

SIGNATURE ASSOCIATES
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Industrial For Sale

Property Name:
Location: 18701 Northline Road
City, State: Southgate, MI
Cross Streets: West of I-75
County: Wayne
Zoning: Commerical C-2

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.:	4,724	**Building Type:**	Built	**Mezzanine:**	N/A
Available Sq. Ft.:	4,724	**Available Shop Sq. Ft.:**	2,986	**Office Dim:**	N/A
		Available Office Sq. Ft.:	1,738	**Shop Dim:**	N/A

PROPERTY INFORMATION

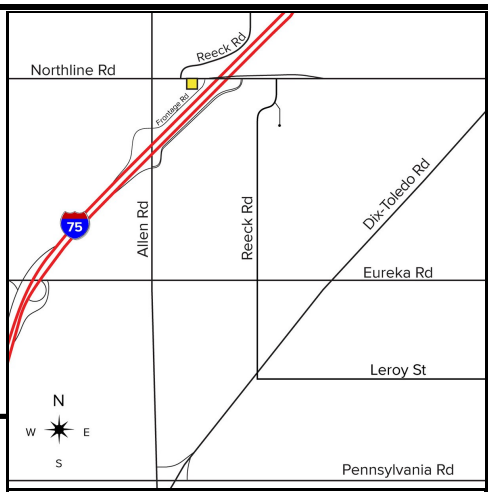
Clear Height:	12'	**Freestanding:**	Yes	**Year Built:**	1968 (Retrofit: 2020)
Grade Level Door(s):	1: 11 x 10	**Rail:**	No	**Sprinklers:**	No
Truckwells or Docks:	0	**Security:**	Yes	**Signage:**	Yes
Exterior Construction:	N/A	**Interior:**	N/A	**Exterior:**	N/A
Structural System:	N/A	**Lighting:**	Fluorescent	**Roof:**	Steel
Air-Conditioning:	Yes	**Bay Sizes:**	N/A	**Floors:**	Concrete
Heating:	Yes	**Restrooms:**	Yes	**Floor Drains:**	No
Availability:	Immediately	**Cranes:**	No	**Acreage:**	0.950
Power (Amps/Volts):	N/A	**Parking:**	Ample	**Land Dimensions:**	N/A

PRICING INFORMATION

Sale Price:	$595,000 ($125.95/sqft)	**Deposit:**	N/A	**TD:**	N/A
Taxes:	$13,334.05 (2023/24)	**Options:**	N/A	**Assessor #:**	N/A
Parcel #:	53-014-99-0006-000				

COMMENTS

Two-story building with fenced in yard. Finished and storage areas on the first floor and office and display areas on the second floor. Current zoning allows for a variety of uses including automotive service, restaurants and office.



Broker: **SIGNATURE** ASSOCIATES

Agent(s):
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Information is subject to verification and no liability for errors or omissions is assumed. Price and terms are subject to modification.