



Industrial For Lease

Property Name: DTW Taylor Cold Storage
Location: Wick Road
City, State: Taylor, MI
Cross Streets: E. of Inkster Road at Holland Road
County: Wayne
Zoning: Light Industrial

BUILDING SIZE / AVAILABILITY

Building Type:	Build-to-Suit	Mezzanine:	N/A
Total Building Sq. Ft.:	249,675	Available Shop Sq. Ft.:	249,675
Available Sq. Ft.:	65,000 - 249,675	Available Office Sq. Ft.:	To Suit
		Office Dim:	N/A
		Shop Dim:	N/A

PROPERTY INFORMATION

Multi-Tenant:	Yes	Year Built:	N/A
Clear Height:	48'	Rail:	No
Grade Level Door(s):	1	Security:	No
Truckwells or Docks:	36	Interior:	No
Exterior Construction:	N/A	Lighting:	LED
Structural System:	Precast Concrete	Bay Sizes:	56' x 50'
Air-Conditioning:	N/A	Restrooms:	N/A
Heating:	N/A	Cranes:	No
Availability:	Immediately	Parking:	134
Power (Amps/Volts):	3000 Amps, 480 Volts, 3-Phase	Land Dimensions:	N/A
		Sprinklers:	ESFR
		Signage:	Yes
		Exterior:	No
		Roof:	N/A
		Floors:	N/A
		Floor Drains:	No
		Acreage:	16.800

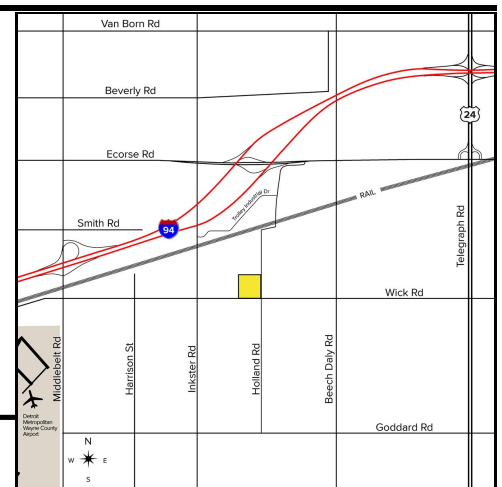
PRICING INFORMATION

Lease Rate:	Contact Broker	Mthly Rate:	Contact Broker	TD:	N/A
Lease Type:	N/A	Taxes:	N/A	Deposit:	N/A
Lease Term:	N/A	Parcel #:	60-019-99-0027-000	Assessor #:	N/A
		Imprv Allow:	N/A	Options:	N/A

Tenant Responsibility: N/A

COMMENTS

DTW Taylor Cold Storage is a 249,675-square-foot new construction site ideally positioned for high-performance logistics and cold storage. Located in the City of Taylor in Wayne County, the property offers excellent access to I-94, I-75, and I-275 for efficient regional and interstate transportation. Just 2.4 miles from Detroit Metropolitan Airport (DTW) and minutes from the Ambassador Bridge, Gordie Howe International Bridge and Windsor-Detroit Tunnel, the site provides exceptional connectivity for air cargo, perishables, and time-sensitive supply chains. The building is divisible to 65,000 square feet and offers 28,000 pallet positions (9,000 per chamber) with convertible temperature-controlled space down to -10° Fahrenheit.



Broker: SIGNATURE ASSOCIATES

Agent(s):

John Droze, (248) 948-4191, jdroze@signatureassociates.com
 Tom Condon, (847) 372-6081, tcondon@lee-associates.com
 Drake Filippis, (248) 799-3161, dfilippis@signatureassociates.com

Information is subject to verification and no liability for errors or omissions is assumed. Price and terms are subject to modification.