

SIGNATURE ASSOCIATES
KNOW SIGNATURE | KNOW RESULTS

Industrial For Lease

Property Name:
Location: 1541 - 1561 E. Eight Mile Road, Unit: B
City, State: Ferndale, MI
Cross Streets: West End Street
County: Oakland
Zoning: Industrial, Lt. Manufacturing

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.:	9,594	**Building Type:**	Built	**Mezzanine:**	N/A
Available Sq. Ft.:	4,000	**Available Shop Sq. Ft.:**	4,000	**Office Dim:**	N/A
		Available Office Sq. Ft.:	- 0	**Shop Dim:**	N/A

PROPERTY INFORMATION

Clear Height:	14'	**Multi-Tenant:**	Yes	**Year Built:**	1960 (Retrofit: 2022)
Grade Level Door(s):	1: 10 x 12	**Rail:**	No	**Sprinklers:**	No
Truckwells or Docks:	0	**Security:**	No	**Signage:**	N/A
Exterior Construction:	Brick/Block	**Interior:**	N/A	**Exterior:**	N/A
Structural System:	Steel	**Lighting:**	Fluorescent/LED	**Roof:**	Flat
Air-Conditioning:	N/A	**Bay Sizes:**	N/A	**Floors:**	Concrete
Heating:	GFA	**Restrooms:**	Yes	**Floor Drains:**	No
Availability:	Immediately	**Cranes:**	No	**Acreage:**	0.242
Power (Amps/Volts):	220 Volts	**Parking:**	Front	**Land Dimensions:**	N/A

PRICING INFORMATION

Lease Rate:	$7.00	**Mthly Rate:**	N/A	**TD:**	N/A
Lease Type:	NNN	**Taxes:**	$11,503.65 (2024)	**Deposit:**	N/A
Lease Term:	N/A	**Parcel #:**	24-25-35-459-008	**Assessor #:**	N/A
		Imprv Allow:	N/A	**Options**	N/A

Tenant Responsibility: N/A

COMMENTS

-Recently renovated
-Clean shop space



Broker: **SIGNATURE** ASSOCIATES

Agent(s):
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Information is subject to verification and no liability for errors or omissions is assumed. Price and terms are subject to modification.