



Industrial For Sale or Lease

Property Name: Carlisle Fluid Technologies
Location: 28026 Oakland Oaks Court
City, State: Wixom, MI
Cross Streets: Grand River Avenue
County: Oakland
Zoning: Lt. Industrial

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.: 22,053	Building Type: Built	Mezzanine: N/A
Available Sq. Ft.: 22,053	Available Shop Sq. Ft.: 15,053	Office Dim: N/A
	Available Office Sq. Ft.: 7,000	Shop Dim: N/A

PROPERTY INFORMATION

Clear Height: 20'	Freestanding: Yes	Year Built: 1989
Grade Level Door(s): 1: 12 x 14	Rail: No	Sprinklers: Yes
Truckwells or Docks: 2	Security: Yes	Signage: Yes
Exterior Construction: Block	Interior: No	Exterior: Yes
Structural System: Block/Steel	Lighting: T-5	Roof: N/A
Air-Conditioning: Offices	Bay Sizes: N/A	Floors: 6"
Heating: Radiant	Restrooms: 2	Floor Drains: No
Availability: Immediately	Cranes: No	Acreage: 1.300
Power (Amps/Volts): 1200 Amps, 208 Volts	Parking: 12	Land Dimensions: N/A

PRICING INFORMATION

Lease Rate: \$10.00	Mthly Rate: N/A	Deposit: N/A
Lease Type: NNN	Lease Term: -	TD: N/A
Sale Price: \$3,087,420 (\$140.00/sqft)	Taxes: \$21,556.63 (2024)	Parcel #: 22-07-326-032
Imprv Allow: N/A	Options: N/A	Assessor #: N/A
Tenant Responsibility: N/A		

COMMENTS

Beautiful conventional construction industrial building. 2 docks, heavy power with modern offices (furniture available). 500 sq. ft. out building included. Immediate I-96 access and close to all services.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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