



L. MASON CAPITANI

CORFAC INTERNATIONAL

MANAGED BY
LIBERTY
PROPERTY & ASSET MANAGEMENT



BUTTERFIELD PARK PLACE

FOR LEASE

**UP TO 5,522 SQUARE FEET
TROY, MICHIGAN**

FOR MORE INFORMATION:

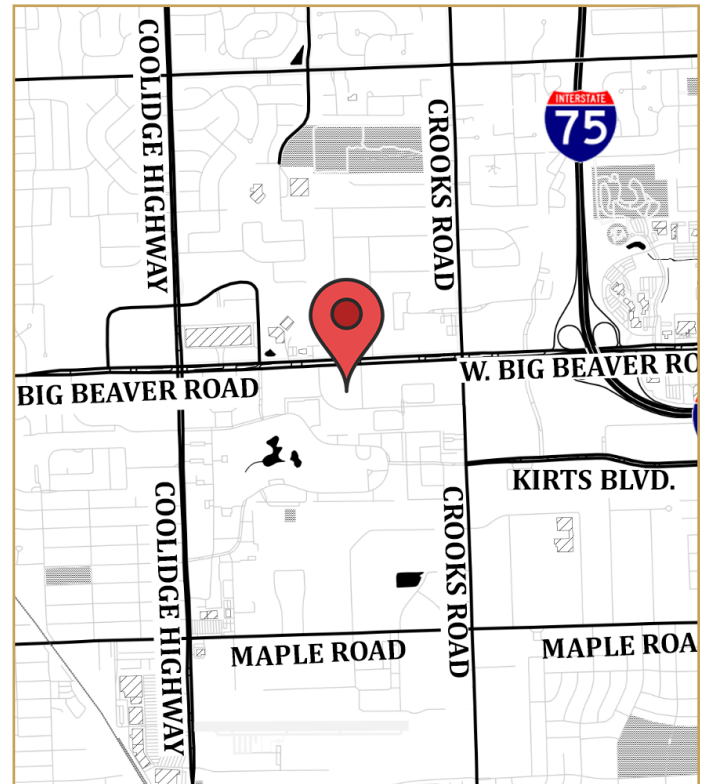
Mason L. Capitani, SIOR

248.637.7795

MLCapitani@Lmcap.com

PROPERTY FEATURES:

- Building Under New Ownership & Management
- Suites up to 5,522 Square Feet
- Class "A" Office Building
- Beautiful Campus Setting
- Exterior Tenant Signage Offered
- Covered Garage Parking
- Central Troy/W. Big Beaver Location
- Seconds from I-75 and Somerset Collection



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248.637.9700 | www.Lmcap.com



CORFAC INTERNATIONAL

2301 West Big Beaver
Suite 950
Troy, MI 48084-3329

(248) 637-9700
Facsimile (248) 637-9897
www.Lmcap.com

PROPERTY INFORMATION



PROPERTY NAME: Butterfield Park Place

LOCATION: 2150 Butterfield Road

CITY: Troy

COUNTY: Oakland

PROPERTY TYPE: Office

YEAR BUILT: 2004

LOCATION DESCRIPTION: W. Big Beaver Road / Crooks Rd.

GROSS SF: 30,760

AVAILABLE SF: 8,420

MAX. AVAILABLE: 5,522

MIN. AVAILABLE: 2,898

FLOORS: 2

PARKING: 5.01/1000

ZONING: Office

PROPERTY DESCRIPTION: Class "A" office building under new ownership and management. Office suites available with highly upgraded finishes, covered garage parking and exterior signage offered.

ECONOMIC DATA

MIN RENTAL RATE: \$18.50

MAX RENTAL RATE: \$18.50

OPERATING EXPENSES:

ANNUAL ESCALATIONS: \$0.50

TERMS: +Elec.

LOAD FACTOR: 13%

PARTITION ALLOWANCE:

SALE PRICE:

AGENT: M. L. Capitani



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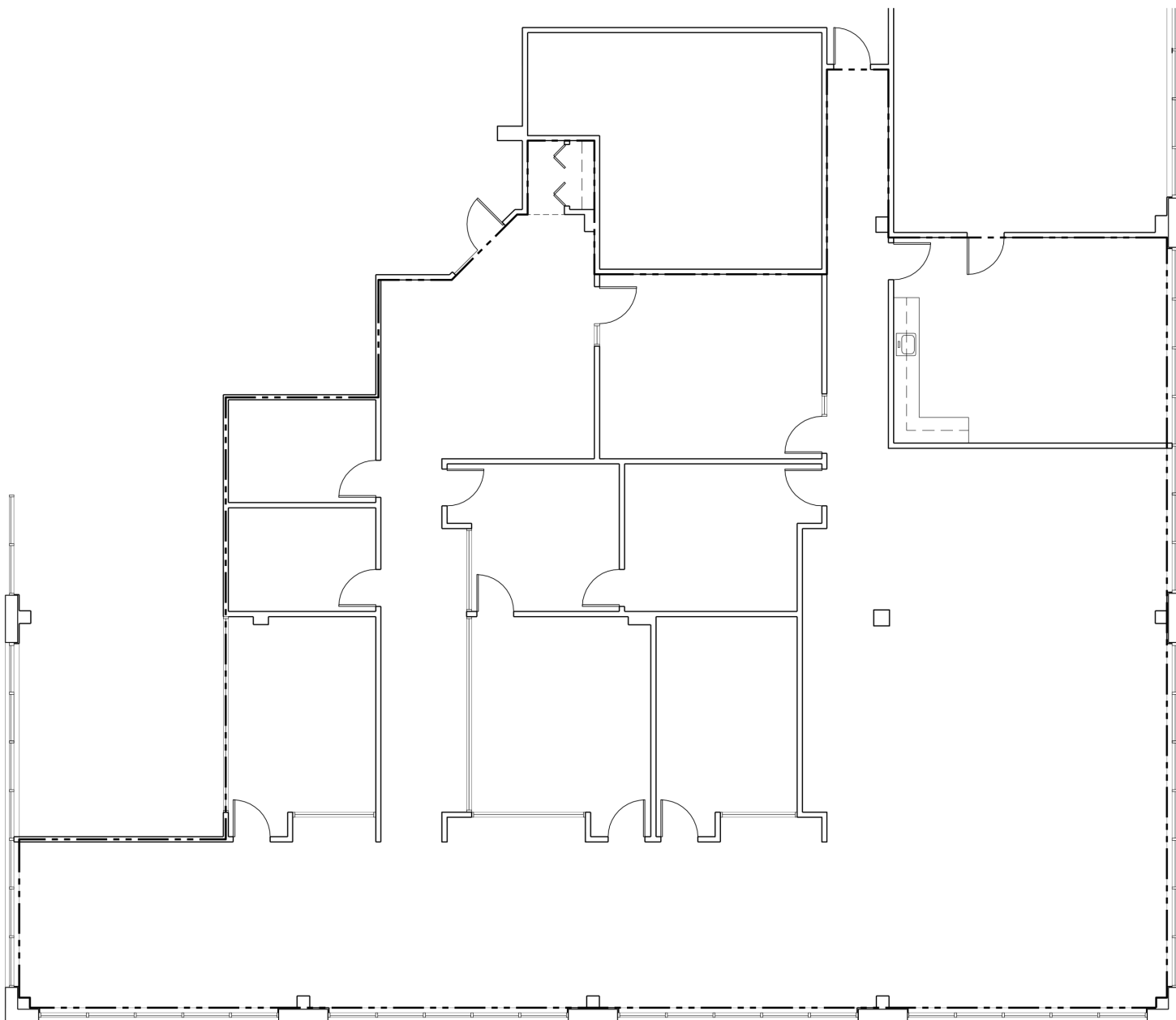
Butterfield Park Place * 2150 Butterfield Road * Troy

SPACE AVAILABLE

<u>Suite</u>	<u>Space Available [SF]</u>	<u>Lease Rate [\$/SF]</u>	<u>Occupancy</u>
120	5,522	\$18.50	Immediate
240	2,898	\$18.50	Immediate

AGENT: M. L. Capitani

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subject to prior sale, change of price or withdrawal.



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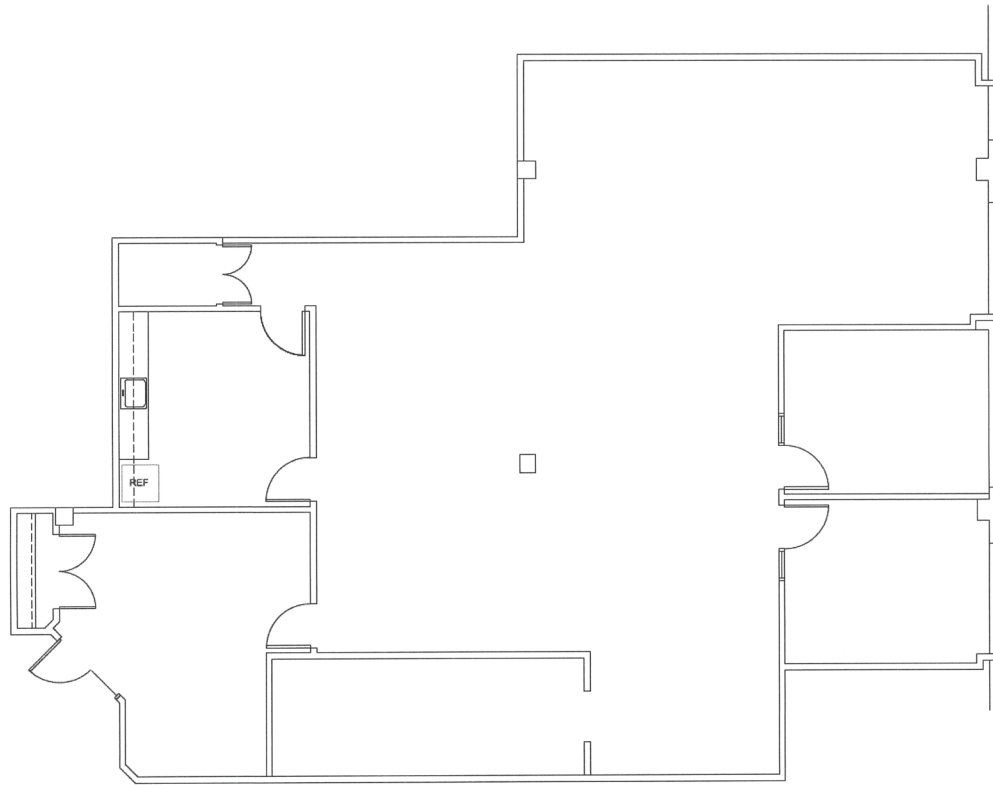
Butterfield Park Place

2150 Butterfield Drive
Troy, MI

Suite 120 - 5,522 RSF

(Drawing Not to Scale)

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Butterfield Park Place

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Troy, MI

Suite 240 - 2,898 RSF

(Drawing Not to Scale)