



NEIGHBORHOOD  
**DOWNTOWN**

LOCATION  
**SE CORNER OF GRATIOT  
AND BRUSH**

SPACE TYPE  
**RETAIL**



Exchange, a Liftbuild Development and first of its kind in North America, offers 5,800 square feet of retail serving 165 residential units. Suites along Gratiot and Brush Street have floor to ceiling windows, 13' ceilings and unobstructed views due to the innovative construction of this building. Designed to serve the residents, business community and those visiting the city for events. Exchange is an innovative and mobility focused mixed use high rise located in the Central Business District. Establishing a new neighborhood entry through the Gratiot corridor and Greektown. Providing the most innovative features from the structure and design of the building itself to the technology that allows you to live connected. Amenities include at-your-door services, onsite valet, and security.

**ASKING RENT**

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**\$20 / SF NNN**

**NEIGHBORS**

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Hudson Site, Greektown, Campus Martius, The Detroit Athletic Club, Z Deck Garage, The Peach Cobbler, The Belt, Shinola Hotel, The Skip, Library Street Collective, Gucci, Harmony Park, Opera House, Greektown, Monroe Block, Vicente's Cuban Cuisine, Lighthouse Immersive, Mootz Pizzeria, The Siren, Queens Bar, Standby, One Mike Detroit, YMCA and Olin.

**SIZE**

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**986 - 5,800 SF**

**ONSITE PARKING**

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**Available**

**CEILING HEIGHTS**

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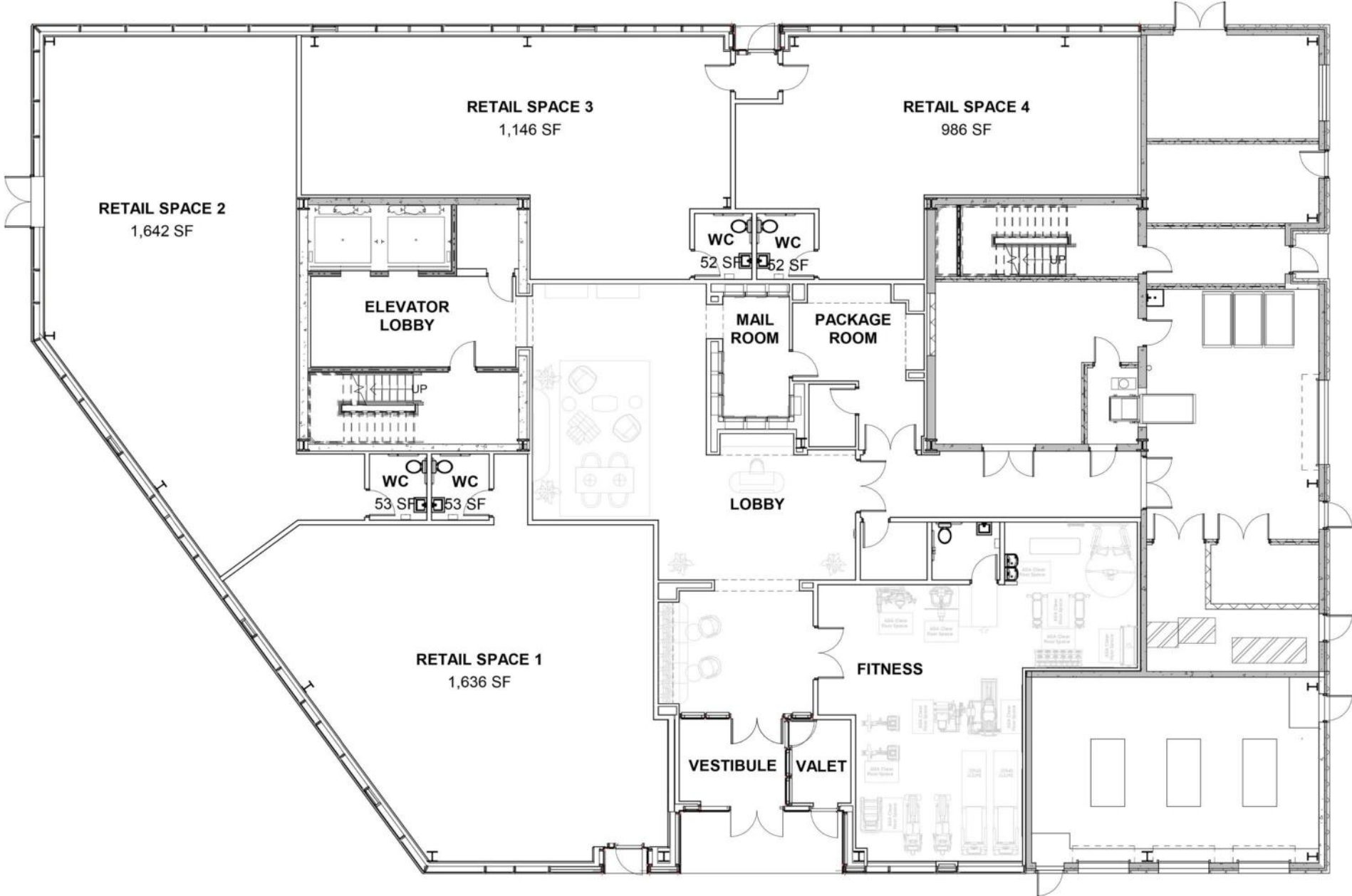
**13'**

# exchange

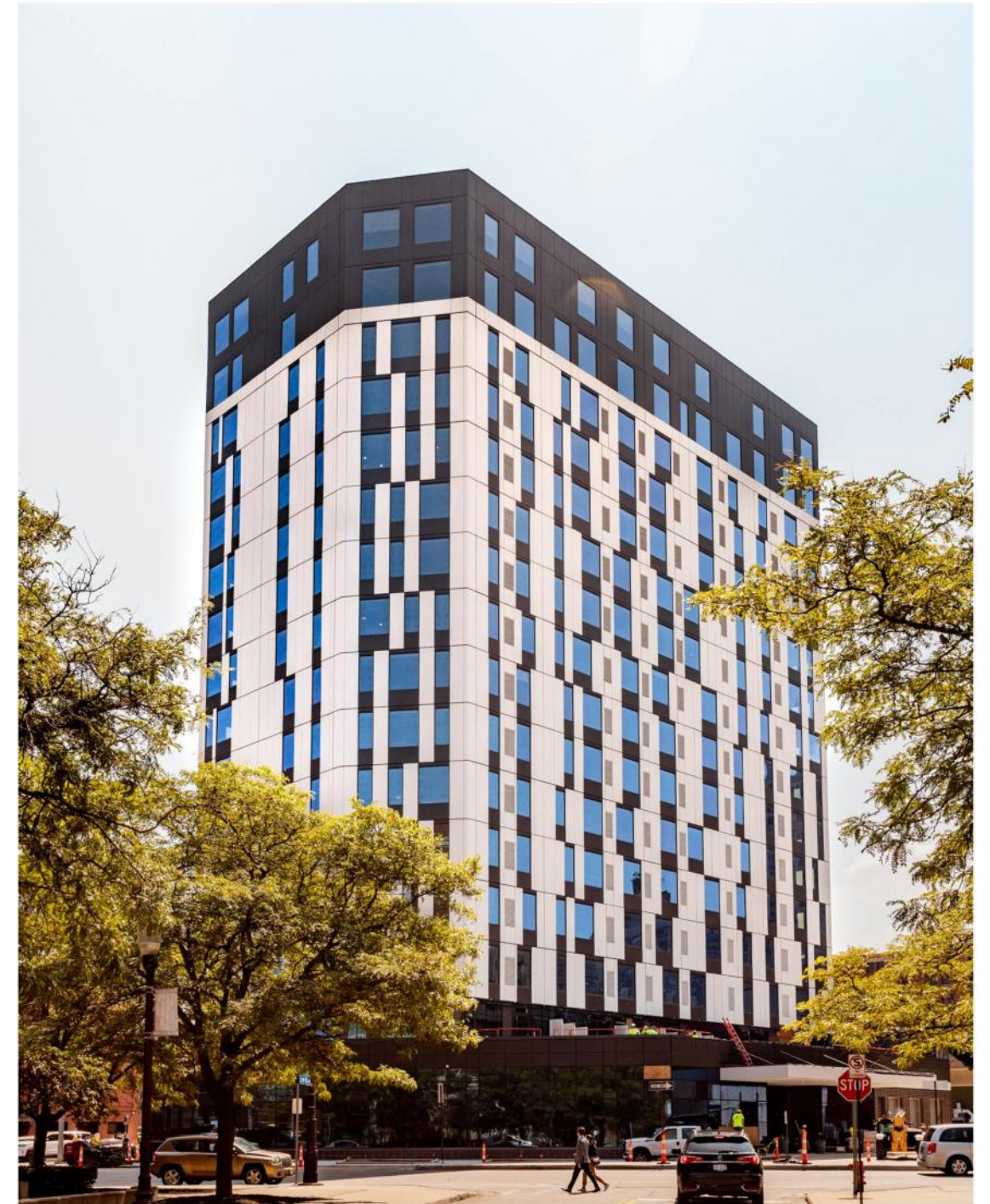
DOWNTOWN

### FEATURES

- 986 - 5,800 Square Feet
- Liftbuild Vertically Manufactured
- Servicing 200+ Residents
- Floor to Ceiling Store Front
- Whitebox Delivery Available











Campus Martius

Z Deck Garage

The Belt Alleyway

eXchange  
310 Gratiot

5,800 SF RETAIL

Harmony Park

Hudson's Site

Capitol Park

WeWork

Book Tower

Shinola Hotel



A TRUSTED AND RESPECTED  
MEMBER OF THE COMMUNITY,  
O'CONNOR REAL ESTATE  
BRINGS 20 YEARS OF  
EXPERIENCE AND EXPERTISE  
TO THE COMMERCIAL OFFICE  
AND RETAIL MARKET.

For more information about the retail spaces  
available at The eXchange,  
please contact O'Connor Real Estate

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**O'Connor** Real Estate

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