

FOR SALE

DORSEY SCHOOLS

ROSEVILLE, MICHIGAN

LORMAX STERN
DEVELOPMENT COMPANY

PRICE: N/A

NOI: \$636,055

LEASE TYPE: NNN

LEASE TERM: 15 YEARS

BUILDING SIZE: 36,346 SF

NUMBER OF BUILDINGS: 3

NEW CONSTRUCTION: 2016



KEY FACTS:

- 100% occupied single tenant net lease
- Minimal landlord responsibility with tenant being responsible for all operational expenses.
- Dorsey Schools has been a tenant since 2008 and is now expanding.
- 21,444 square feet of new construction.
- New 15 year lease estimated to commence in February of 2017
- Three-5 year options with rent bumps at each option.
- Strategically positioned along the heavily trafficked Gratiot Avenue directly off of Interstate 94.
- Tenant is a well-established Career School as it has been operating for over 80 years with ten locations in Michigan.

PRESENTED BY:

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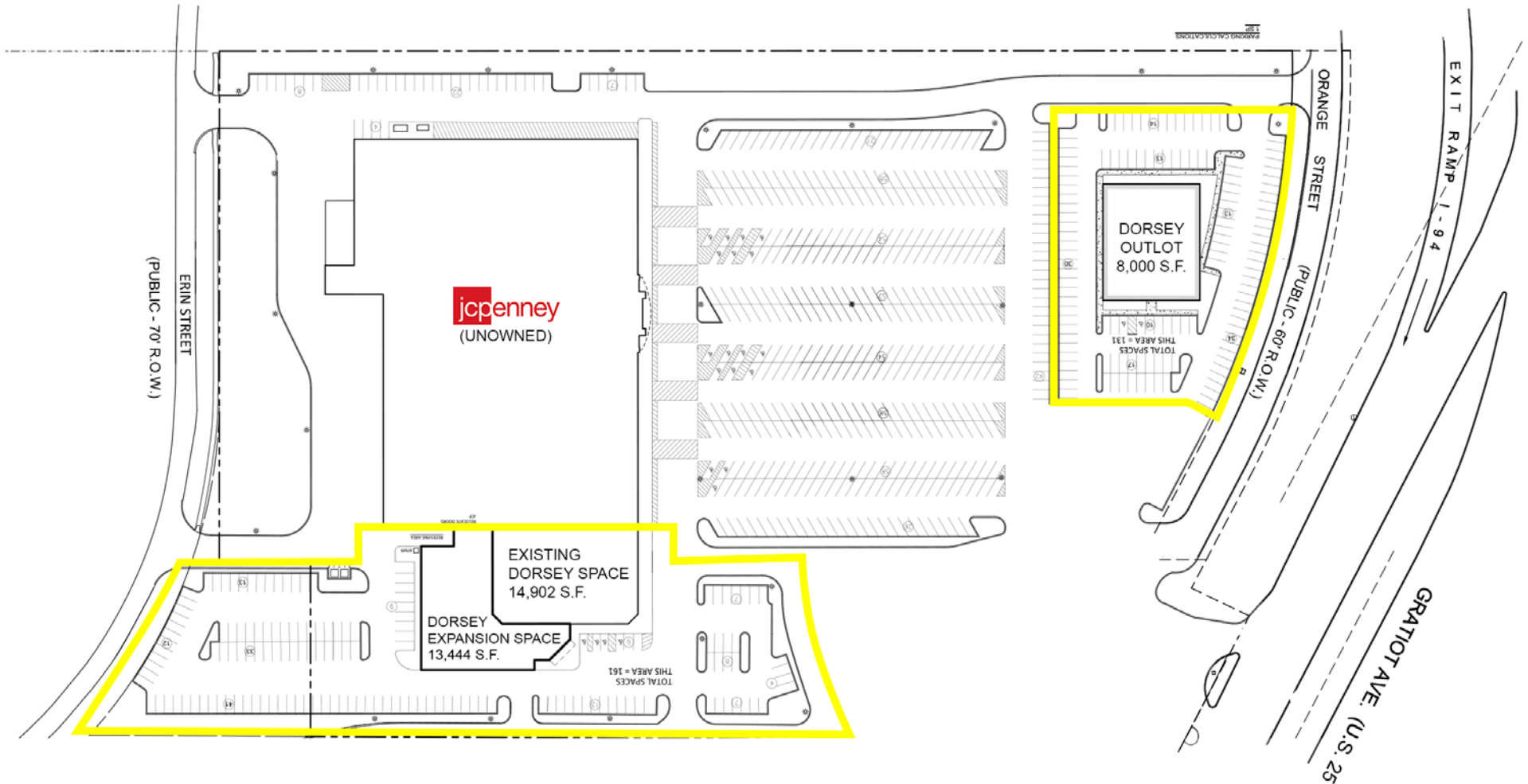
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