

# FOR SALE/LEASE

25200 TELEGRAPH ROAD  
SOUTHFIELD, MICHIGAN

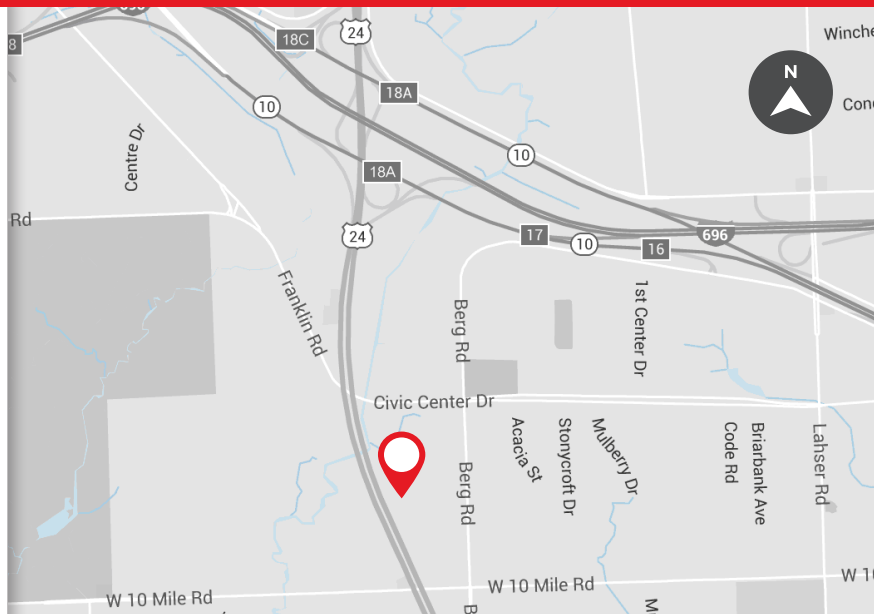
**MARS**  
corporate center



**COME SEE THE ALL NEW MARS CAFÉ - NOW OPEN**

Max Contiguous: **± 40,310 SF**  
Total Available Space: **± 54,661 SF**  
Rental Rate: **\$16.95 per SF Gross + Electric**  
Year Built/Renovated: **1974 / 2005**  
Sale Price: **TBD**

- Nearly 13,000 SF of plug & play space and a full floorplate with 40,310 SF are currently available
- Suites from 1,087 to 40,310 SF
- Recently renovated lobbies & atrium
- New on-site cafe completed Summer 2016
- High visibility on Telegraph Road and 10 Mile
- Close proximity to I-696, M-10 & M-39 (Southfield Freeway)
- Premier office in the heart of Southfield market just minutes to all metro Detroit's major office markets
- Suites available for immediate occupancy
- Contact David Friedman to discuss sale



**FOR MORE INFORMATION PLEASE CALL:**

**ROBERT GAGNIUK**  
robert.gagniuk@freg.com

**TODD HAWLEY**  
todd.hawley@freg.com

**248.324.2000**

**OFFICE eCODE 008**



We have no reason to doubt the accuracy of information contained herein, but we cannot guarantee it. All information should be verified prior to purchase and/or lease.



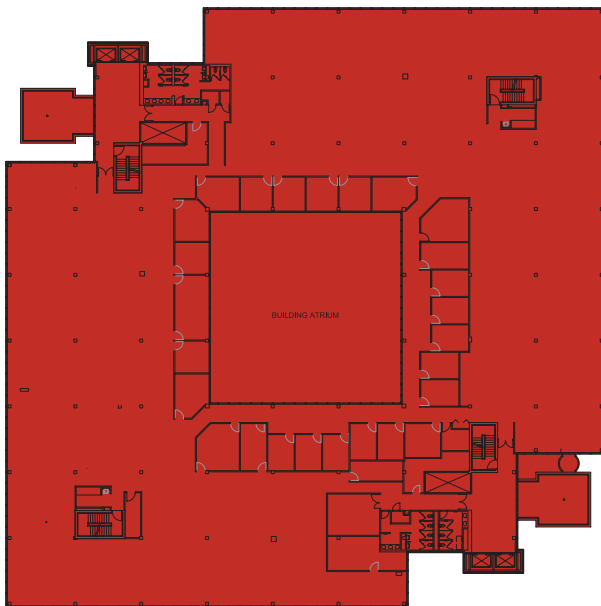
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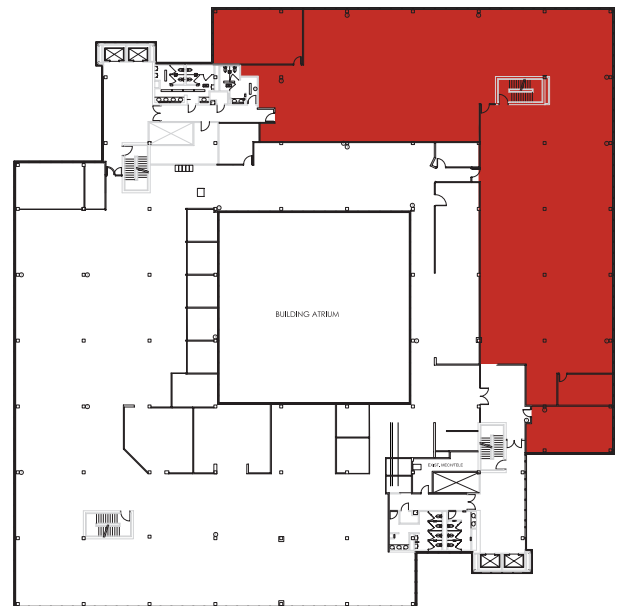
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**FULL FLOOR PLATE 40,310 SF AVAILABLE - 12,712 SF OF PLUG & PLAY SPACE AVAILABLE**



**2<sup>ND</sup> FLOOR - 40,310 SF**



**3<sup>RD</sup> FLOOR - 12,712 SF - PLUG & PLAY**

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