



Industrial For Sale or Lease

Property Name:

Location: 12147-12163 Globe Street

City, State: Livonia, MI

Cross Streets: Amrhein Road

County: Wayne

Zoning: Light Ind.

| BUILDING SIZE / AVAILABILITY | | Building Type: | Built | Mezzanine: | N/A |
|------------------------------|-------------------------------------|---------------------------|-------------------|------------------|-----------------------|
| Total Building Sq. Ft.: | 53,855 | Available Shop Sq. Ft.: | 43,197 | Office Dim: | N/A |
| Available Sq. Ft.: | 18,876 - 53,855 | Available Office Sq. Ft.: | 10,658 | Shop Dim: | N/A |
| PROPERTY INFORMATION | | Multi-Tenant: | Yes | Year Built: | 1969 (Retrofit: 2004) |
| Clear Height: | 20' - 26' | Rail: | No | Sprinklers: | Yes |
| Grade Level Door(s): | 4: 14 x 16, 14 x 20 | Security: | No | Signage: | N/A |
| Truckwells or Docks: | 4 | Interior: | No | Exterior: | Yes |
| Exterior Construction: | Masonry | Lighting: | Yes | Roof: | N/A |
| Structural System: | N/A | Bay Sizes: | 60' x 60' | Floors: | Epoxy |
| Air-Conditioning: | Yes | Restrooms: | Yes | Floor Drains: | No |
| Heating: | Yes | Cranes: | Yes, See comments | Acreage: | 2.880 |
| Availability: | Immediately | Parking: | 112 | Land Dimensions: | N/A |
| Power (Amps/Volts): | 2000 Amps, 480 Volts, 3-Phase Heavy | | | | |

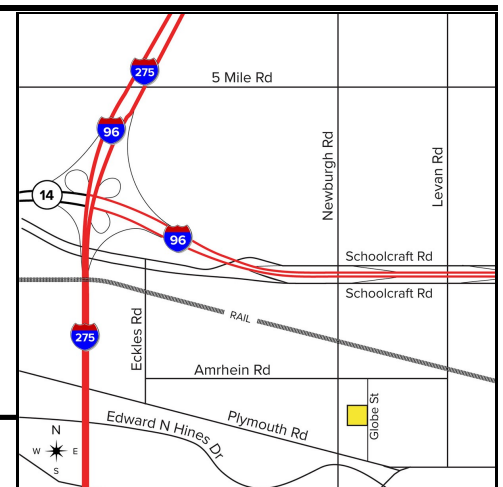
PRICING INFORMATION

| | | | | | |
|------------------------|----------------------------|-------------|--------------------|-------------|--------------|
| Lease Rate: | \$6.95 | Mthly Rate: | N/A | Deposit: | N/A |
| Lease Type: | NNN | Lease Term: | - | TD: | N/A |
| Sale Price: | \$5,100,000 (\$94.70/sqft) | Taxes: | \$71,440.36 (2023) | Parcel #: | See comments |
| Imprv Allow: | N/A | Options: | N/A | Assessor #: | N/A |
| Tenant Responsibility: | N/A | | | | |

COMMENTS

Excellent 53,855 sq. ft. fully air conditioned, heavy power, craned warehouse available for sale or lease. 34,979 sq. ft. unit: 24,321 sq. ft. of warehouse space with 26' clear height, two (2) 14'x20' overhead doors, and 10,658 sq. ft. of renovated office space. 18,876 sq. ft. unit with 20' clear height, four (4) loading docks, and two (2) 14'x16' overhead doors. Ample parking and fenced in rear lot for storage or parking included. (1) 30-ton, (1) 15-ton, (3) 7.5-ton, (2) 5-ton cranes.

Parcel #'s: 115-05-0023-000, 115-02-0014-000, 115-02-0013-000



Broker: SIGNATURE ASSOCIATES

Agent(s):

Steve Gordon, (248) 948-0101, sgordon@signatureassociates.com

Alex Timmis, (248) 359-0623, atimmis@signatureassociates.com