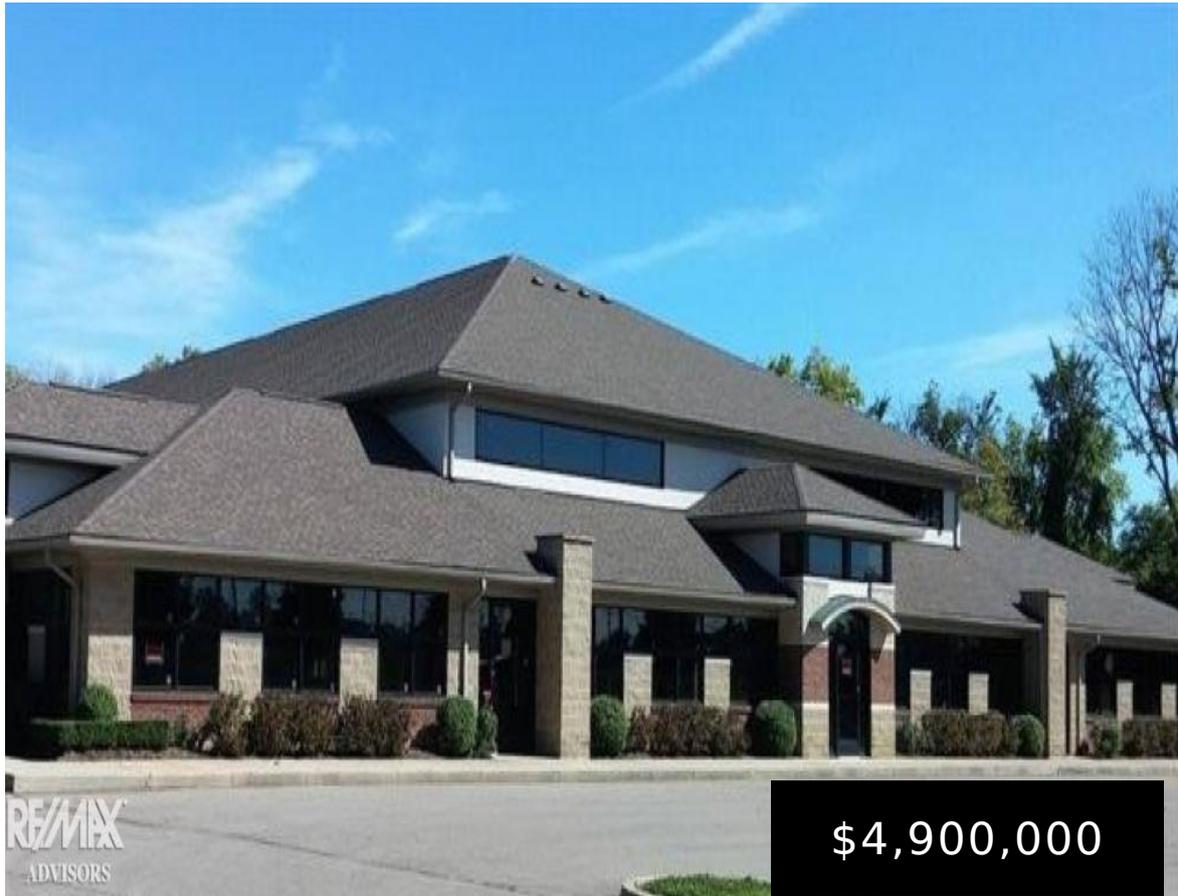


45200 CARD ROAD RD, MACOMBTOWNSHIP\_MACOMB,  
MICHIGAN, 48044

https://householdrealestate.com

45200 Card Road RD,  
MacombTownship\_Macomb,  
Michigan, 48044



Rare opportunity to own this premier professional property in the continually growing community of Macomb Township. This high-end uniquely designed building boasts upgrades and quality throughout and offers exceptional upside potential with strong tenancy and the ability to command premium rental rates. The second floor adds 15,000 sf of untapped open space, ready for custom [...]

- CommercialSale
- Active



## Basics

**Status:** Active  
**Year built:** 2008  
**Date added:** Added 5 months ago  
**Business Type:** Medical, ProfessionalOffice

**Category:** CommercialSale  
**MLS ID:** 58050167686  
**Lot Size Acres:** 2.65 acres  
**Cooling:** CentralAir, Other



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## Building Details

**Roof:** Asphalt, Shingle

**Construction Materials:** Brick, Concrete, Other, ShingleSiding, SteelSiding, Stone

**Basement YN:** No

**Sewer:** PublicSewer

**Heating:** Electric, ForcedAir, NaturalGas

**Garage YN:** No

**Current Use:** Office

**Building Features:** Elevators, Fixtures, HighSpeedInternetAvailable, CeilingHeightLessthan16ft, CableInternetInstalled, PrivateRestrooms, EmployeeLunchLounge, MeetingRooms, NetworkWiringInstalled, PublicRestRooms, ReceptionArea, ResidentialArea, SeparateMeters, ShoppingCenter, Sprinklers, OffStreetLoading, Sidewalks, Telephone, FloorThickness68Inches

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## Amenities & Features

**Waterfront YN:** No

**Electric:** Power110Volt, Volts220

**Flooring:** Carpet, CeramicTile, Concrete, Tile, Unfinished, Vinyl, Wood

**Fireplace YN:** No

**Utilities:** CableAvailable, ElectricityAvailable, ElectricityConnected, NaturalGasAvailable, NaturalGasConnected, UndergroundUtilities

**Pool YN:** No

**Parking Features:** ParkingLot, OnSite, Other

**WaterSource:** Public

**Lot Features:** Sprinklers

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## School Information

**High School District:** LanseCreuse

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## Miscellaneous

**Listing Terms:** Cash, Contract



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# Courtesy of

**List Office Name:** RE/MAX Advisors



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