



Industrial For Lease

Property Name:

Location: Auburn Road
City, State: Auburn Hills, MI
Cross Streets: E. of I-75, North Side
County: Oakland
Zoning: Lt Industrial

BUILDING SIZE / AVAILABILITY		Building Type:	Build-to-Suit	Mezzanine:	N/A
Total Building Sq. Ft.:	23,125	Available Shop Sq. Ft.:	20,685	Office Dim:	30 x 81
Available Sq. Ft.:	23,125	Available Office Sq. Ft.:	2,440	Shop Dim:	N/A

PROPERTY INFORMATION		Freestanding:	Yes	Year Built:	2027
Clear Height:	27'	Rail:	No	Sprinklers:	No
Grade Level Door(s):	1: 12 x 14	Security:	No	Signage:	N/A
Truckwells or Docks:	1	Interior:	No	Exterior:	Yes
Exterior Construction:	Block/Metal	Lighting:	LED	Roof:	Rubber
Structural System:	Steel	Bay Sizes:	46' x 50'	Floors:	6"
Air-Conditioning:	N/A	Restrooms:	N/A	Floor Drains:	No
Heating:	Gas Forced Air	Cranes:	No	Acreage:	1.810
Availability:	Q4 2027	Parking:	37	Land Dimensions:	N/A
Power (Amps/Volts):	1000 Amps, 240 Volts				

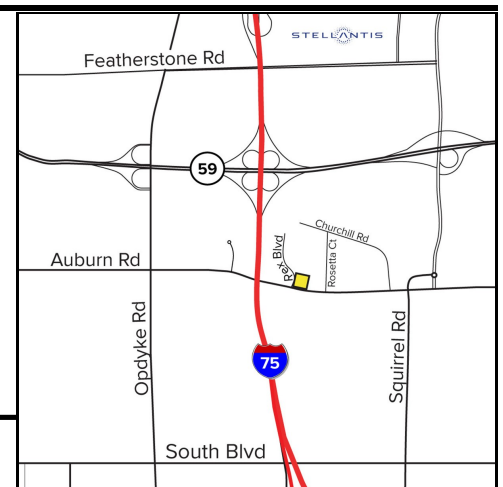
PRICING INFORMATION

Lease Rate:	TBD	Mthly Rate:	TBD	TD:	N/A
Lease Type:	NNN	Taxes:	N/A	Deposit:	N/A
Lease Term:	10 Year(s)	Parcel #:	N/A	Assessor #:	N/A
		Imprv Allow:	N/A	Options	N/A

Tenant Responsibility: N/A

COMMENTS

New construction, high image facility. Main road exposure minutes from I-75 & M-59, high ceilings, cranes possible, clerestory side windows. Finish to suit.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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