

MEDICAL OFFICE BUILDING

38525 8 MILE ROAD LIVONIA, MI 48152



FOR SALE

5,846
SQUARE FEET



PROPERTY FEATURES:

- Former Internal Medicine Office
- 1.51 Acres
- 5,846 Total SF
- 13 exam rooms/lobby/kitchen with an option of a small pharmacy inside on the east wing.
- Ideal for owner occupier.
- Eastern building is historical, Joshua Morrell Simmons House.
- 45 MPH Speed limit
- 1 point of access
- 28 Space parking lot
- Zoned: RUF
- Asking Price: ~~\$1,100,000.00~~ **\$900,000.00**

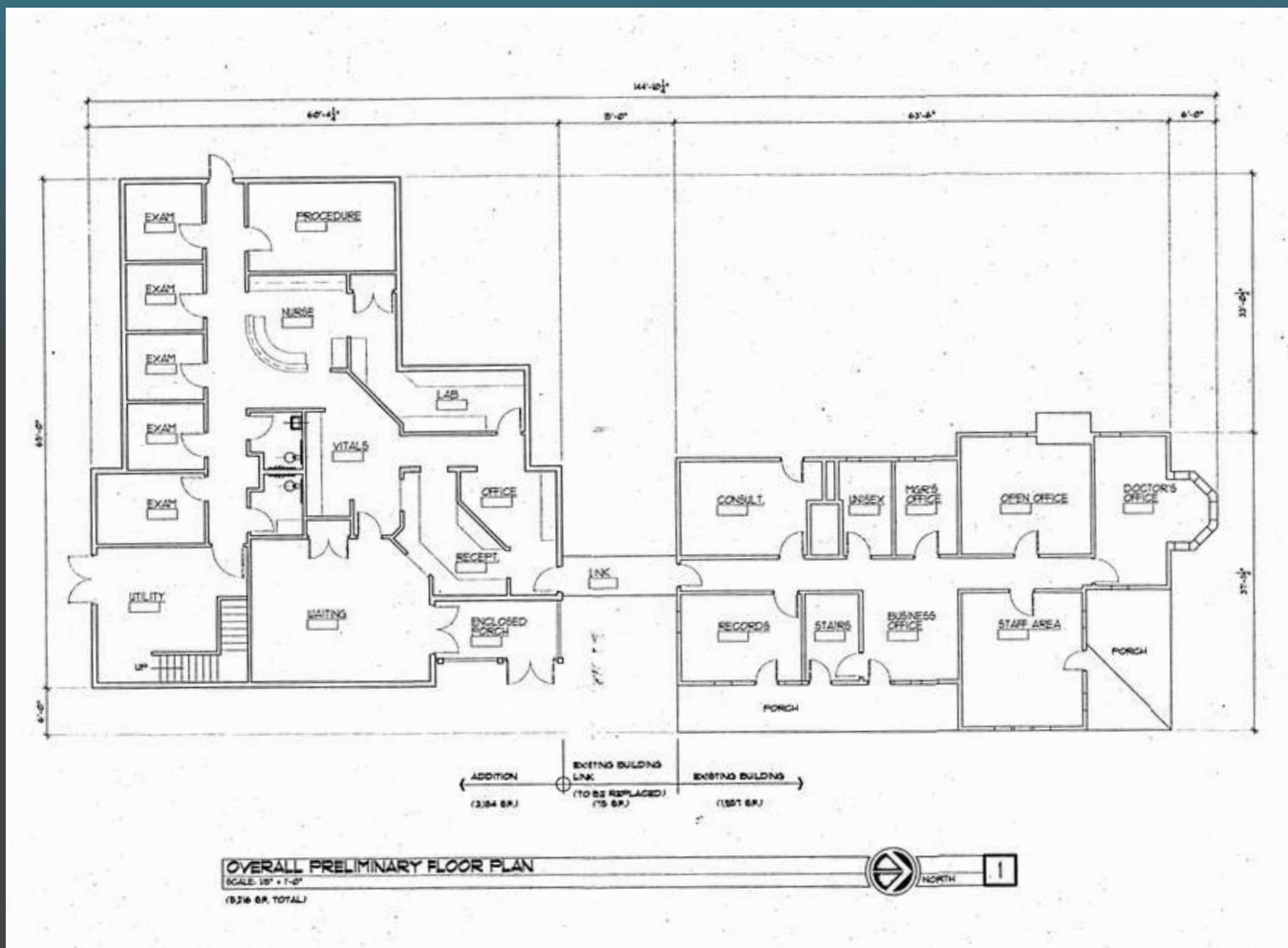


ICONIC
REAL ESTATE

PRICE
REDUCTION



THE PROPERTIES THAT
DEFINE YOUR BUSINESS,
ARE OUR BUSINESS.



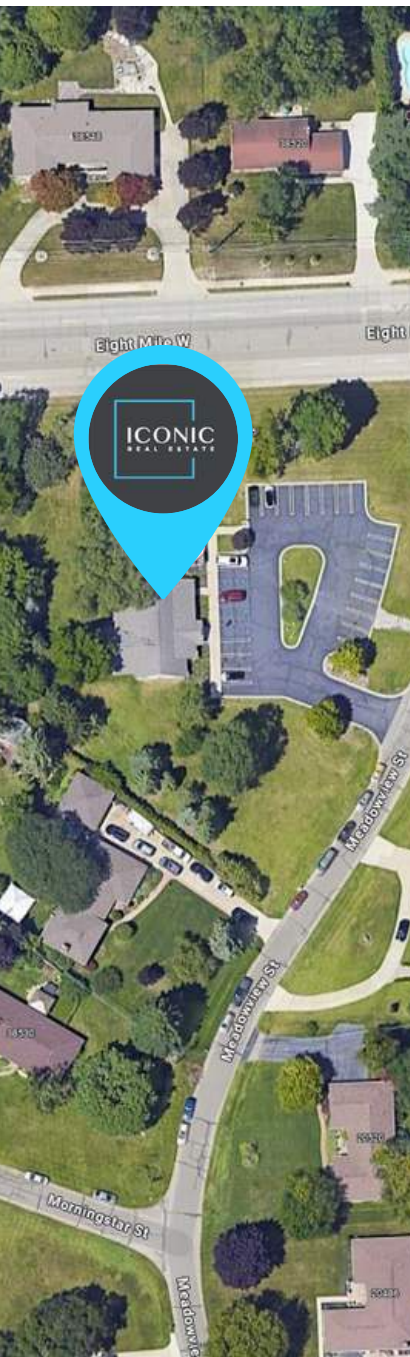
DEMOGRAPHICS

DISTANCE	1 MILE	3 MILE
POPULATION	3,331	78,796
AVERAGE AGE	46.80	43.10
HOUSEHOLDS	1,255	34,512
HH INCOME	\$130,741	\$91,149

TRAFFIC COUNTS

8 MILE RD / MEADOW VIEW RD	20,977
8 MILE RD / LUJON DR W	21,767









313-603-ICON (4266)



Contact Us

-  Broker
Petar Elieff
-  Email
PElieff@ICONICdet.com
-  Website
www.iconicrealestate.com
-  Address
300 E. Long Lake Road, Ste.
280
Bloomfield Hills, MI 48304

WHY ICONIC?

Detroit is our home, and we know how to find the right space for your business to thrive. With **ICONIC**, you get local expertise and a perfect fit for your brand. Let us turn your vision into reality—because the right location makes all the difference.