

## Office Space For Lease

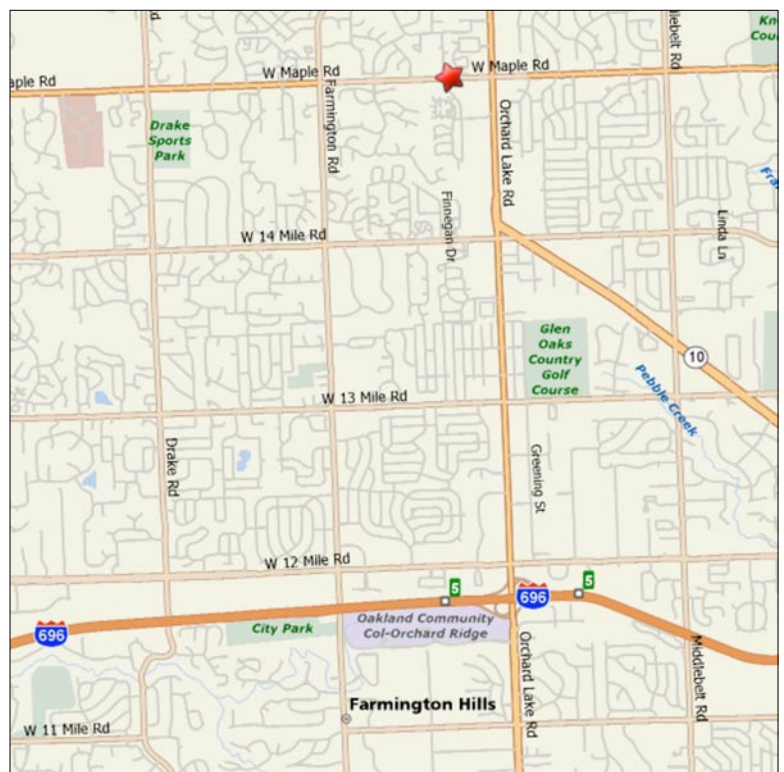
### Yorktowne Executive Offices

5777 W. Maple Road, Suite 190  
West Bloomfield, MI 48322

### 2,710 Useable Square Feet

This suites entrance is off of the courtyard of the building and is located on a pillared porch. The suite contains five (5) windowed offices, two (2) non-windowed offices, conference room, open area for administrative staff, two (2) private lavatories, kitchen/storage area. The windows open to provide fresh air and there is individual control over HVAC system.

- Classic Williamsburg architectural design
- Easy access to the Detroit Metro freeway system
- Operative windows that provide fresh air
- Convenient and ample parking
- Customer oriented building owners and managers
- Upscale shopping dining in nearby West Bloomfield
- Convenient location to banks, hotels, and gyms



## Yorktowne Executive Offices

<b>Suite Size:</b>	2,710 Useable Square Feet
<b>Address:</b>	5777 W. Maple Road, Suite 190
<b>Load Factor:</b>	None
<b>Availability:</b>	For information, visit <a href="http://www.beachumroeser.com">www.beachumroeser.com</a> or call 248-647-7500
<b>Rental Rate</b> <i>(Modified Gross):</i>	\$18.95 per USF (office); \$21.00 per USF (medical)
<b>Escalation:</b>	Three (3%) percent per annum
<b>Tax &amp; Operating:</b>	Base Year
<b>Term:</b>	Three (3) to Five (5) year term
<b>Utilities:</b>	Gas & electric separately metered – paid by Tenant
<b>Communications:</b>	DSL
<b>Parking Ratio:</b>	<i>General office:</i> 4.5 spaces per 1,000 u.s.f. <i>Medical:</i> 5.75 spaces per 1,000 u.s.f.

### Unique Features:

- Classic Williamsburg architectural design
- Easy access to the Detroit Metropolitan freeway system
- Convenient and ample parking just steps from suite entry
- Operative windows that provide fresh air
- Beautiful landscaping
- Customer oriented building owners and managers

### Quick Demographics - Oakland County, MI:

- Population (2005): 1,214,361
- Median household income (2005): \$64,022
- Median house value (2005): \$245,269
- Bloomfield Township median household income (2005): \$103,300
- Bloomfield Township median house/condo value in 2005: \$463,200

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# YORKTOWNE EXECUTIVE OFFICES

5777 MAPLE ROAD - WEST BLOOMFIELD  
AVAILABLE FOR LEASE  
APPROX. 2,710 SQ.FT.  
SUITE #135

