



Industrial For Lease

Property Name:

Location: 111 Corporate Drive

City, State: Auburn Hills, MI

Cross Streets: North of Auburn Ave / East of Opdyke Rd

County: Oakland

Zoning: Lt. Industrial

BUILDING SIZE / AVAILABILITY		Building Type:	Built	Mezzanine:	N/A
Total Building Sq. Ft.:	68,786	Available Shop Sq. Ft.:	62,586	Office Dim:	N/A
Available Sq. Ft.:	68,786	Available Office Sq. Ft.:	6,200	Shop Dim:	N/A

PROPERTY INFORMATION		Freestanding:	Yes	Year Built:	1984
Clear Height:	24'9" - 26'9"	Rail:	No	Sprinklers:	Yes
Grade Level Door(s):	1: 10 x 14	Security:	No	Signage:	None
Truckwells or Docks:	7	Interior:	No	Exterior:	No
Exterior Construction:	Block/Metal	Lighting:	Metal Halide	Roof:	Metal
Structural System:	Steel	Bay Sizes:	36' x 50'	Floors:	6" Reinforced
Air-Conditioning:	Office Rooftop	Restrooms:	3	Floor Drains:	No
Heating:	Radiant Tube	Cranes:	No	Acreage:	5.080
Availability:	03/01/27	Parking:	217, Surface	Land Dimensions:	250 x 250
Power (Amps/Volts):	800 Amps, 480 Volts				

PRICING INFORMATION

Lease Rate:	\$9.16	Mthly Rate:	\$52,500.00/mo	TD:	N/A
Lease Type:	NNN	Taxes:	\$92,327.45 (2025/26)	Deposit:	2 Months
Lease Term:	5-10 Year(s)	Parcel #:	14-26-376-005	Assessor #:	N/A
		Imprv Allow:	N/A	Options	N/A

Tenant Responsibility: NNN expenses: \$1.97/SF

COMMENTS

Skylights. Parking can be expanded to 217 spaces. Building could be expanded up to an additional 45,000 sq. ft. for a total building size of 113,786 sq. ft.



Broker: SIGNATURE ASSOCIATES

Agent(s):

Paul Hoge, (248) 948-0103, paulhoge@signatureassociates.com

Kris Pawlowski, (248) 359-3801, kpawlowski@signatureassociates.com