



Industrial For Sale or Lease

Property Name:

Location: 15041 S. Commerce Drive

City, State: Dearborn, MI

Cross Streets: Rotunda Dr./I-94

County: Wayne

Zoning: I-A, Lt. Industrial

BUILDING SIZE / AVAILABILITY		Building Type:	Built	Mezzanine:	N/A
Total Building Sq. Ft.:	67,084	Available Shop Sq. Ft.:	8,550 - 20,684	Office Dim:	60 x 75
Available Sq. Ft.:	8,550 - 20,684	Available Office Sq. Ft.:	0	Shop Dim:	N/A

PROPERTY INFORMATION		Multi-Tenant:	Yes	Year Built:	1989
Clear Height:	13'	Rail:	No	Sprinklers:	Yes
Grade Level Door(s):	3	Security:	Yes	Signage:	Yes
Truckwells or Docks:	0	Interior:	N/A	Exterior:	N/A
Exterior Construction:	Block/Brick	Lighting:	LED	Roof:	Membrane
Structural System:	Steel	Bay Sizes:	N/A	Floors:	6" - 8"
Air-Conditioning:	Roof Top	Restrooms:	2	Floor Drains:	No
Heating:	Roof Top	Cranes:	No	Acreage:	N/A
Availability:	Immediately	Parking:	375	Land Dimensions:	Irregular
Power (Amps/Volts):	TBD				

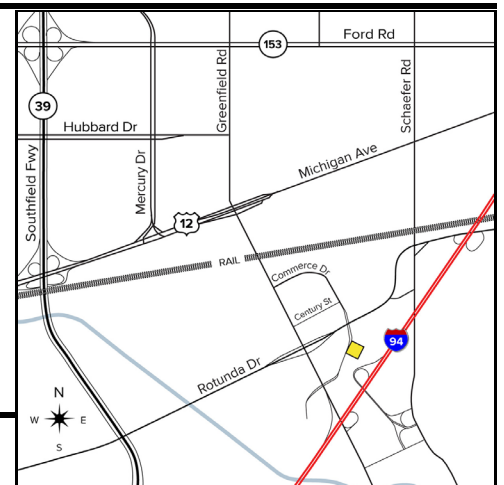
PRICING INFORMATION

Lease Rate:	\$9.00	Mthly Rate:	N/A	Deposit:	Yes
Lease Type:	NNN	Lease Term:	3-5 Year(s)	TD:	N/A
Sale Price:	Possible Sale	Taxes:	\$95,203.84 (2024-25)	Parcel #:	82-10-194-02-011
Imprv Allow:	Possible	Options:	Yes	Assessor #:	N/A
Tenant Responsibility:	Utilities, Dumpster, Janitorial, & Communications				

COMMENTS

Price Reduced! Beautiful hi-tech building located in prestigious campus setting. 100% air conditioned. Near I-94, Ford Rouge Plant, and Ford World Headquarters. Immediate availability.

*Sale may be combined with 5850 Mercury Drive, Dearborn at \$125/SQ FT.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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