



## Hi-Tech For Sale or Lease

**Property Name:** Fairlane North Technology Park  
**Location:** 5900 Mercury Drive  
**City, State:** Dearborn, MI  
**Cross Streets:** Southfield Fwy/Ford Road  
**County:** Wayne  
**Zoning:** T & R

### BUILDING SIZE / AVAILABILITY

<b>Building Type:</b>	Built	<b>Mezzanine:</b>	N/A
<b>Total Building Sq. Ft.:</b>	71,734	<b>Available Shop Sq. Ft.:</b>	6,500
<b>Available Sq. Ft.:</b>	71,734	<b>Available Office Sq. Ft.:</b>	65,234
		<b>Office Dim:</b>	N/A
		<b>Shop Dim:</b>	N/A

### PROPERTY INFORMATION

<b>Freestanding:</b>	Yes	<b>Year Built:</b>	2000
<b>Clear Height:</b>	14'	<b>Rail:</b>	No
<b>Grade Level Door(s):</b>	1	<b>Security:</b>	Yes
<b>Truckwells or Docks:</b>	0	<b>Interior:</b>	N/A
<b>Exterior Construction:</b>	Brick/Metal	<b>Lighting:</b>	LED
<b>Structural System:</b>	Steel	<b>Bay Sizes:</b>	40' x 30'
<b>Air-Conditioning:</b>	100%	<b>Restrooms:</b>	Yes
<b>Heating:</b>	RTU/Baseboard	<b>Cranes:</b>	No
<b>Availability:</b>	Immediately	<b>Parking:</b>	301, Surface
<b>Power (Amps/Volts):</b>	N/A	<b>Roof:</b>	Membrane
		<b>Floors:</b>	Concrete
		<b>Floor Drains:</b>	Yes
		<b>Acreage:</b>	N/A
		<b>Land Dimensions:</b>	N/A

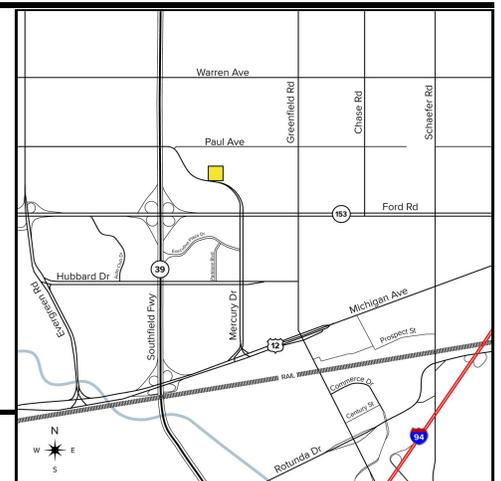
### PRICING INFORMATION

<b>Lease Rate:</b>	\$12.00	<b>Mthly Rate:</b>	\$70,734.00/mo	<b>Deposit:</b>	N/A
<b>Lease Type:</b>	NNN	<b>Lease Term:</b>	5 Year(s)	<b>TD:</b>	N/A
<b>Sale Price:</b>	\$6,500,000 (\$90.61/sqft)	<b>Taxes:</b>	\$409,746.42	<b>Parcel #:</b>	82-09-123-03-23
<b>Imprv Allow:</b>	Possible	<b>Options:</b>	Possible	<b>Assessor #:</b>	N/A

**Tenant Responsibility:** NNN=Property taxes, building fire, insurance, snow removal, janitorial

### COMMENTS

Fairlane's newest business park with 182 acres and offering a unique opportunity for a corporate headquarters. Conveniently located near expressways, downtown Detroit and Metropolitan Airport. Entire campus features five quality hotels, several retail shopping complexes, more than 30 restaurants and four educational institutions.



**Broker:** SIGNATURE ASSOCIATES

#### Agent(s):

Jack Townsend, (248) 948-0115, jtownsend@signatureassociates.com  
 Chris Secontine, (248) 799-3174, csecontine@signatureassociates.com