

FOR LEASE OR SALE



PILOT

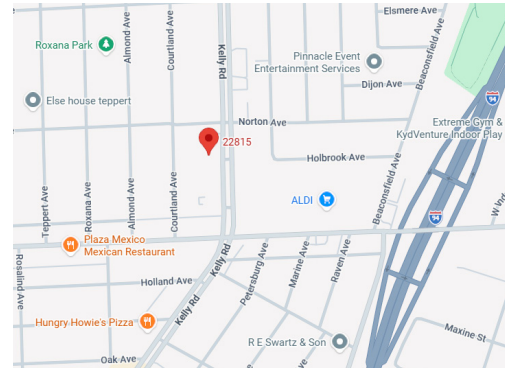
PROPERTY GROUP

HIGH IMAGE OFFICE BUILDING 22815 KELLY RD, EASTPOINTE, MI 48021

PROPERTY OVERVIEW:

- Excellent main road exposure.
- Ideal for a law firm, CPA, financial planner, real estate brokerage or other professional use.
- 7 move-in ready private offices (furniture available).
- Includes large legal library / conference room, full kitchen & 4 restrooms.
- Mixed-Use zoning.
- Quick access to I-94.

Property Type: Professional Office
Cross Streets: West side of Kelly, North of 9 Mile Road
Total Square Footage: 5,166
Building Name: Rock Building
Available Square Footage: 5,166
Parcel Size: 0.603 Acres
Year Built: 1970/Renovated 2023
Zoning: MU-1
Parking Spaces: Ample
Lease Rate: \$5,500/month (\$12.77/SF year)
Lease Type: Modified Gross
Sale Price: \$450,000.00



2024 TRADE AREA DEMOGRAPHICS

DISTANCE	2 MILE	5 MILE	10 MILE
POPULATION	71,301	329,125	856,695
HOUSEHOLDS	29,072	130,776	348,004
AVG HH INCOME	\$70,933	\$72,863	\$71,950

2025 TRAFFIC / AVERAGE DAILY

COLLECTION STREET	CROSS STREET	VOLUME
Kelly Rd	E 9 Mile Rd S	10,925
E 9 Mile Rd	Kelly Rd E	23,078

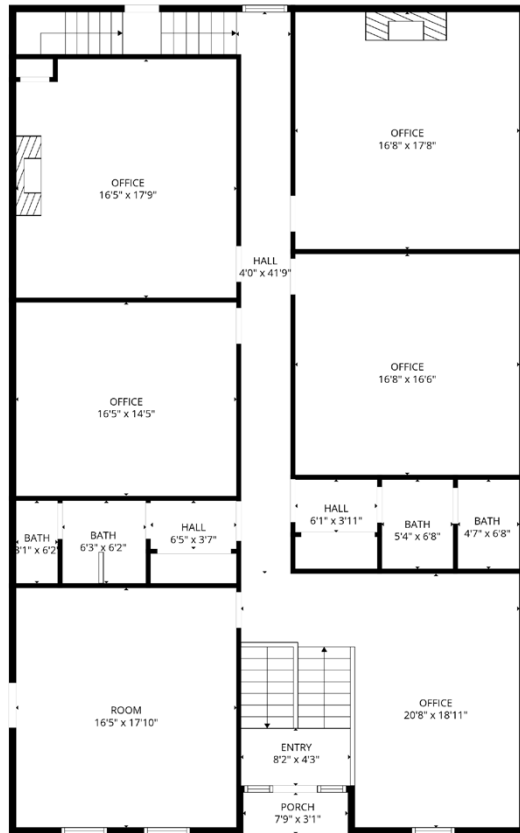
AGENT CONTACT INFO

TILL PACELLA O: 586.254.0900 x123 • C: 586.291.3582 • till@pilotpg.com

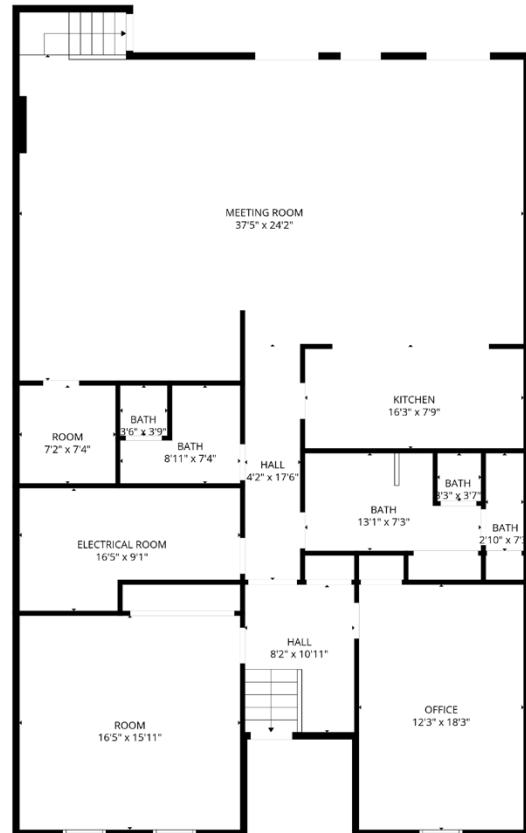
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FLOORPLAN



UPPER LEVEL



LOWER LEVEL

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PROPERTY GROUP



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ADDITIONAL PHOTOS



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