Class A Medical Office

1135 W. University, Rochester, MI 48307

Listing ID: 30523502 Status: Active

Property Type: Office For Lease

Office Type: Medical

Contiguous Space: 103 - 11,013 SF Total Available: 34,917 SF

Lease Rate: \$21.75 - 23.50 PSF (Annual)

Base Monthly Rent: \$186.69 - 8,922

Lease Type: NNN

Overview/Comments

- Class A Medical Office with direct access to the Ascension Providence Rochester Hospital campus (formerly Crittenton)
- High-end finishes, several elevators throughout the building
- Located at major intersection- University (Walton) & Livernois
- Walkable distance to downtown Rochester, one of the fastest growing cities in Michigan... More people, more patients!
- Close to restaurants, shopping, high-end residential areas
- Abundant parking (covered parking connected to building)
- Security guard and greeter
- Professional ownership & management
- Valet service and 1st floor pharmacy
- Attractive Tenant Improvement Allowances available

4,000 SF





More Information Online

https://cie.cpix.net//listing/30523502

QR Code

Parking Spaces:

350

Scan this image with your mobile device:



General Information

Tax ID/APN:1515101003Gross Building Area:113,687 SFOffice Type:Medical, OtherBuilding/Unit Size (RSF):113,687 SFBuilding Name:Medical Office BuildingLand Area:26.16 SFClass of Space:Class A

Available Space

Suite/Unit Number: 110 Space Type: Relet Suite Floor/Level: 1st floor Date Available: 11/01/2019 1,262 SF \$21.75 - 23.50 PSF (Annual) Space Available: Lease Rate: Minimum Divisible: 1,262 SF Lease Type: NNN

Available Space

Maximum Contiguous:

Suite/Unit Number: 146 Space Type: Relet Suite Floor/Level: 1st Floor Date Available: 11/01/2019 2,738 SF \$21.75 - 23.50 PSF (Annual) Space Available: Lease Rate: Minimum Divisible: 2,738 SF Lease Type: NNN 4,000 SF Maximum Contiguous:

Available Space

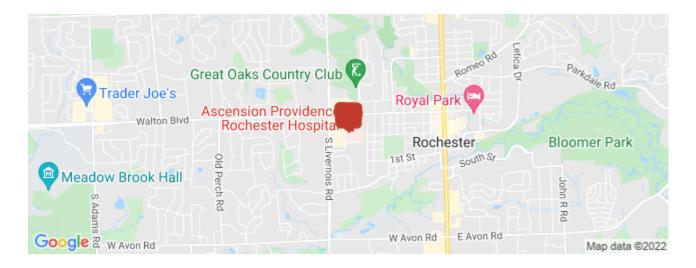
Suite/Unit Number:150Minimum Divisible:1,886 SFSuite Floor/Level:1st FloorMaximum Contiguous:1,886 SFSpace Available:1,886 SFSpace Type:Relet

Date Available: Lease Rate:	11/01/2019 \$21.75 - 23.50 PSF (Annual)	Lease Type: Parking Spaces:	NNN 350
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	160 1 st Floor 2,267 SF 2,267 SF 2,267 SF	Space Type: Date Available: Lease Rate: Lease Type: Parking Spaces:	Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN 350
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	165 1st Floor 3,138 SF 3,138 SF 3,138 SF	Space Type: Date Available: Lease Rate: Lease Type: Parking Spaces:	Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN 350
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	230 2nd 1,551 SF 1,551 SF 1,551 SF	Space Description: Space Type: Date Available: Lease Rate: Lease Type:	Medical Office space - 3 - Exam Rooms, 2-Offices, Break Room, Restroom, Business area and waiting area Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	246 2nd Floor 1,249 SF 1,249 SF 1,249 SF	Space Type: Date Available: Lease Rate: Lease Type: Parking Spaces:	Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN 350
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	300 3rd Floor 1,552 SF 1,552 SF 1,552 SF	Space Type: Date Available: Lease Rate: Lease Type: Parking Spaces:	Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN 350
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	315 3rd Floor 103 SF 103 SF 103 SF	Space Type: Date Available: Lease Rate: Lease Type: Parking Spaces:	Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN 350
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available:	350 3rd Floor 4,556 SF 4,556 SF	Space Type: Date Available: Lease Rate: Lease Type:	Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN

Available Space

Suite/Unit Number:	3rd Floor	Maximum Contiguous:	6,457 SF
Suite Floor/Level:	3rd Floor	Space Type:	Relet
Space Available:	6,457 SF	Date Available:	11/01/2019
Minimum Divisible:	6,457 SF	Lease Rate:	\$21.75 - 23.50 PSF (Annual)

Lease Type: Parking Spaces:	NNN 350		
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	3rd Floor 3rd Floor 630 SF 630 SF 630 SF	Space Type: Date Available: Lease Rate: Lease Type: Parking Spaces:	Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN 350
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	400 4th Floor 894 SF 894 SF 894 SF	Space Description: Space Type: Date Available: Lease Rate: Lease Type:	Medical space - 2-Exam rooms, 1-Procedure room, Restroom, Business area, Waiting area Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	415 4th Floor 1,415 SF 1,415 SF 2,746 SF	Space Type: Date Available: Lease Rate: Lease Type: Parking Spaces:	Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN 350
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	440 4th Floor 3,888 SF 3,888 SF 3,888 SF	Space Type: Date Available: Lease Rate: Lease Type: Parking Spaces:	Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN 350
Available Space			
Suite/Unit Number: Suite Floor/Level: Space Available: Minimum Divisible: Maximum Contiguous:	445 4th Floor 1,331 SF 1,331 SF 2,746 SF	Space Type: Date Available: Lease Rate: Lease Type: Parking Spaces:	Relet 11/01/2019 \$21.75 - 23.50 PSF (Annual) NNN 350
Building Related			
Total Number of Buildings: Number of Stories: Year Built: Year Renovated: Parking Description:	1 4 1994 2009 Abundant Parking (Covered Parking connected to Building), Valet Service, .	Total Parking Spaces: Loading Doors: Loading Docks: Passenger Elevators: Freight Elevators:	350 0 0 0 0
Land Related			
Zoning Description:	SP		
Location			
Address: County:	1135 W. University , Rochester, MI 48307 Oakland	MSA: Submarket:	Detroit-Warren-Dearborn Rochester



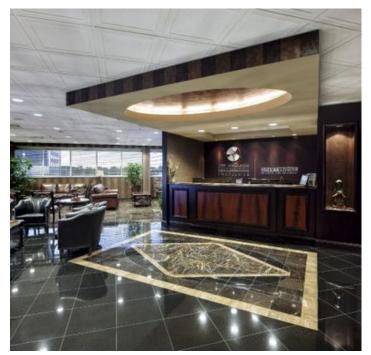
Property Images



Exterior-2



Extiror 3



Interior 1



Interior 2



Interior 3

Property Contacts



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