

CLASS A OFFICE SPACE FOR LEASE

TIMBERLANDS II

5435 CORPORATE DRIVE | TROY, MI 48098

AMENITIES

- Convenient Access to I-75
- Alluring Atrium & Common Areas
- Card Key Access
- Close to Hotels, Dining & Shopping
- On-Site Management

AVAILABILITIES

- **FULL BUILDING AVAILABLE (93,936 SF)**
- First Floor (12,746 SF & 15,433 SF)
- Contiguous 28,179 SF (First Floor)
- Second Floor (1,268 SF & 2,746 SF)
- Third Floor (34,287 SF) - FULL FLOOR

BUILDING SPECS

- 3-Story Class A Office Building
- Lofted 12.6' Ceiling Heights Available
- Parking Ratio: 5.46:1,000
- Prominent Building Signage Available
- Natural Wooded Setting

MARKET LEASE RATE

\$18.95-\$21.00 RSF

SPECIAL RATE
CALL FOR PRICING



COMMON AREA & CAMPUS RENOVATIONS COMING SOON TO INCLUDE:

- Food Service
- Conference Centers
- Tenant Lounges
- Upgraded Lobbies
- Outdoor Seating Areas with WIFI

TRANSWESTERN®

LEASING CONTACT

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