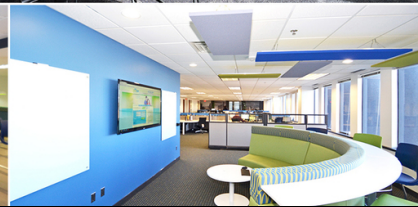
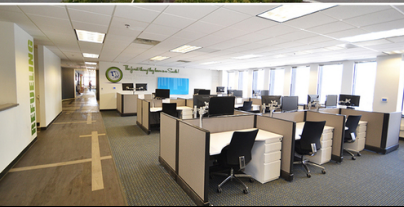


FOR LEASE

26711 NORTHWESTERN HIGHWAY
SOUTHFIELD, MI 48033



UPGRADE YOUR SUITE WITH FRIEDMAN CONSTRUCTION & DESIGN

PROPERTY FEATURES:

- Total Building Size: 137,476 SF
- Rental Rate: \$16.75 - 17.75 per SF plus electric
- Annual Escalations: \$0.50 per SF per year
- Year Built/Renovated: 1969/2012
- Building Size: 137,476
- Load Factor: 12% (8% for full floor tenant)

- 137,476 SF office/hi-tech building
- \$16.75 to \$17.75 per SF gross plus electric
- Major interior and exterior renovations recently completed
- Heat pumps HVAC system for flexible/on demand tenant use
- Building cafeteria
- Full floor plates available up to 27,000 SF
- Under new ownership/management
- Ground signage available
- Easy access to I-696, US-10, Southfield Expressway & Telegraph Road
- Adjacent to the new Durr Systems - Michigan



FOR MORE INFORMATION PLEASE CONTACT:

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eCODE 400

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26711 NORTHWESTERN HIGHWAY
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AVAILABLE SUITES

SPACE	RENTABLE SF	USABLE SF	RENT	AVAILABILITY
SUITE 210	3,910	3,491	\$16.75 to \$17.75 per SF plus electric	IMMEDIATE
SUITE 600	26,674	24,698	\$16.75 to \$17.75 per SF plus electric	IMMEDIATE

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