

175 MALOW STREET
MT. CLEMENS, MICHIGAN

INDUSTRIAL FOR SALE OR LEASE
16,300 Square Feet Available



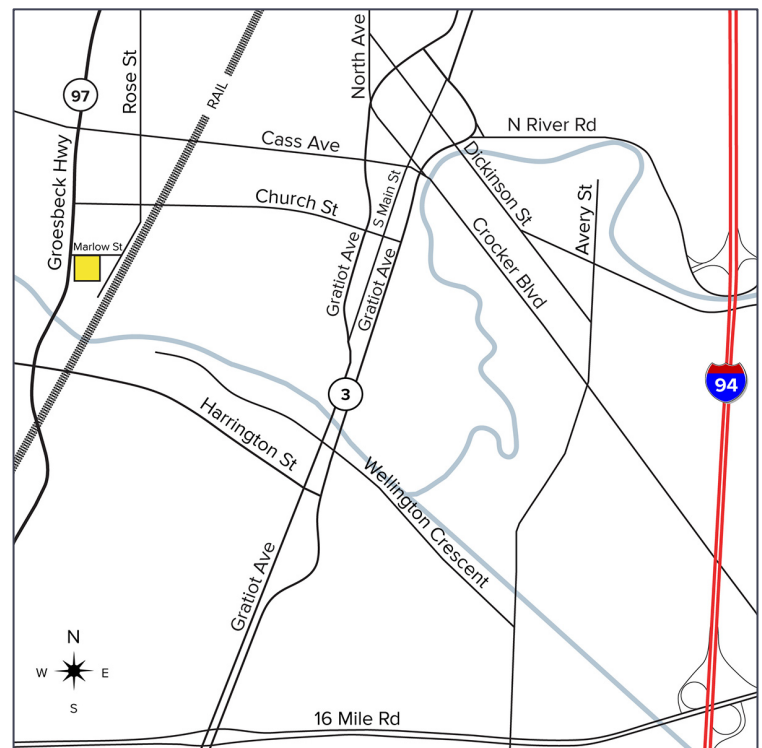
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GREAT LOCATION



PROPERTY FEATURES

- 16,300 square feet available
- 2,065 square feet office
- 19' clear height
- (1) 12'x14' grade level door, (1) truckwell
- 1000 amps, 480 volts
- Hi-bay building in well-maintained industrial park
- Easy access to main thoroughfares
- Building backs up to Groesbeck for main road signage exposure
- Lease Rate: \$7.50/sq. ft. NNN
- Sale Price: \$1,140,837 (\$69.99/sq. ft.)



For more information, please contact:

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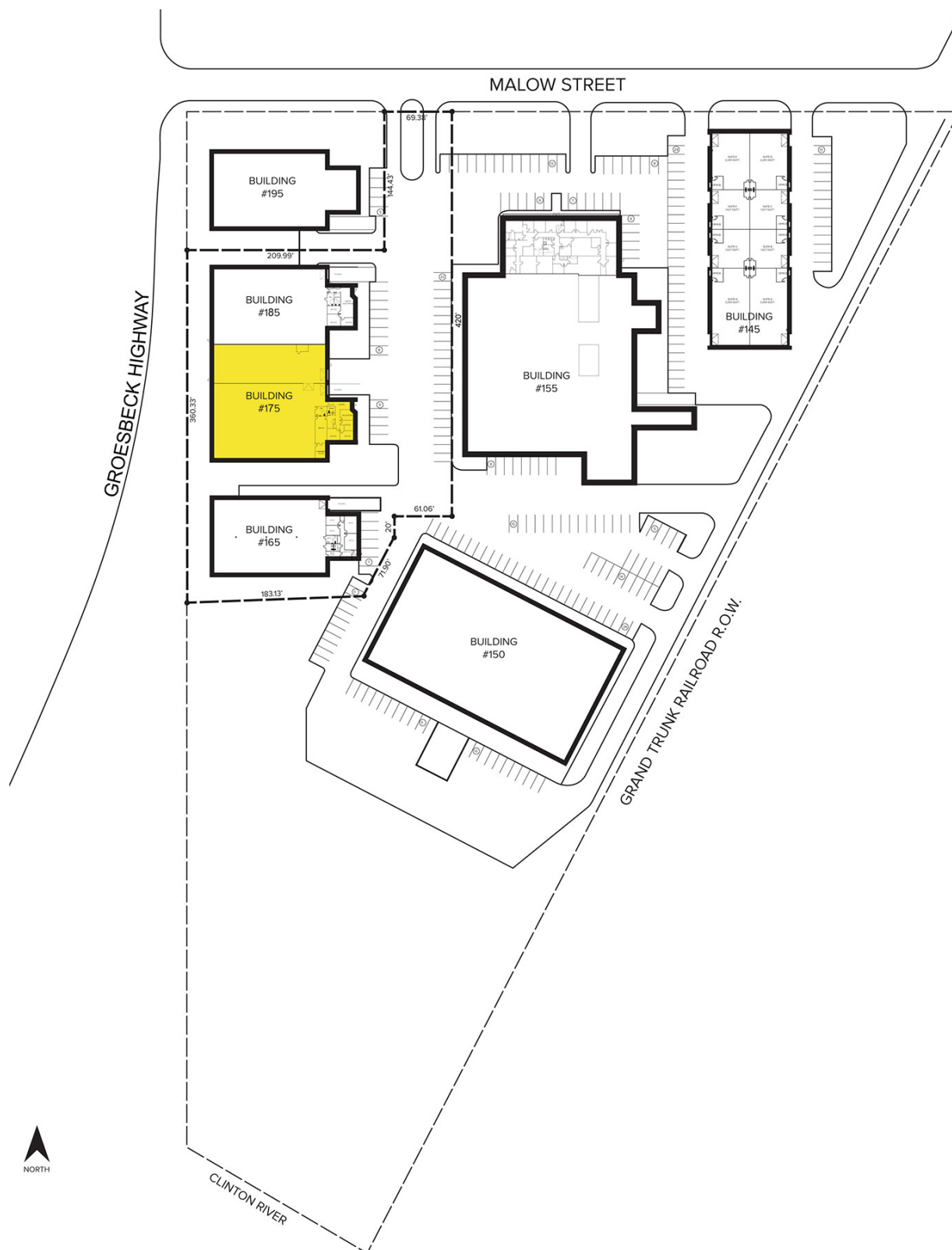
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175 Malow Street – Mt. Clemens, Michigan

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Site Plan



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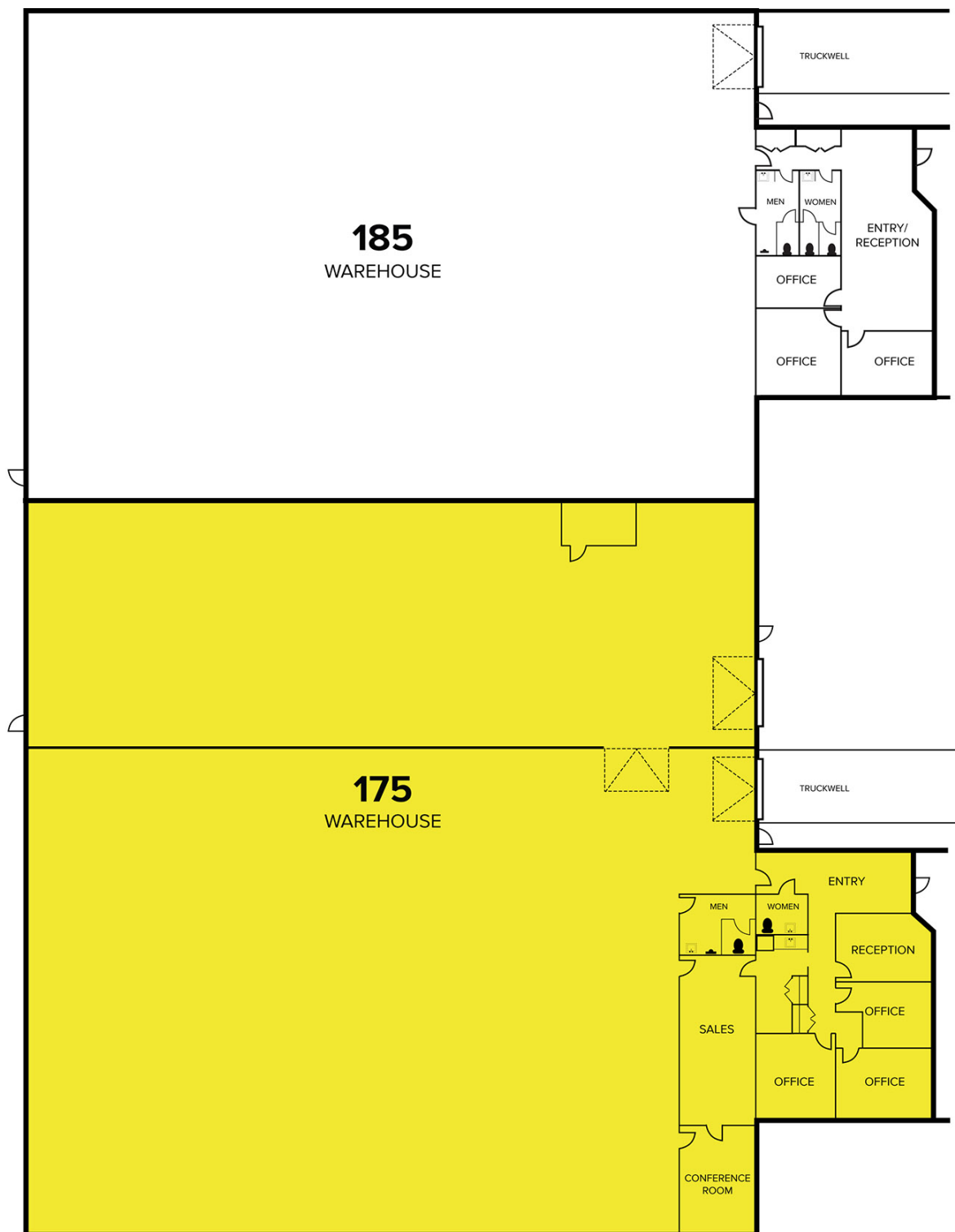
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Floor Plan



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Aerial



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