



Industrial For Lease

Property Name: Former Arrington Performance
Location: 7181-7207 Grand River Avenue
City, State: Brighton, MI
Cross Streets: Hubert Road
County: Livingston
Zoning: Lt. Industrial

BUILDING SIZE / AVAILABILITY		Building Type:	Built	Mezzanine:	N/A
Total Building Sq. Ft.:	68,000	Available Shop Sq. Ft.:	10,000	Office Dim:	N/A
Available Sq. Ft.:	10,000	Available Office Sq. Ft.:	To Suit	Shop Dim:	N/A

PROPERTY INFORMATION		Multi-Tenant:	Yes	Year Built:	1975
Clear Height:	22'	Rail:	No	Sprinklers:	Yes
Grade Level Door(s):	2: 10 x 10, 14 x 16	Security:	No	Signage:	Yes
Truckwells or Docks:	0	Interior:	N/A	Exterior:	N/A
Exterior Construction:	N/A	Lighting:	Halide	Roof:	N/A
Structural System:	N/A	Bay Sizes:	N/A	Floors:	N/A
Air-Conditioning:	Yes	Restrooms:	3	Floor Drains:	No
Heating:	Radiant	Cranes:	No	Acreage:	5.000
Availability:	Immediately	Parking:	120	Land Dimensions:	N/A
Power (Amps/Volts):	220 Amps, 208 Volts, 3 Phase				

PRICING INFORMATION

Lease Rate:	\$11.00	Mthly Rate:	N/A	TD:	N/A
Lease Type:	NNN	Taxes:	TBD	Deposit:	N/A
Lease Term:	5 Year(s)	Parcel #:	11-13-100-035	Assessor #:	N/A
		Imprv Allow:	N/A	Options	N/A

Tenant Responsibility: N/A

COMMENTS

Highly visible along Grand River Avenue corridor. Surrounded by strong national and local businesses. Suitable for industrial or retail. Office build-out - 4 private offices.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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