



# For Sale or Lease

+ / - 180,000 SF | Sits on 22 Acres

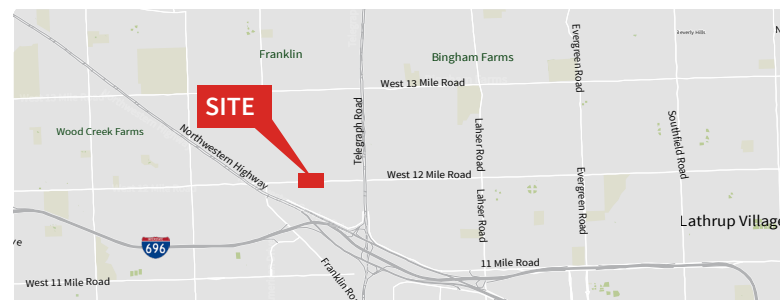
- Great Redevelopment site
- Ample Parking
- Impressive decor
- Existing restaurants and retail available
- Good signage available

Asking Sale Price: \$10,000,000

Asking Rental Rate: \$15.00 - \$18.00 PSF NNN

[www.jll.com](http://www.jll.com)

25333 West 12 Mile Road, Southfield, MI



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25333 W. 12 Mile Road, Southfield

Site



## Overview

### Southfield, Michigan Submarket

Located in Southeast Oakland County, the City of Southfield is a major commercial and business center in Southeast Michigan and the Metro Detroit area. Centrally located in the metro area with easy access to major highways and thoroughfares, Southfield remains one of the top office submarkets in the area. Southfield is home to over 10,000 businesses and over 100 Fortune 500 companies have offices in Southfield. The City of Southfield is home to tier one auto suppliers such as Denso, Federal Mogul, Autoliv and Lear Corporation, and also has a significant tech presence with IBM, IHS and Cisco having locations in the city. In late 2017, Beaumont Health Systems purchased First Center in Southfield to consolidate their administrative headquarters.

### Transportation/Location

**Road:** I-696, M10 both run through the center of Southfield, with Telegraph and Southfield road as well, providing quick and easy access to the rest of the metro.

### Major Medical:

Botsford Hospital: 19 minutes  
Henry Ford Hospital (W Bloomfield): 23 min  
Providence Park Hospital: 20 min  
Providence Hospital: 5 min  
Beaumont Hospital: 13 min  
Detroit Medical Center: 22 min

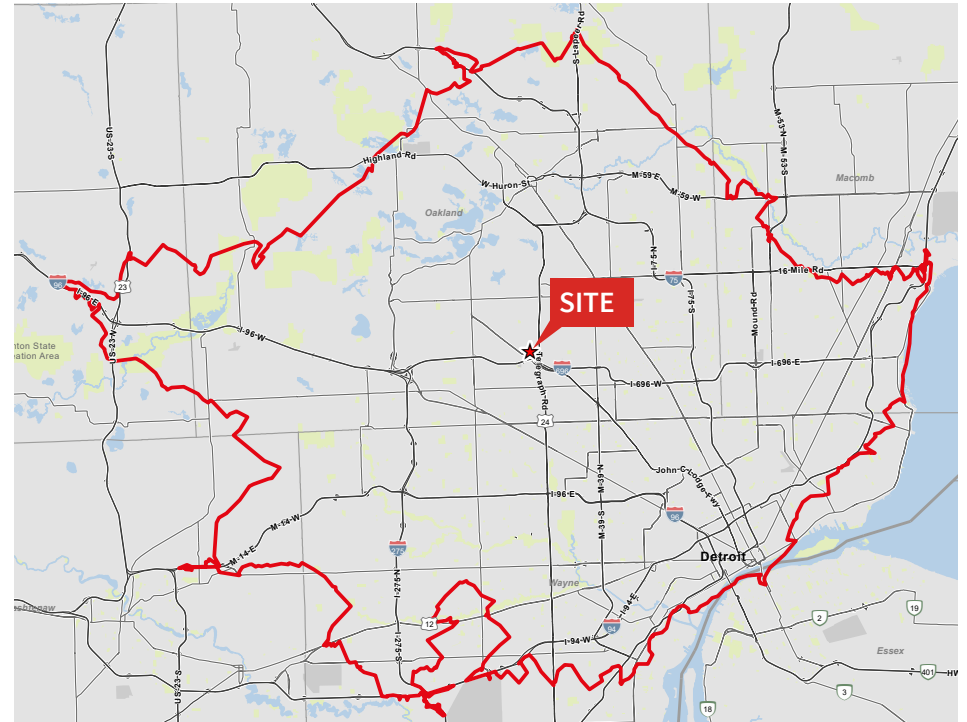
## 25333 W. 12 Mile Road, Southfield, Michigan

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### Areas within 30 minutes drive time

- Detroit
- Macomb
- Wayne
- Oakland



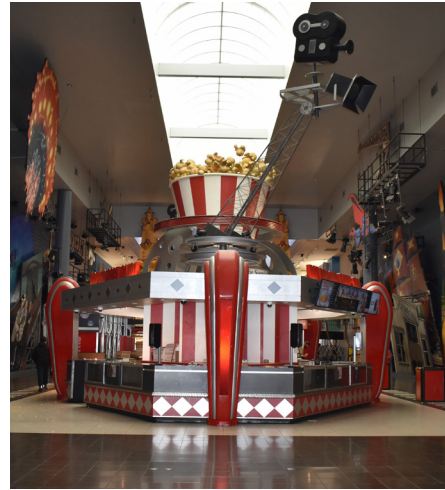
25333 W. 12 Mile Road, Southfield

Photos



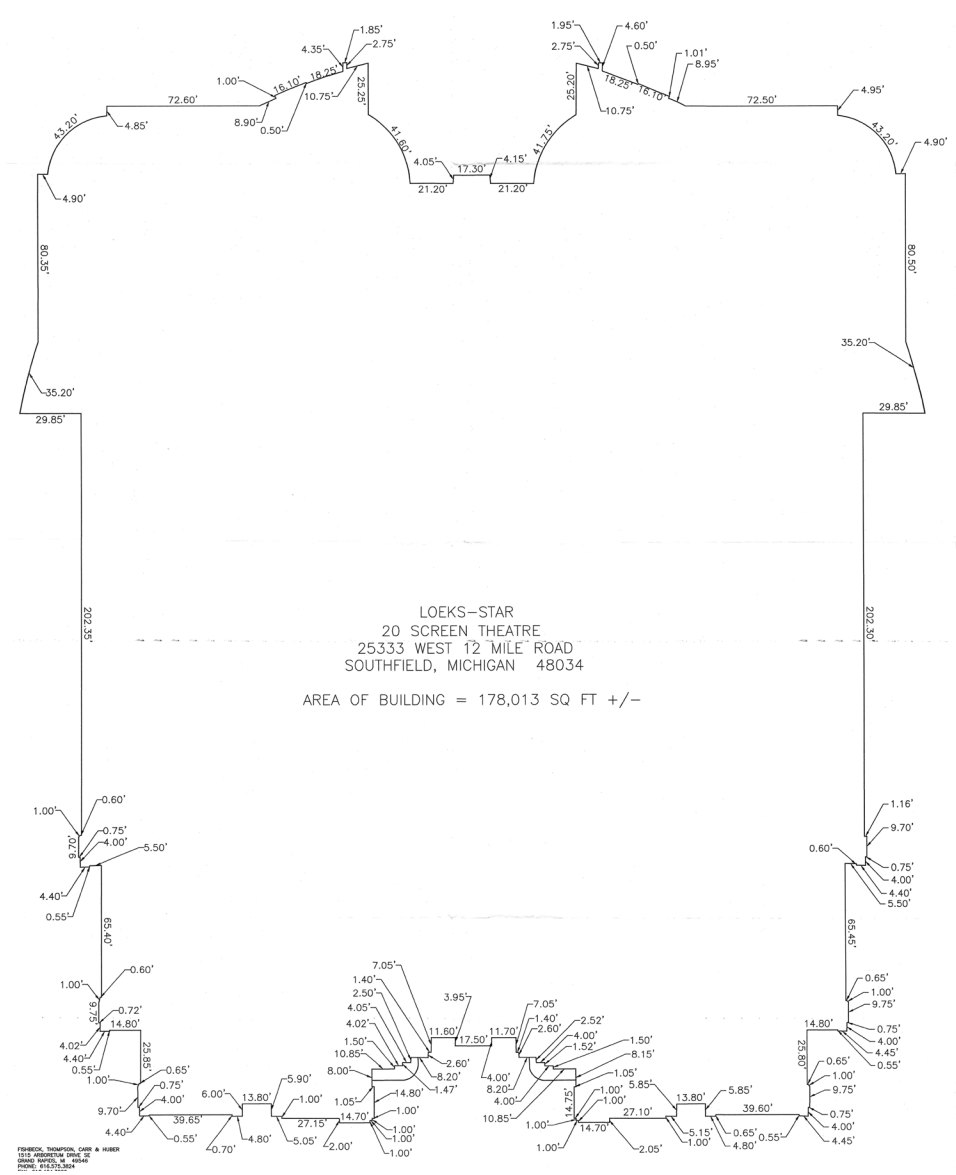
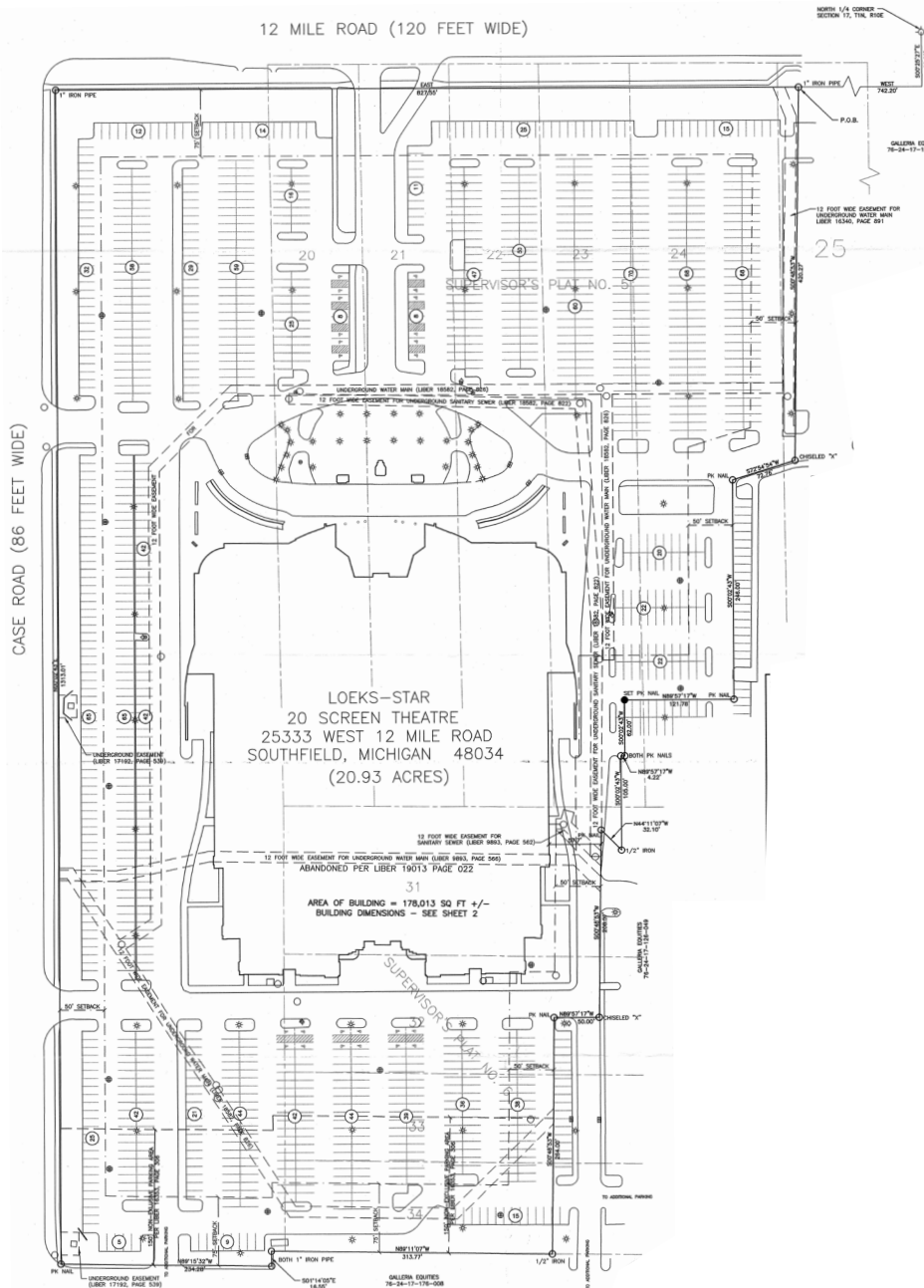
25333 W. 12 Mile Road, Southfield

Photos



# 25333 W. 12 Mile Road, Southfield

## Site plan



# 25333 W. 12 Mile Road, Southfield

## Aerial



### Demographics

	1 Mile	3 Mile	5 Mile
Estimated Population	10,828	59,715	201,314
Estimated Total Households	5,615	26,040	84,304
Average Household Income	\$68,383	\$107,905	\$18,422

### Traffic Counts

W. 12 Mile Road	24,837
Telegraph Road	81,200
Northwestern Hwy	46,300
I-696	159,800

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