

2300 WASHTENAW AVENUE - FOR LEASE

2300 Washtenaw Avenue, Ann Arbor, MI 48104



FOR LEASE

248.476.3700

EXCLUSIVELY LISTED BY:
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OFFERING SUMMARY: 2300 Washtenaw Avenue | Ann Arbor, MI 48104



PROPERTY OVERVIEW

A 7,270 Square Foot, 2-Story Office Building ideal for Medical or General Office use. It features signage on Washtenaw and plenty of parking.

OFFERING SUMMARY

Lease Rate: \$22 SF/yr (Gross)
Building Size: 7,270 SF
Available SF: 1,800 SF
Year Built: 1956
Zoning: O-Office

PROPERTY HIGHLIGHTS

- Plenty of parking
- Monument signage on Washtenaw (Shared)
- Newer interior

LEASE SPACES: 2300 Washtenaw Avenue | Ann Arbor, MI 48104



LEASE INFORMATION

Lease Type:	Gross	Lease Term:	Negotiable
Total Space:	1,800 SF	Lease Rate:	\$22 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
201	Available	1,800 SF	Gross	\$22.00 SF/yr	-

ADDITIONAL PHOTOS: 2300 Washtenaw Avenue | Ann Arbor, MI 48104

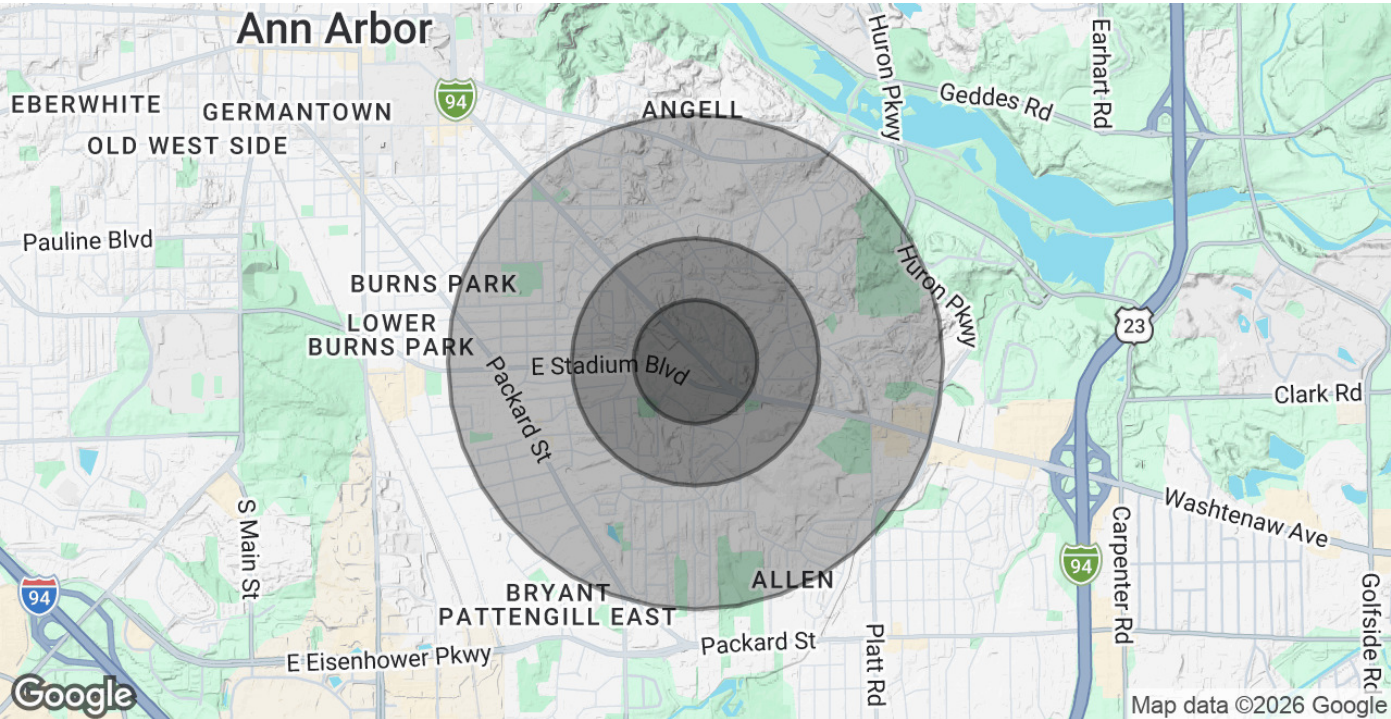


RETAILER MAP: 2300 Washtenaw Avenue | Ann Arbor, MI 48104



DEMOGRAPHICS MAP & REPORT:

2300 Washtenaw Avenue | Ann Arbor, MI 48104



POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	707	2,743	12,454
Average Age	42.4	43.2	40.2
Average Age (Male)	42.8	43.9	40.7
Average Age (Female)	39.7	40.7	39.5
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	298	1,178	5,359
# of Persons per HH	2.4	2.3	2.3
Average HH Income	\$218,571	\$211,280	\$185,647
Average House Value	\$815,539	\$747,910	\$664,787
2023 American Community Survey (ACS)			