



AVAILABLE:

Suite 215 - 3,670 SF Existing Class A Office

USE:

Office / Medical

LEASE RATE:

\$35.00/ SF/ YR, Gross + Utilities

JOIN TENANTS:

IVF Michigan, First Merchants Bank, Eddie Merlot's, Gordon Rees Law Firm, and more.

LOCATION:

Easy access on Woodward Ave and W. Big Beaver Rd.

SUMMARY:

Highly sought after southeast corner of Woodward & Big Beaver. Centrally located close to downtown Birmingham and Troy. Easy access at traffic light. Ample parking plus covered spaces available. Signage Rights.

Suite 215: Lots of windows, built-out with private offices and more.

FORWARD COMMERCIAL GROUP
6785 TELEGRAPH RD, SUITE 250
BLOOMFIELD HILLS, MI 48301
www.forwardcommercial.com

Emil Cherkasov
Principal Broker
248.662.5066 Office
emil@forwardcommercial.com



OVERVIEW

37000 WOODWARD AVE

3,670 SF
EXISTING OFFICE

AVAILABLE

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	7,611	68,646	202,344
HOUSEHOLDS	\$198,100	\$162,385	\$132,355
MEDIAN HOME VALUE	\$729,494	\$475,292	\$331,348

TRAFFIC COUNTS	52,329 DAILY
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PROPERTY HIGHLIGHTS

- Great visibility on both Woodward Ave and Big Beaver Rd
- Plenty of windows with natural light
- Signage rights available
- 133 surface parking spaces

PROPERTY SUMMARY

- 70,000 SF three-story high-end office building
- Built in 2012
- Elevator
- First Merchants Bank and Eddie Merlot's
- Close to Birmingham and Troy

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AERIAL VIEW

37000 WOODWARD AVE

EASY ACCESS ON
WOODWARD AVE
& BIG BEAVER RD



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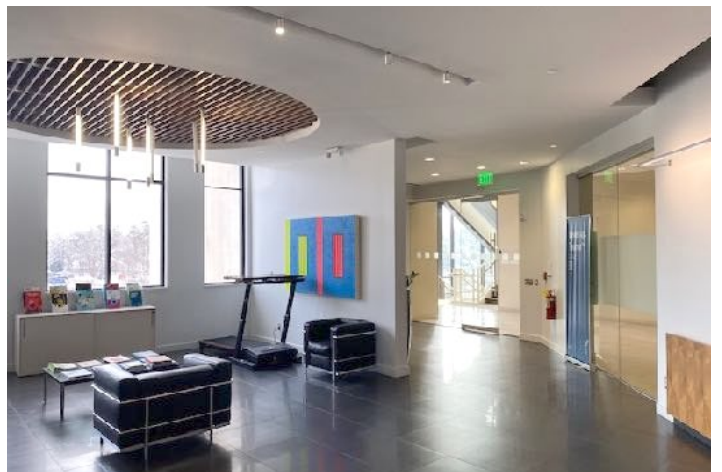
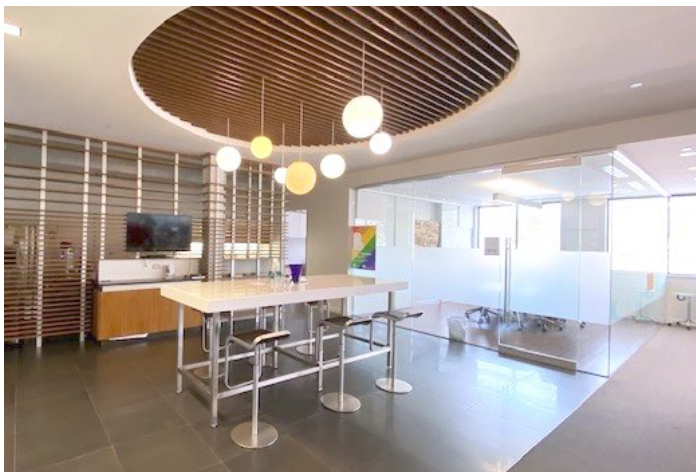
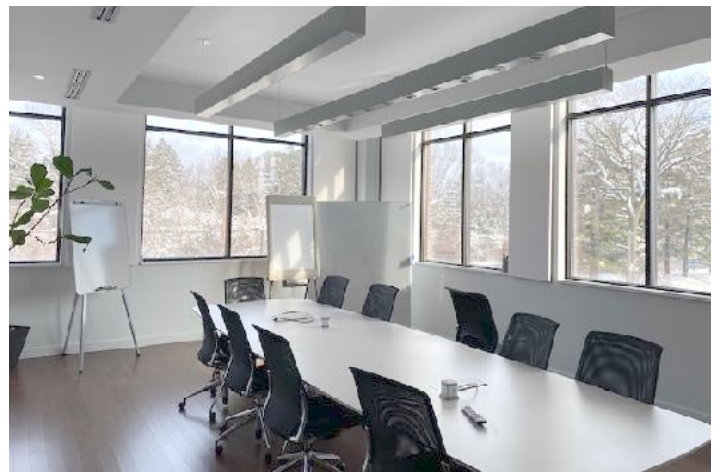
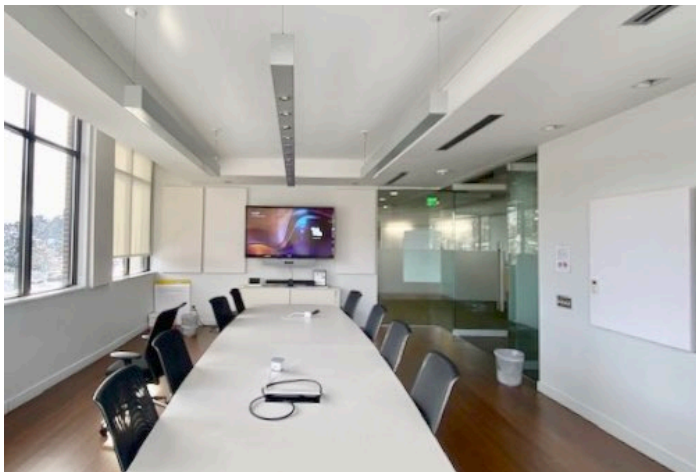


SUITE PHOTOS

37000 WOODWARD AVE

SUITE 215
3,670 SF

AVAILABLE



PROPERTY PHOTOS

37000 WOODWARD AVE

3,670 SF
EXISTING OFFICE

AVAILABLE



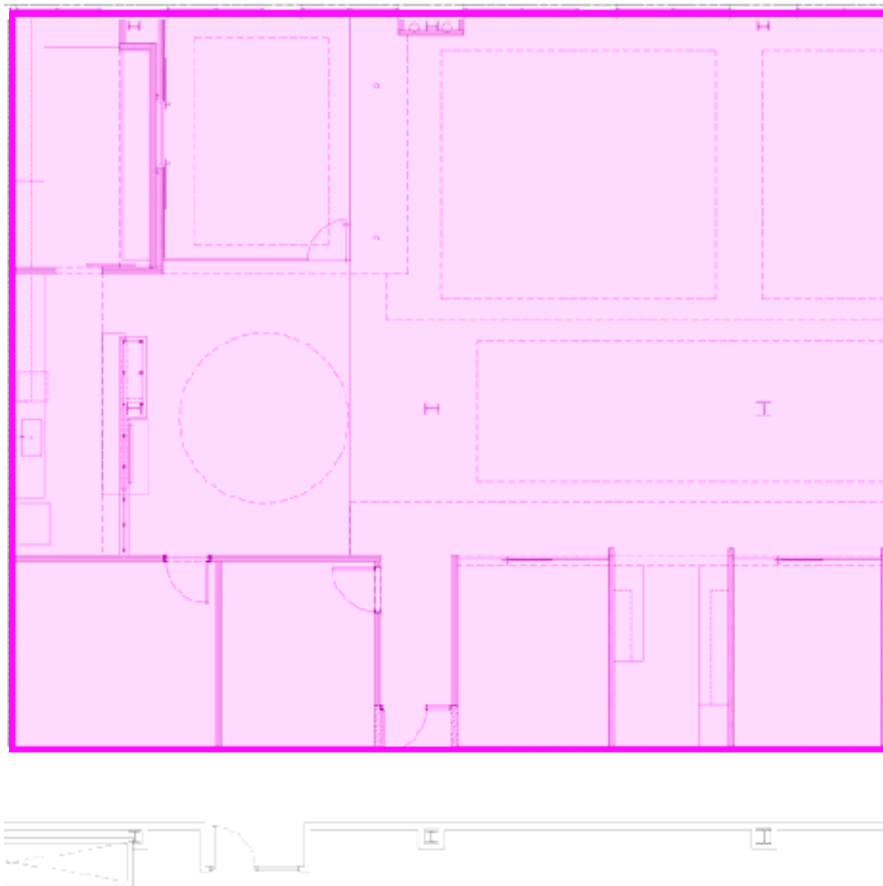
FLOOR PLAN

37000 WOODWARD AVE

3,670 SF

OFFICE AVAILABLE

SUITE 215



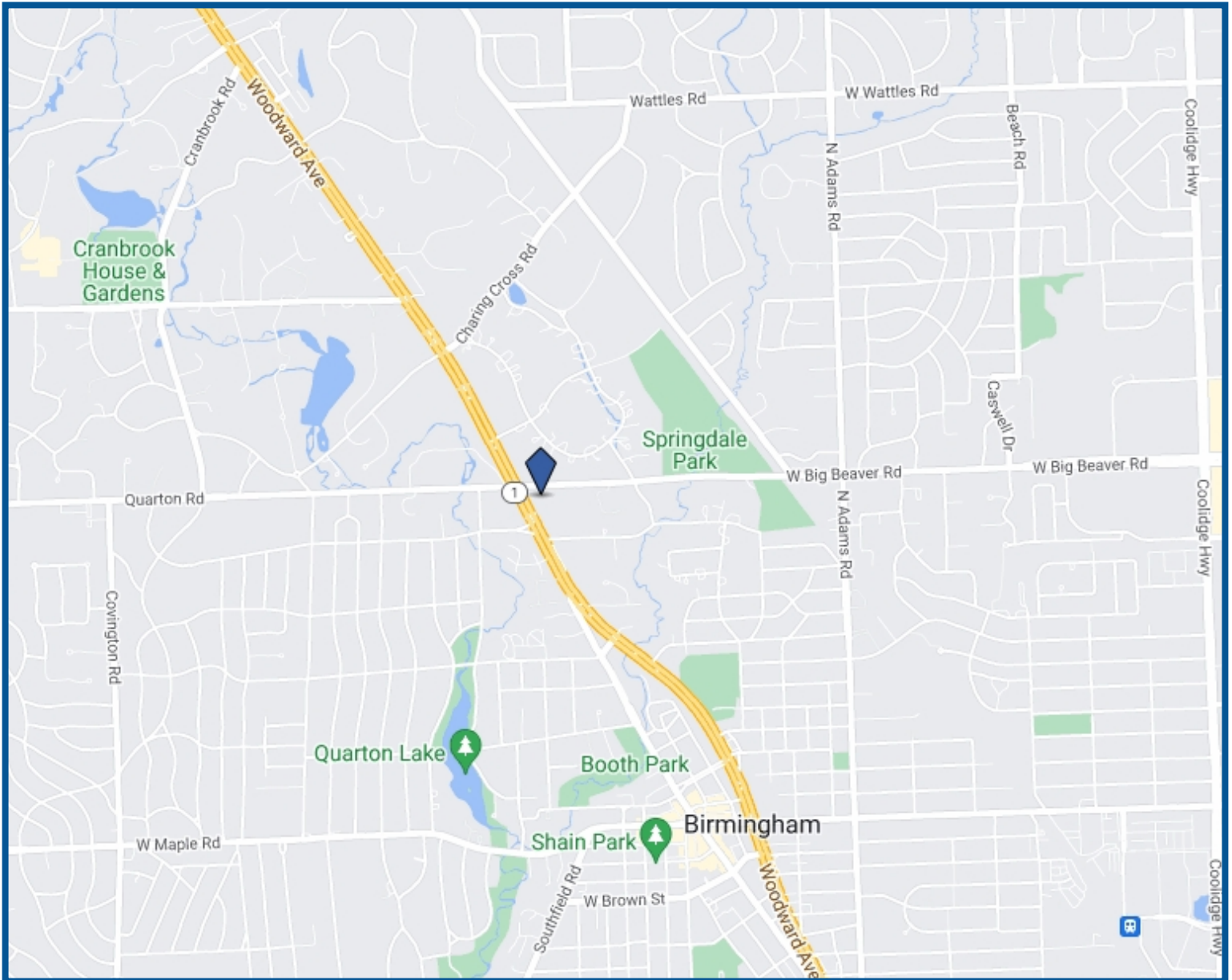
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STREET MAP

37000 WOODWARD AVE
EXCELLENT LOCATION
NEAR BIRMINGHAM
AND TROY



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