



555 BARCLAY CIRCLE

ROCHESTER HILLS, MI 48307

Turnkey Medical Space Available

TOTAL BUILDING SF	SPACE 1	SPACE 2	LEASE RATE
15,360 SF Medical Office Building	4,037 sf Turnkey Medical	4,000 sf Office/Medical	\$20.00 PSF NNN

ABOUT THE SPACE

TURNKEY MEDICAL OFFICE BUILDING

Skylark Commercial is pleased to present 8,037 square feet of medical space for lease at 555 Barclay Circle in Rochester Hills, the heart of one of Oakland County's most established healthcare clusters. Suite 1 offers 4,037 SF of turnkey medical space with eight exam rooms, three physician offices, an x-ray room, in-suite lab, and staff breakroom, ready for immediate occupancy. Suite 2 offers 4,000 SF of office space well suited to physical therapy, rehab, behavioral health, or additional clinical use. Single-story building with surface parking at the door, surrounded by hospital-affiliated imaging, lab, and specialty practices, and minutes from Rochester Road, M-59, and Henry Ford Rochester Hospital.

HIGHLIGHTS

- **Turn-key medical buildout (Suite 1).** 8 Exam rooms, Imaging, & Lab.
- **Surface parking, 5.4/1,000.** Ample parking and ADA access for patients and staff.
- **Minutes to Rochester Rd, M-59, & I-75.** Short drive to Henry Ford Rochester Hospital
- **Avoid buildout cost.** Fast occupancy for an expanding or relocating practice.

MIKE ZIELDORFF

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PROPERTY PHOTOS

