

802-864 PHOENIX DRIVE

UNIT #858

ANN ARBOR, MICHIGAN

INDUSTRIAL/HI-TECH FOR LEASE

2,160 Square Feet Available



SIGNATURE ASSOCIATES
KNOW SIGNATURE | KNOW RESULTS

ANN ARBOR COMMERCE CENTER



PROPERTY FEATURES

- Available Unit: #858
- Office Space: 680 Sq. Ft.
- Hi-Bay Space: 1,480 Sq. Ft.
- Total: 2,160 Sq. Ft.
- Unit is 100% heated and air-conditioned
- Can accommodate hi-tech and light industrial users
- 16' clear height
- (1) 10' x 12' grade level door per unit
- Zoned M-1, Limited Industrial
- Available Immediately
- Lease Rate: \$13.95/sq. ft. MG + Utilities. Rate includes R.E. taxes, building insurance and CAM



For more information, please contact:

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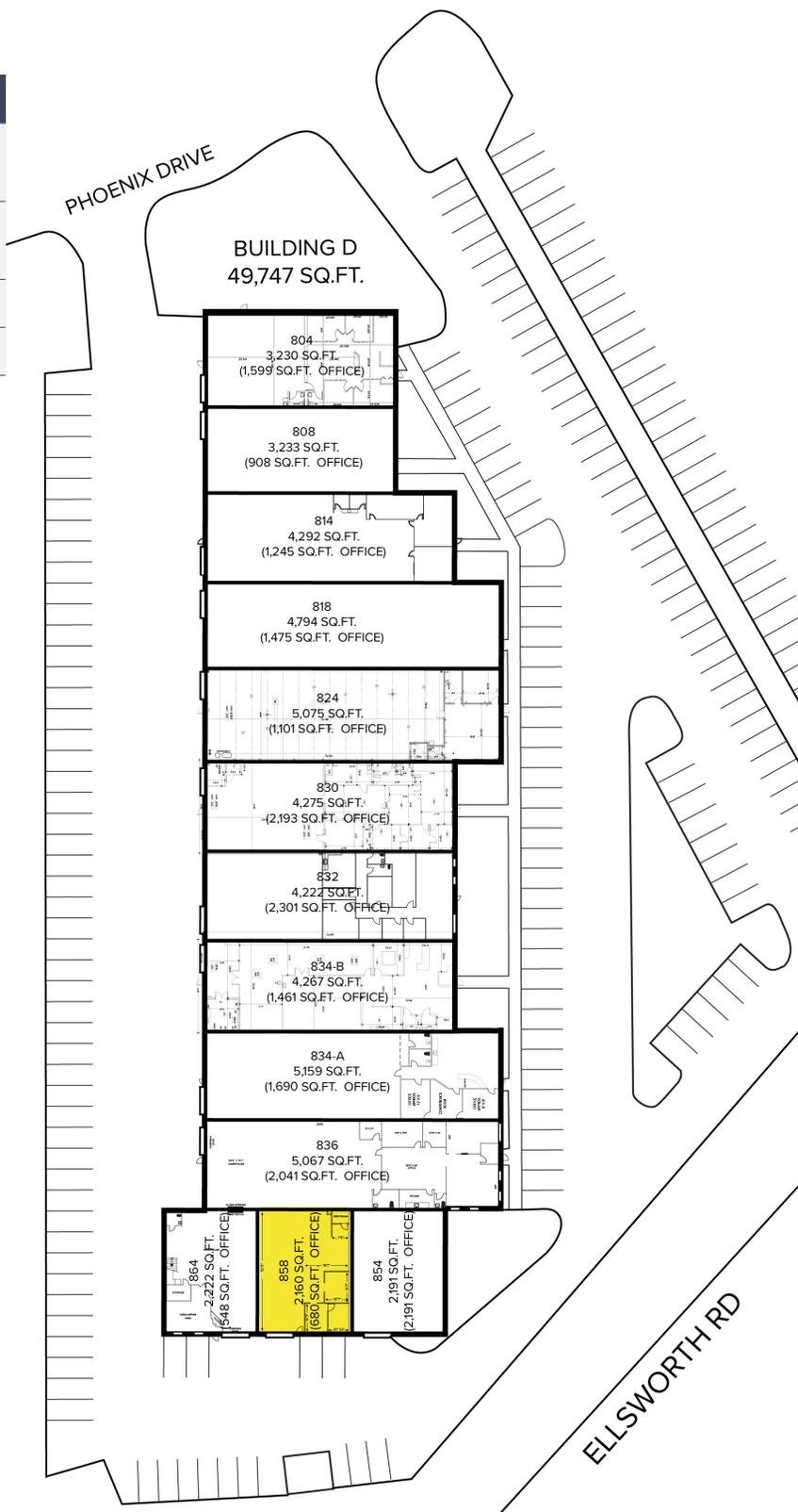
802-864 Phoenix Drive, Unit #858 – Ann Arbor, Michigan

Industrial/Hi-Tech For Lease

2,160
Square Feet
AVAILABLE

Site Plan

AVAILABILITY			
UNIT	TOTAL SF /OFFICE SF	OHD	RATE
UNIT 858	2,160/680	1	\$13.95/sq. ft. MG + Utilities
TOTAL ACRES: 4.03 ACRES			
2025 OPEX Budget is \$4.00/sq. ft.			



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Industrial/Hi-Tech For Lease

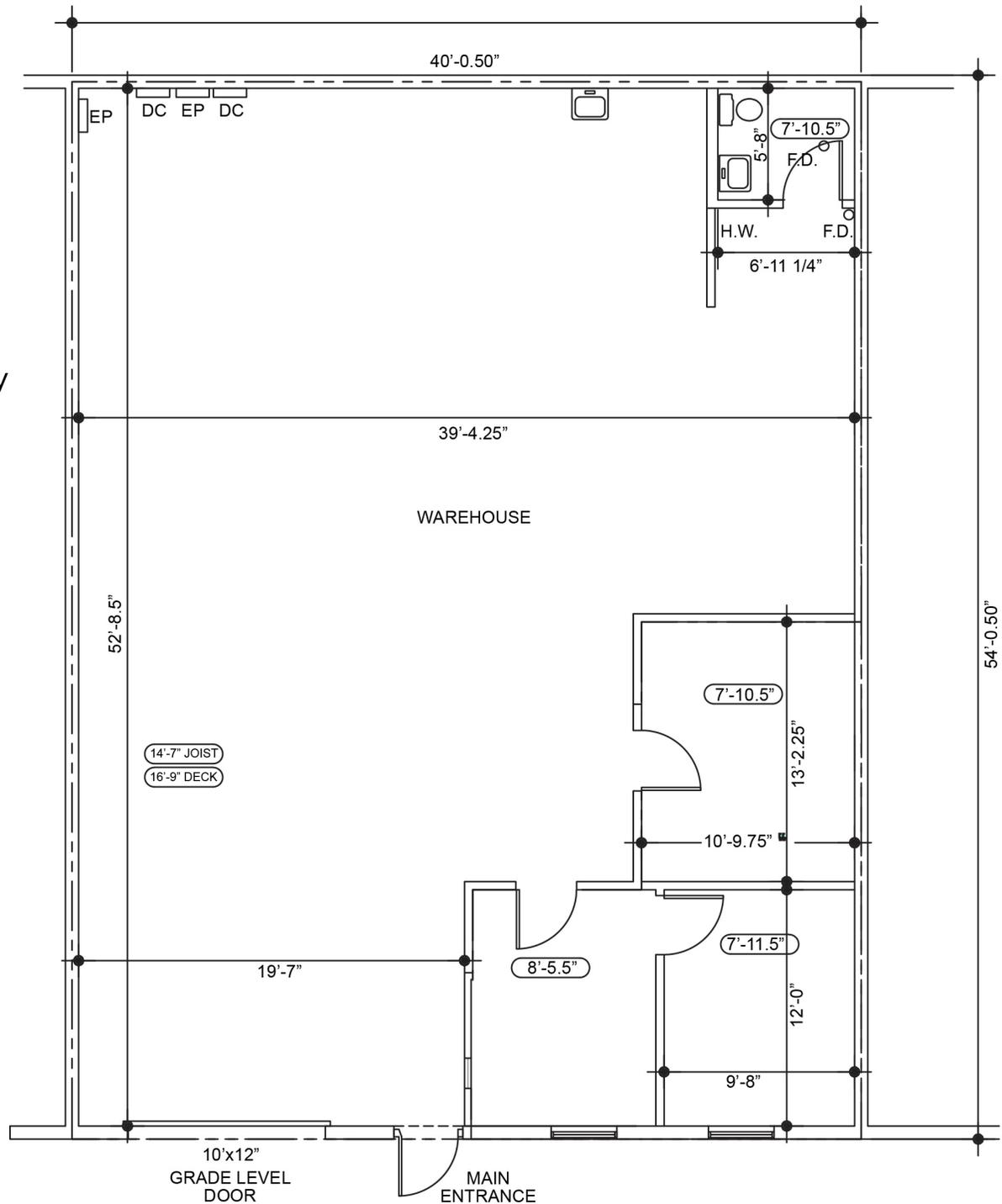
2,160
Square Feet
AVAILABLE

Floor Plan Unit 858

680 SQ. FT. OFFICE
1,480 SQ. FT. SHOP
2,160 SQ. FT. TOTAL

100% heated and
air-conditioned

Available Immediately



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Interior Photos



HI-BAY AREA



HI-BAY AREA



OFFICE AREA



OFFICE RECEPTION AREA



PRIVATE OFFICE



PRIVATE OFFICE-WORK ROOM

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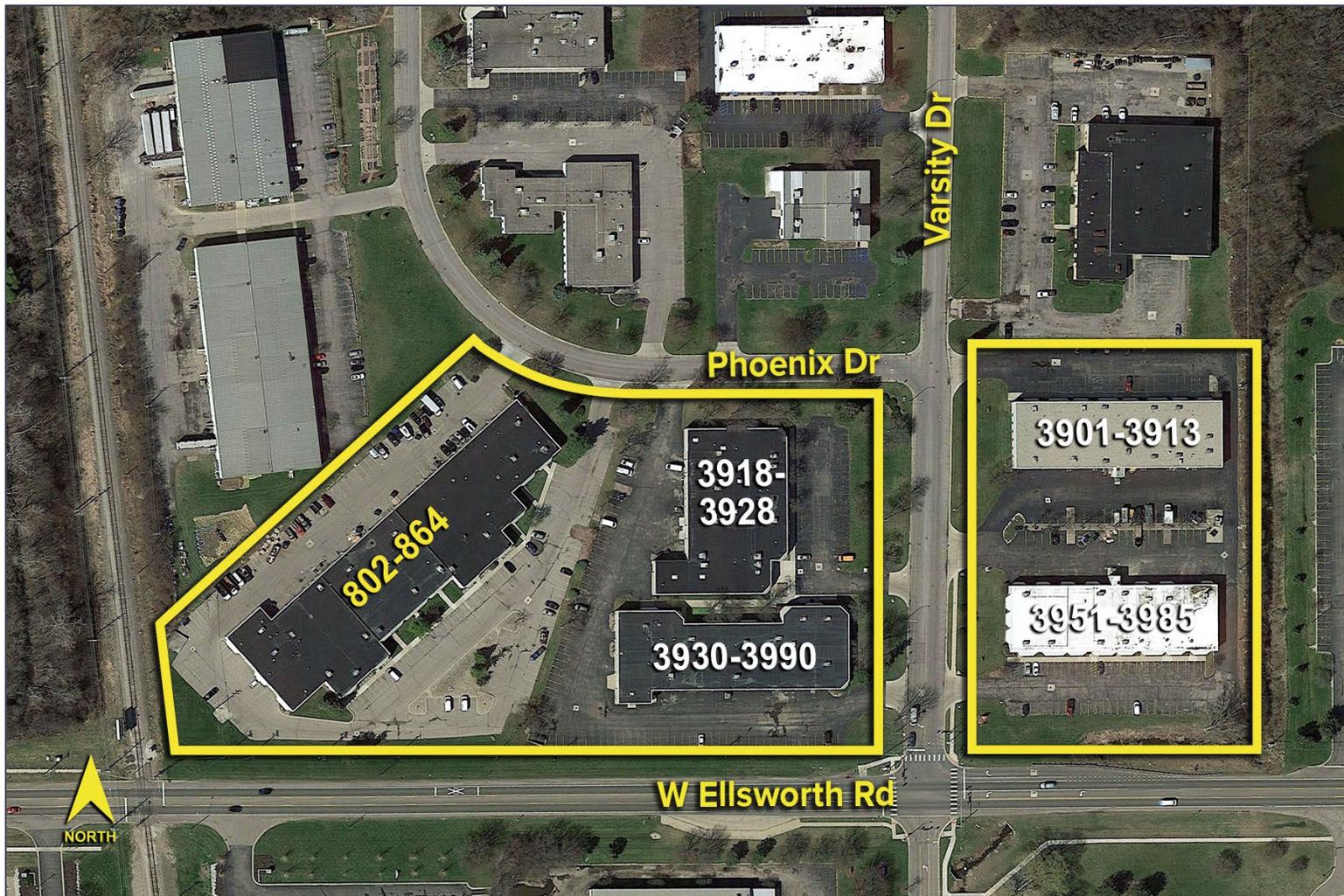
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Aerial



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