

FOR LEASE > OFFICE

BALMORAL CENTRE

32121 WOODWARD AVENUE | ROYAL OAK, MI



GREAT OFFICE SPACE IN AN ARCHITECTURAL GEM!

> PROPERTY HIGHLIGHTS

- Up to 7,500 SF Available
- Wet Plaster Details and Mural in Common Area
- Great View of Woodward Avenue
- Elevator Exposure
- Covered Parking

COLLIERS INTERNATIONAL

2 Corporate Drive | Suite 300

Southfield, Michigan 48076

For More Information Call:

GARY P. GROCHOWSKI, SIOR

PHONE 248 540 1000 EXT 1856

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BRYAN BARNAS

PHONE 248 540 1000 EXT 1638

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colliers.com/detroit



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> PROPERTY PHOTOS



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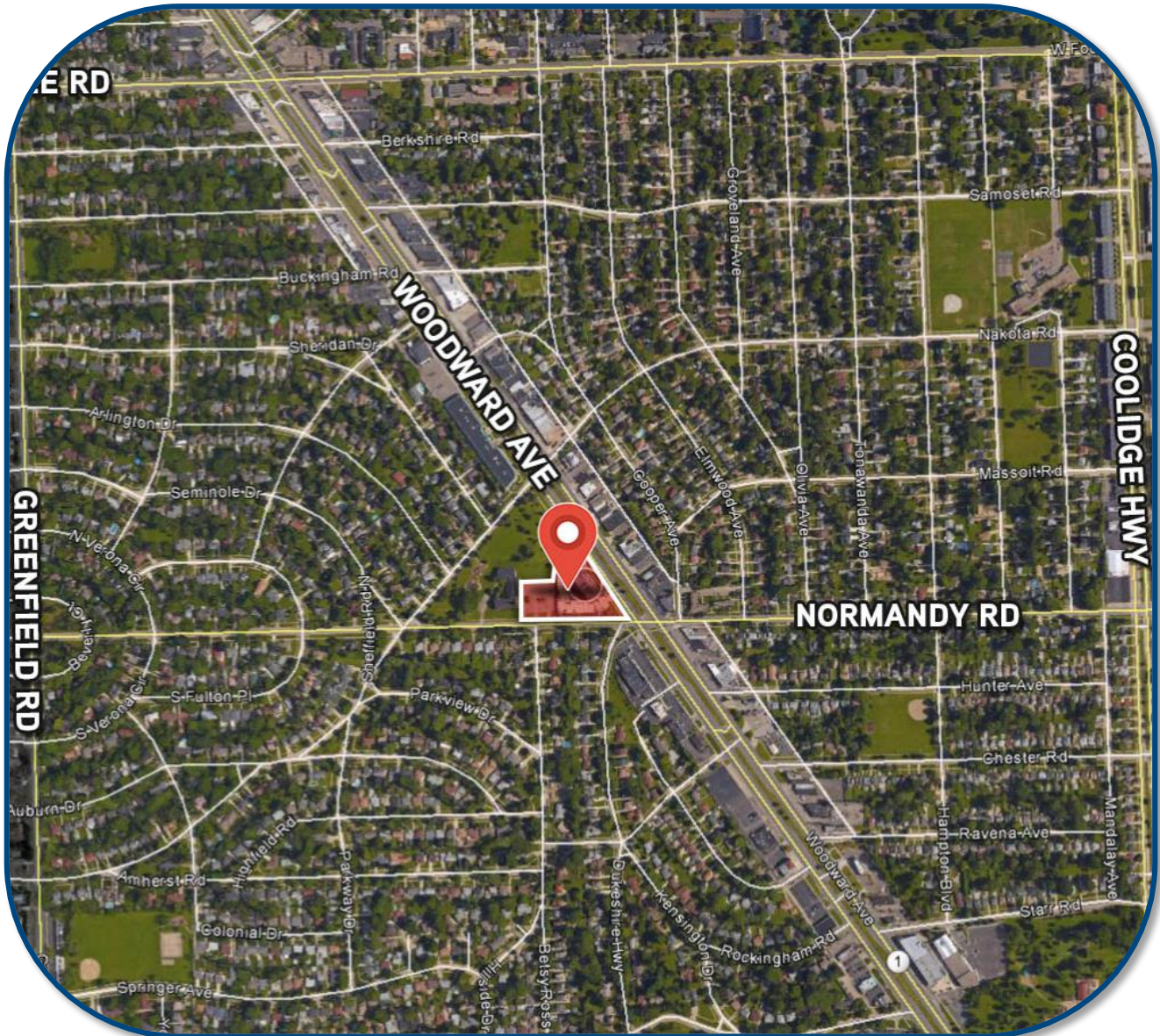
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> AERIAL VIEW



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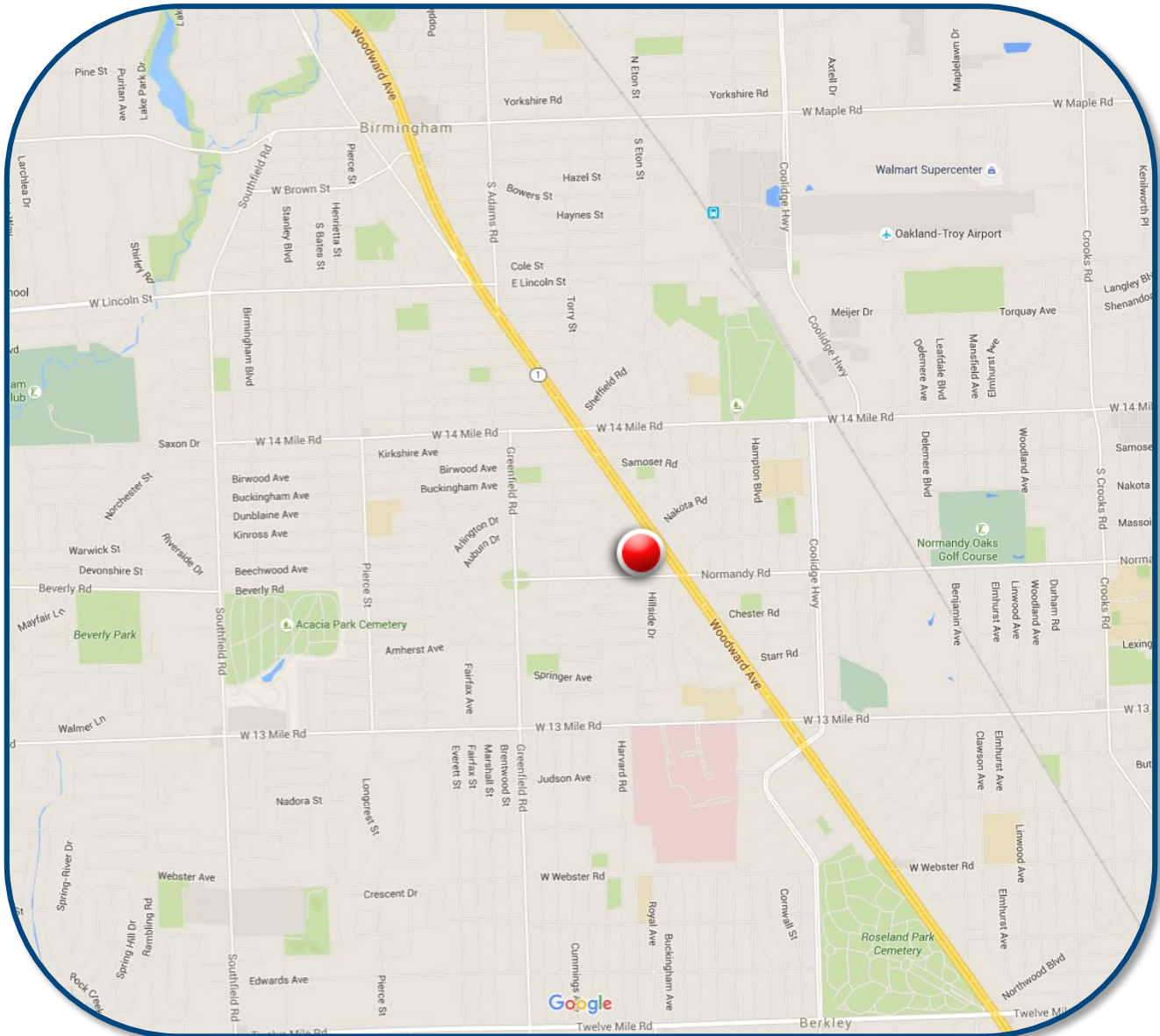
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> LOCATION MAP



Office Availability

For Lease

Balmoral Centre

32121 Woodward

Royal Oak, MI 48073



Sale Price:
Lease Rate : \$21.50 NNN
Gross Sq Ft: 52,000
Vacant Sq Ft: 7,500
Min Available Sq Ft: 2,500
Max Contiguous Sq Ft: 7,500
% Occupied: 86%
Date Built/Rehab: 2006 / 2011
T I Allowance: TBD
Pass Thrus: N/A
Property Taxes/Year: TBD
Parking: 156

For more information, contact:



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www.colliers.com

County: Oakland

Crossroads: Normandy and 14 Mile Road

- Great Office Space in Architectural Gem!
- Wet Plaster Details and Mural in Common Area
- Great View of Woodward Avenue
- Elevator Exposure
- Covered Parking

Site Status: Existing

Acres: 1.19

Zoning: Commercial

Sub-Type: Office

Floors: 4

Basement:

Class: B