



Hi-Tech For Lease

Property Name: Alpha Tech Park
Location: 48679 Alpha Drive
City, State: Wixom, MI
Cross Streets: N. of I-96
County: Oakland
Zoning: IRO

BUILDING SIZE / AVAILABILITY		Building Type:	Built	Mezzanine:	N/A
Total Building Sq. Ft.:	48,000	Available Shop Sq. Ft.:	4,617 - 12,755	Office Dim:	N/A
Available Sq. Ft.:	4,617 - 12,755	Available Office Sq. Ft.:	To Suit	Shop Dim:	N/A

PROPERTY INFORMATION		Multi-Tenant:	Yes	Year Built:	2000 (Retrofit: 2014)
Clear Height:	12' - 18'	Rail:	No	Sprinklers:	Yes
Grade Level Door(s):	2: 12 x 14	Security:	No	Signage:	None
Truckwells or Docks:	0	Interior:	N/A	Exterior:	N/A
Exterior Construction:	Brick	Lighting:	Metal Halide	Roof:	Metal Deck
Structural System:	Steel	Bay Sizes:	40 x 40	Floors:	Concrete
Air-Conditioning:	N/A	Restrooms:	Per Code	Floor Drains:	No
Heating:	HVAC	Cranes:	No	Acreage:	3.390
Availability:	Immediately	Parking:	159	Land Dimensions:	N/A
Power (Amps/Volts):	1,600 A, 277/480 V (Entire Building)				

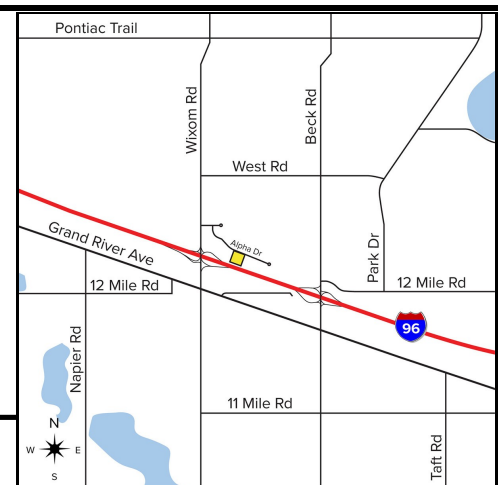
PRICING INFORMATION

Lease Rate:	Contact Broker	Mthly Rate:	Contact Broker	TD:	N/A
Lease Type:	N/A	Taxes:	\$68,148.08 (2025)	Deposit:	N/A
Lease Term:	N/A	Parcel #:	22-08-327-017	Assessor #:	N/A
		Imprv Allow:	N/A	Options	N/A

Tenant Responsibility: 2026 Est. Expenses = \$3.85/SF

COMMENTS

Announcing New Ownership at Alpha Tech. Hillside Investments has purchased Alpha Tech Park and will be investing millions to bring this development back to the First Class Tech Park it was intended to be. Aggressive leasing packages are now offered which include generous tenant improvement allowances for new tenants.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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