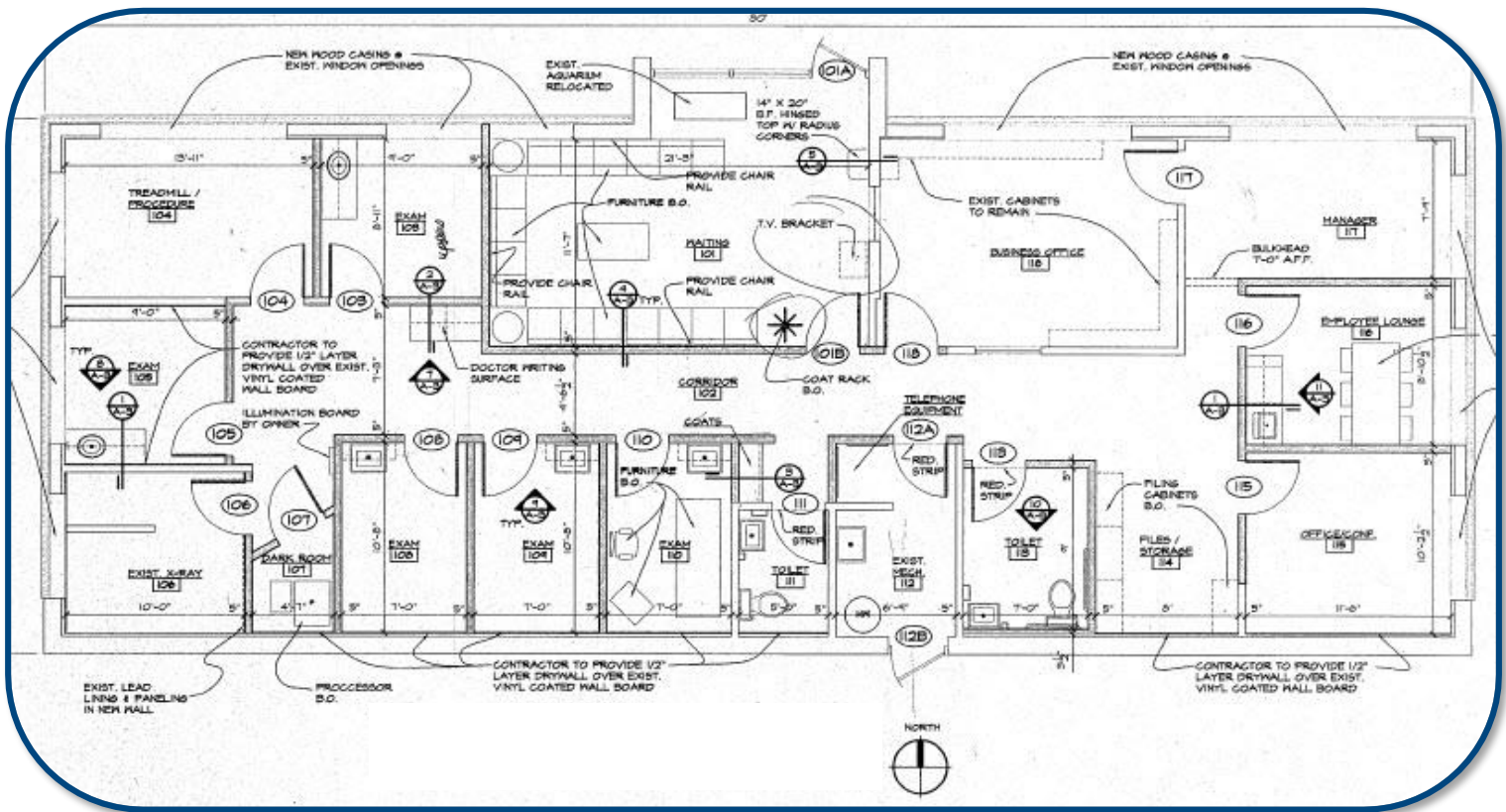
FOR SALE OR LEASE >

MEDICAL OFFICE BUILDING

12815 NORTHLINE ROAD | SOUTHGATE, MICHIGAN



> FLOOR PLAN



JOHN K. LOMINACK, SIOR
PHONE 248 540 1000 EXT 1850
EMAIL john.lominack@colliers.com



ROBERT HAVER
PHONE 248 540 1000 EXT 1858
EMAIL robert.haver@colliers.com

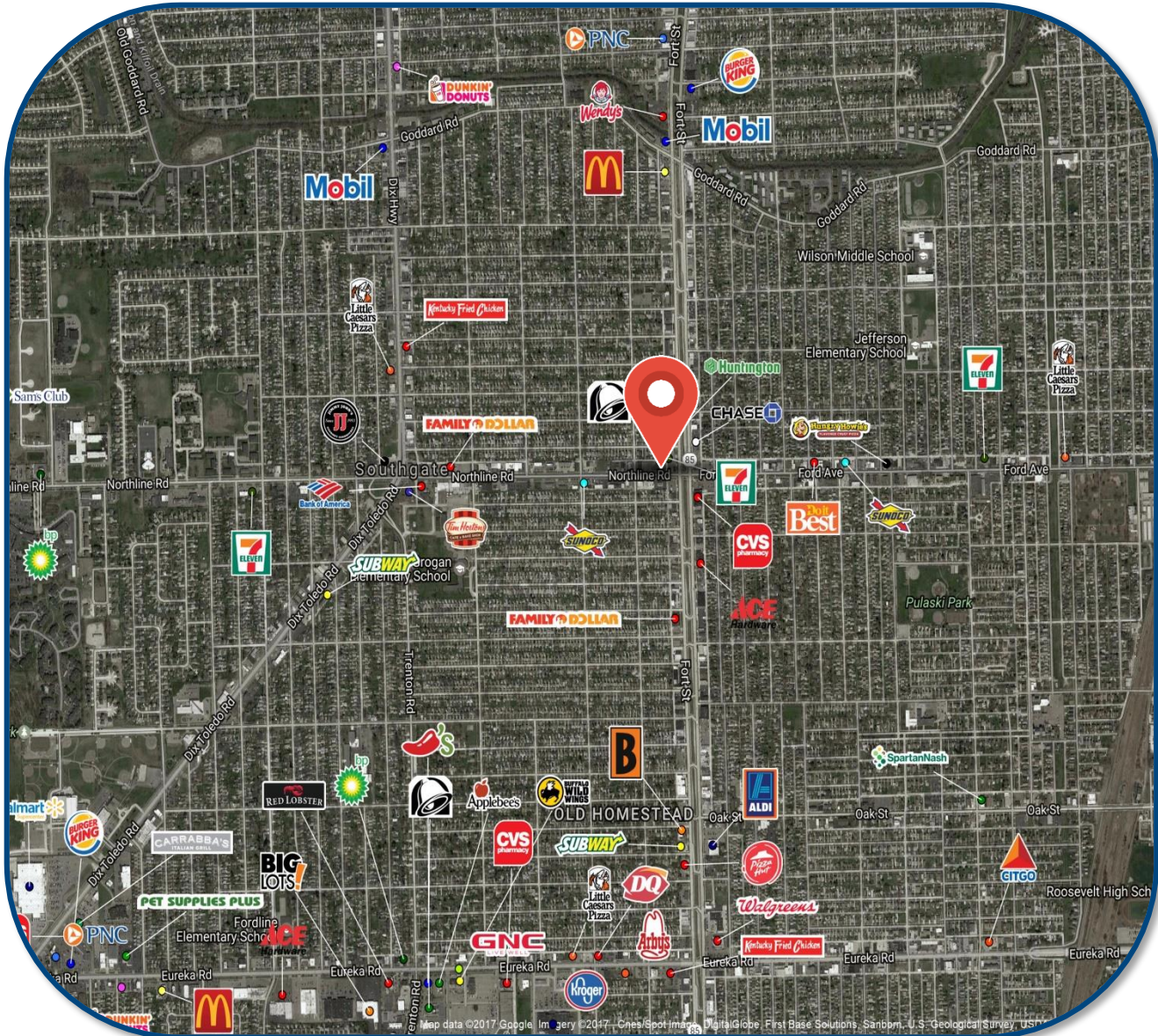
FOR SALE OR LEASE >

MEDICAL OFFICE BUILDING

12815 NORTHLINE ROAD | SOUTHGATE, MICHIGAN



> AREA MERCHANT AERIAL



JOHN K. LOMINACK, SIOR
PHONE 248 540 1000 EXT 1850
EMAIL john.lominack@colliers.com



ROBERT HAVER
PHONE 248 540 1000 EXT 1858
EMAIL robert.haver@colliers.com

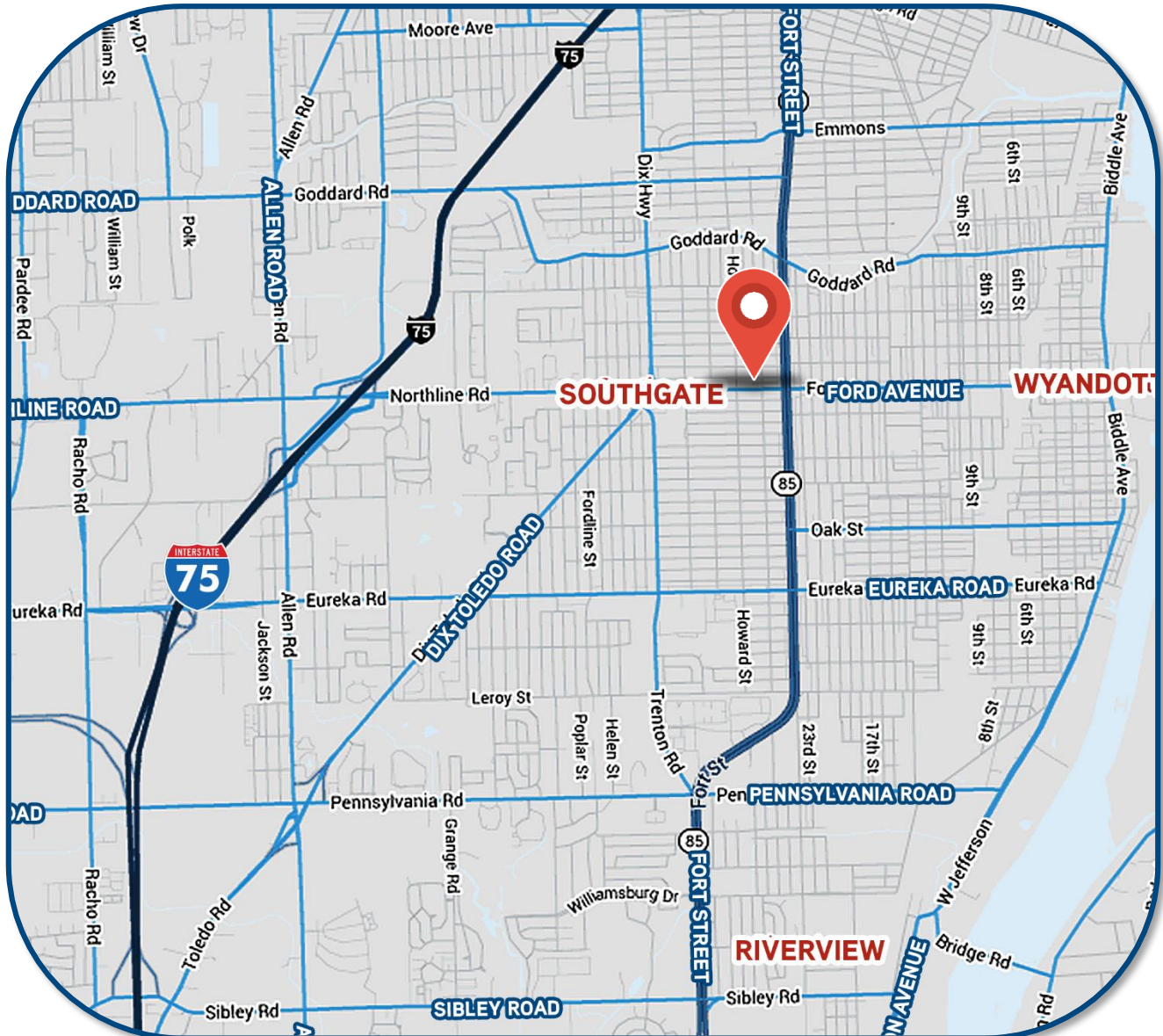
FOR SALE OR LEASE >

MEDICAL OFFICE BUILDING

12815 NORTHLINE ROAD | SOUTHGATE, MICHIGAN



> LOCATION MAP



JOHN K. LOMINACK, SIOR

PHONE 248 540 1000 EXT 1850

EMAIL john.lominack@colliers.com



ROBERT HAVER

PHONE 248 540 1000 EXT 1858

EMAIL robert.haver@colliers.com