EST. 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

LEVAN MEDICAL CENTER

15130-15146 Levan Rd, Livonia, MI 48154



FOR LEASE

248.476.3700

EXCLUSIVELY LISTED BY:

FRANK RAKIPI

Vice President

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OFFERING SUMMARY: 15130-15146 Levan Rd | Livonia, MI 48154



PROPERTY OVERVIEW

Levan Medical Center is a 24,678 SF single-story medical building located in a prime are of the City of Livonia, directly across from Trinity Health/St. Mary Mercy, a 493,959 SF 305 Bed Regional Hospital. Trinity Health is comprised of 86 hospitals and 128 continuing care facilities across 21 States.

Built in 1998, Levan Medical Center boasts a modern design situated on a 3.7 acre parcel with over 120 parking spaces. The building consists of 8 medical tenants and 2 vacant units. The vacant space provides opportunity to a user looking to locate their practice among other medical users and within close proximity to the Hospital.

OFFERING SUMMARY

Lease Rate:	Contact Broker
Building Size:	24,678 SF
Available SF:	Up to 24,678 SF
Year Built:	1998
Zoning:	C1 - Local Business

PROPERTY HIGHLIGHTS

- Extraordinary location directly in front of Trinity Health/St Mary Mercy Hospital
- Modern Design built in 1998
- 5,000 SF Basement serviced by Elevator

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37000 Grand River, Ste. 360 | Farmington Hills, MI 48335

BUILDING/PROPERTY INFORMATION: 15130-15146 Levan Rd | Livonia, MI 48154

BUILDING INFORMATION

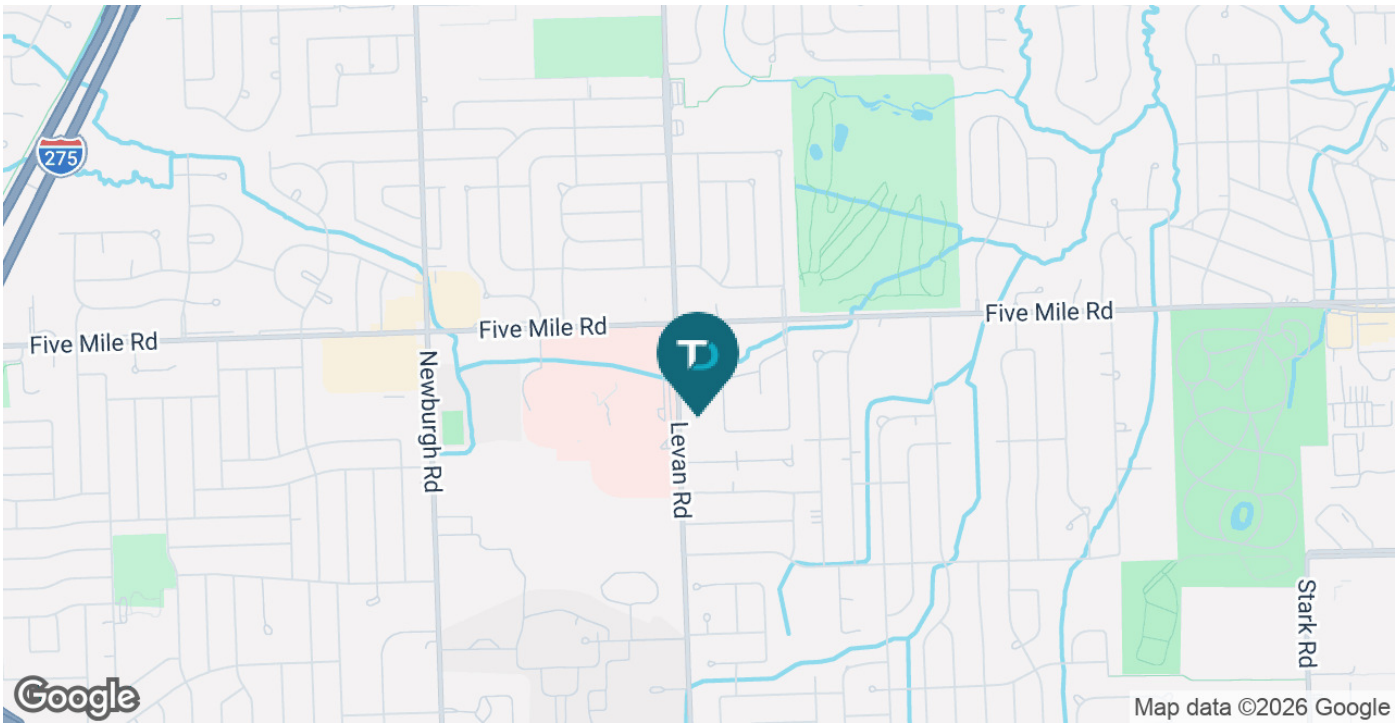
Building Size:	24,678 SF
Basement:	5,000 SF
Year Built:	1998
Number of Floors:	1
Parking Spaces:	120

PROPERTY INFORMATION

Lot Size:	3.745 Acres
Property Type:	Office
Property Subtype:	Medical
Zoning	C1 - Local Business
Traffic Count:	Levan Rd - 14,382 vpd 5 Mile Rd - 19,329 vpd I-96 - 124,861 vpd
APN:	46-077-99-0014-000

LOCATION INFORMATION

Located on the East side of Levan Road between Five Mile and I-96, directly across from Trinity Health/St Mary's Mercy Hospital



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LEASE SPACES: 15130-15146 Levan Rd | Livonia, MI 48154



LEASE INFORMATION

Lease Type:	Gross	Lease Term:	Negotiable
Total Space:	1,000 - 24,678 SF	Lease Rate:	Contact Broker

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
A	Available	1,000 - 24,678 SF	Gross	Contact Broker	-

ADDITIONAL PHOTOS: 15130-15146 Levan Rd | Livonia, MI 48154





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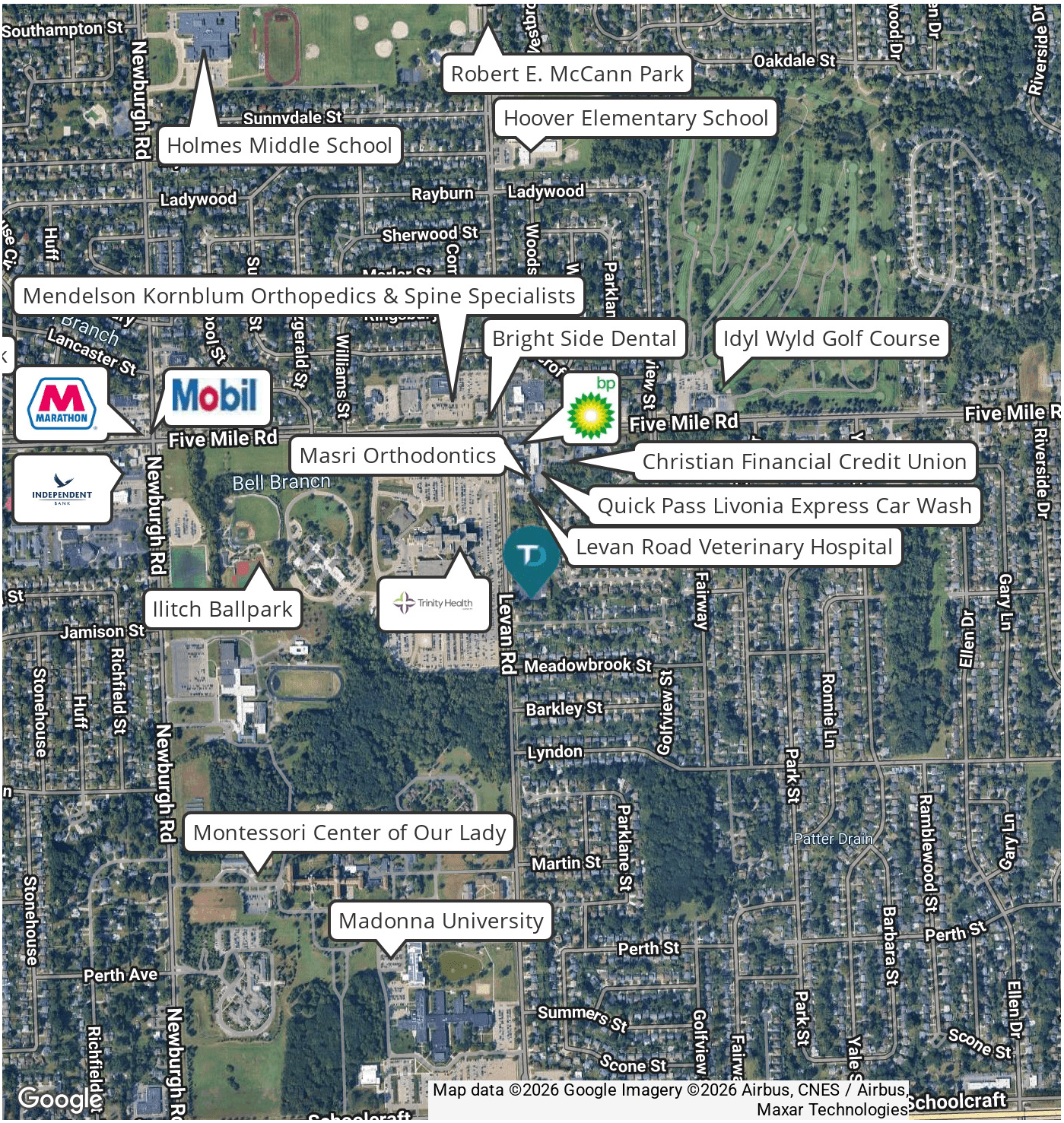
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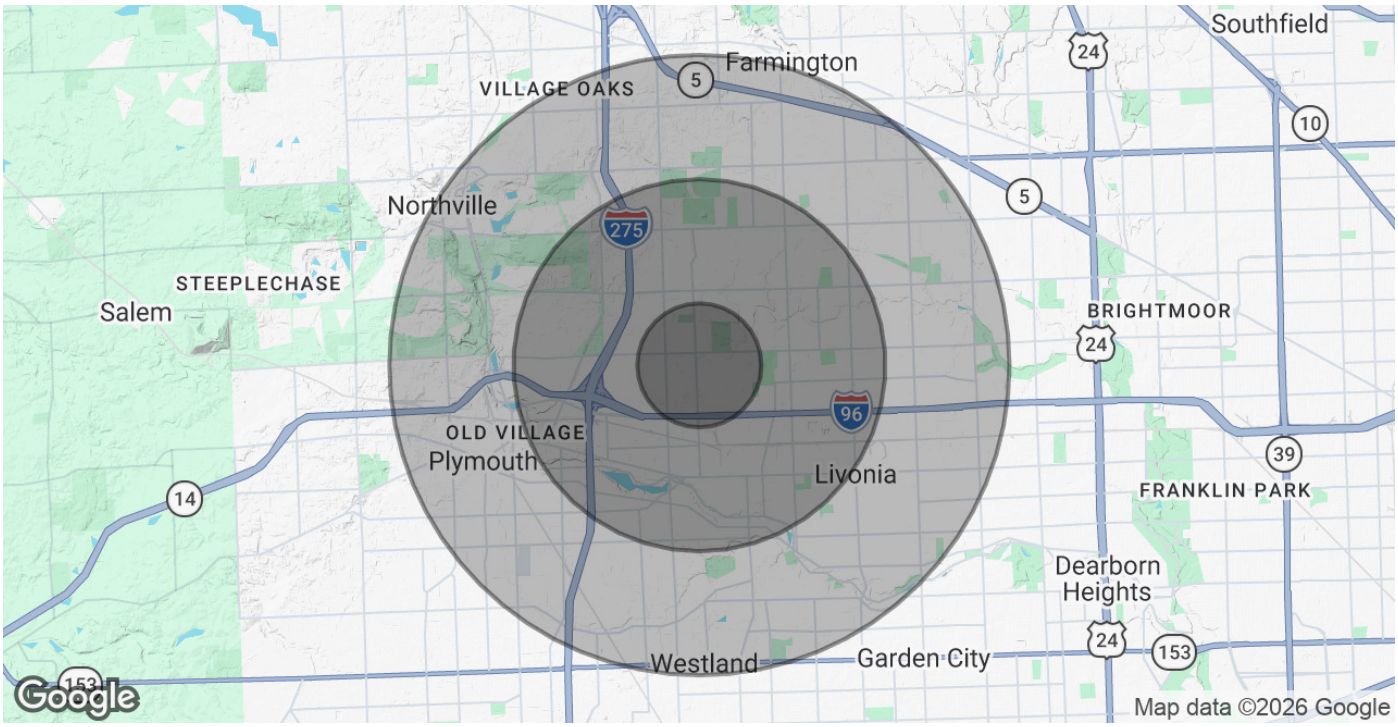
RETAILER MAP: 15130-15146 Levan Rd | Livonia, MI 48154



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DEMOGRAPHICS MAP & REPORT: 15130-15146 Levan Rd | Livonia, MI 48154



POPULATION	**1 MILE**	**3 MILES**	**5 MILES**
Total Population	9,956	65,543	207,703
Average Age	47	46	44
Average Age (Male)	45	45	43
Average Age (Female)	48	47	45

HOUSEHOLDS & INCOME	**1 MILE**	**3 MILES**	**5 MILES**
Total Households	3,963	27,523	91,178
# of Persons per HH	2.5	2.4	2.3
Average HH Income	$120,305	$123,444	$118,476
Average House Value	$312,401	$333,581	$330,602

2020 American Community Survey (ACS)