



Industrial For Sale or Lease

Property Name:
Location: 34401 Schoolcraft Road
City, State: Livonia, MI
Cross Streets: Wayne Road/Stark
County: Wayne
Zoning: M-1

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.: 42,720	Building Type: Built	Mezzanine: N/A
Available Sq. Ft.: 31,320 - 42,720	Available Shop Sq. Ft.: 23,320 - 34,720	Office Dim: N/A
	Available Office Sq. Ft.: 8,000	Shop Dim: N/A

PROPERTY INFORMATION

Clear Height: 20'	Freestanding: Yes	Year Built: 1976
Grade Level Door(s): 3: 12 x 14	Rail: No	Sprinklers: Yes
Truckwells or Docks: 1	Security: Yes	Signage: Yes
Exterior Construction: Brick/Steel	Interior: No	Exterior: Yes
Structural System: Steel	Lighting: Sodium Vapor	Roof: Built-Up
Air-Conditioning: HVAC	Bay Sizes: N/A	Floors: Concrete
Heating: GFA	Restrooms: 5	Floor Drains: No
Availability: Immediately	Cranes: Yes, (4) 10-Ton, Bridge	Acreage: 2.620
Power (Amps/Volts): 2000 Amps, 480/277 Volts	Parking: 85	Land Dimensions: N/A

PRICING INFORMATION

Lease Rate: \$7.75	Mthly Rate: N/A	Deposit: Yes
Lease Type: NNN	Lease Term: 3-5 Year(s)	TD: N/A
Sale Price: \$4,050,000 (\$94.80/sqft)	Taxes: \$47,701.13 (2025)	Parcel #: 109-03-0823-001
Imprv Allow: N/A	Options: N/A	Assessor #: N/A
Tenant Responsibility: N/A		

COMMENTS

Great main road access. Four cranes (10-Ton). One truckwell.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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