

24435-24900 FORTERRA DR.  
12900-12978 TEN MILE RD.  
WARREN, MICHIGAN



**SIGNATURE ASSOCIATES**  
KNOW SIGNATURE | KNOW RESULTS

**INDUSTRIAL FOR LEASE**  
2,625 – 10,693 Square Feet Available

## FORTERRA INDUSTRIAL PARK



**FULL 5% COMMISSION TO PROCURING BROKER**

### PROPERTY FEATURES

- Availability of 2,625 – 10,693 SF with truck dock
- First class hi-tech park under new ownership
- Zoned M-2 with varying ceiling heights and power
- Abundant parking with fenced storage yard
- Completely refurbished units
- Great central location in Metro Detroit with excellent accessibility from I-696 & I-94
- Competitive lease rates & terms
- 100% air conditioning available



For more information, please contact:

**BEN WILKIEMEYER**  
(248) 359 0624  
bwilkiemeyer@signatureassociates.com

**PAUL SAAD**  
(248) 359 0652  
psaad@signatureassociates.com

**SIGNATURE ASSOCIATES**  
One Towne Square, Suite 1200  
Southfield, MI 48076  
www.signatureassociates.com

# Forterra Industrial Park – Warren, Michigan

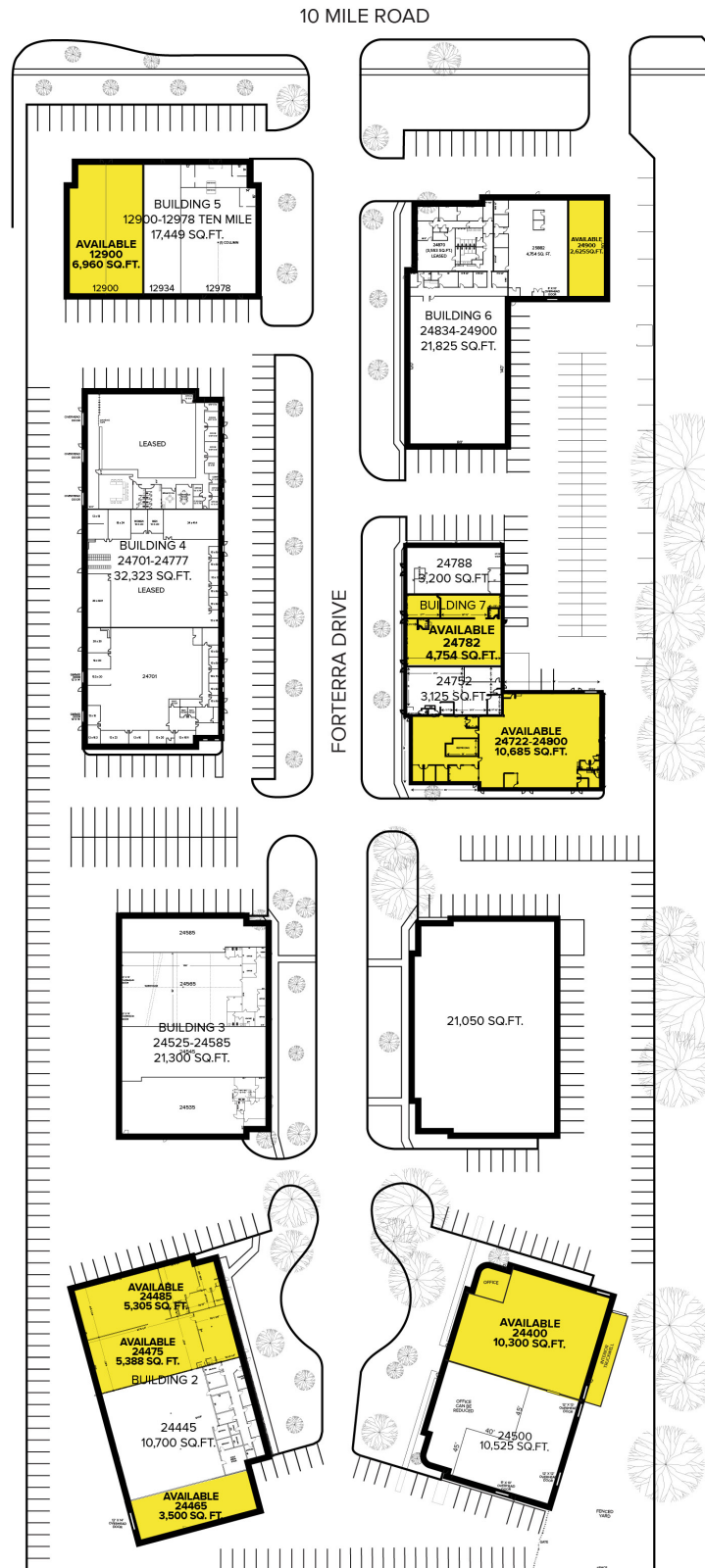
## Industrial For Lease

2,625 – 10,693  
Square Feet  
AVAILABLE

### AVAILABILITY

ADDRESS	TOTAL SF & OFFICE SF	RATE
12900	6,960 / 1,172	\$7.95 NNN
24400	10,300 / 300	\$6.95 NNN
24465	3,500 / 0	\$7.50 NNN
**24475	5,388 / 1,300	\$7.95 NNN
**24485	5,305 / 750	\$7.95 NNN
24722	10,685 / 3,025	\$8.95 NNN
24782	4,807 / 800	\$7.95 NNN
24900	2,625 / 200	\$6.60 NNN (through October) \$7.95 NNN after

\*\*Spaces can be combined for a total of 10,693 square feet



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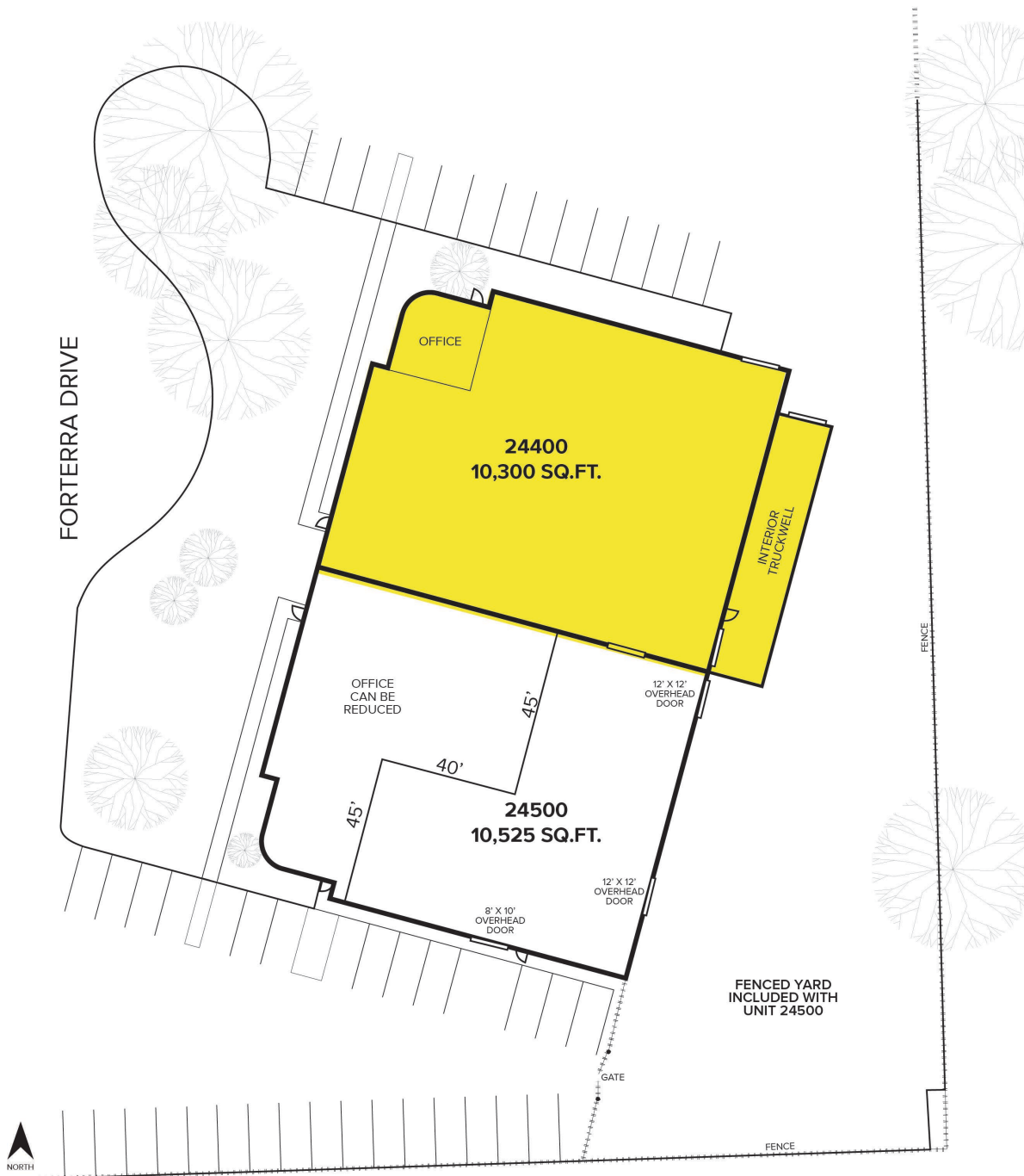
# Forterra Industrial Park – Warren, Michigan

## Industrial For Lease

2,625 – 10,693  
Square Feet  
AVAILABLE

### AVAILABILITY

ADDRESS	TOTAL SF & OFFICE SF	RATE
*24400	10,300/300	\$6.95 NNN



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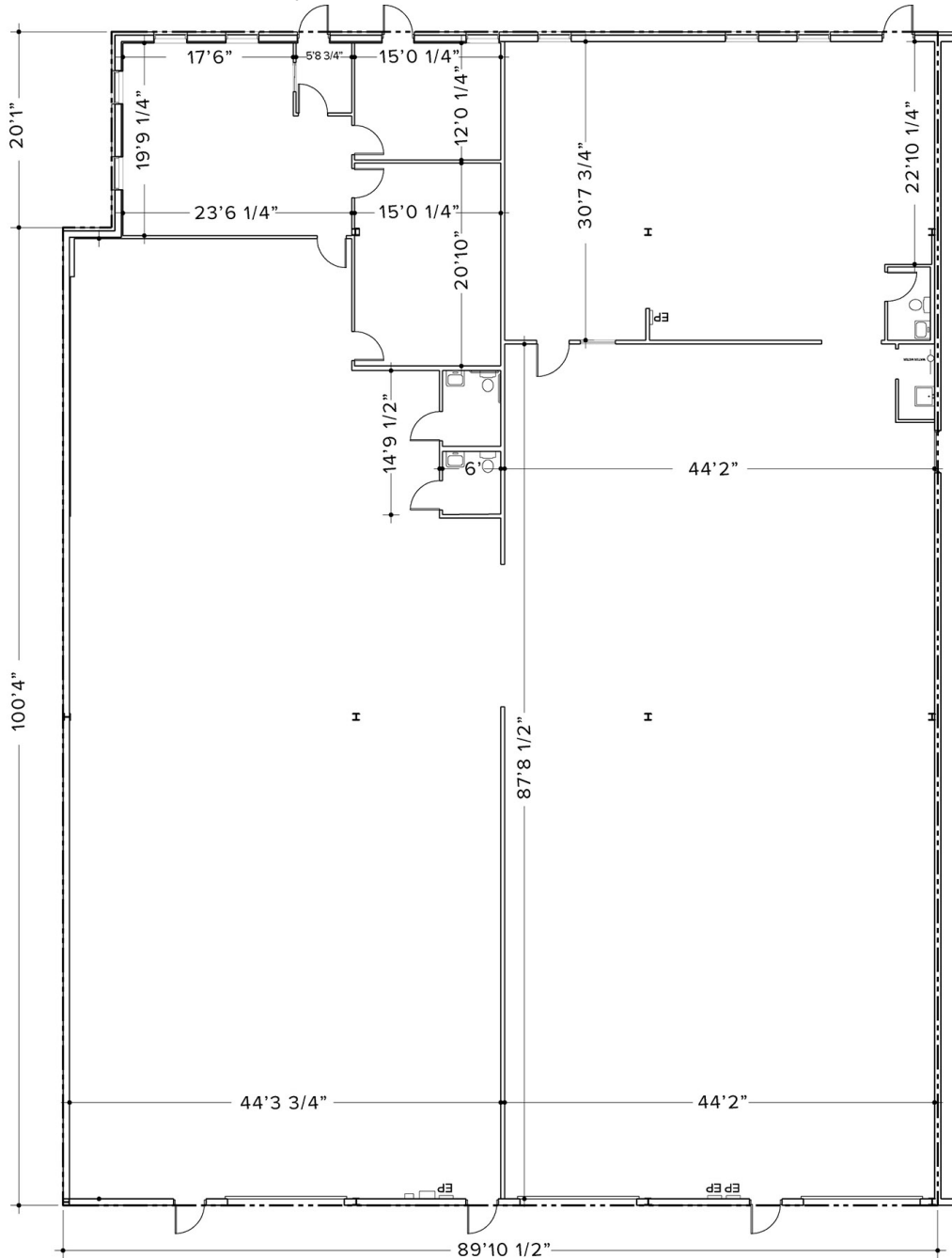
## Industrial For Lease

2,625 – 10,693  
Square Feet  
AVAILABLE

### AVAILABILITY

ADDRESS	TOTAL SF & OFFICE SF	RATE
24475	5,388/1,300	\$7.95 NNN
24485	5,305/750	\$7.95 NNN

Spaces can be combined for a total of 10,693 square feet



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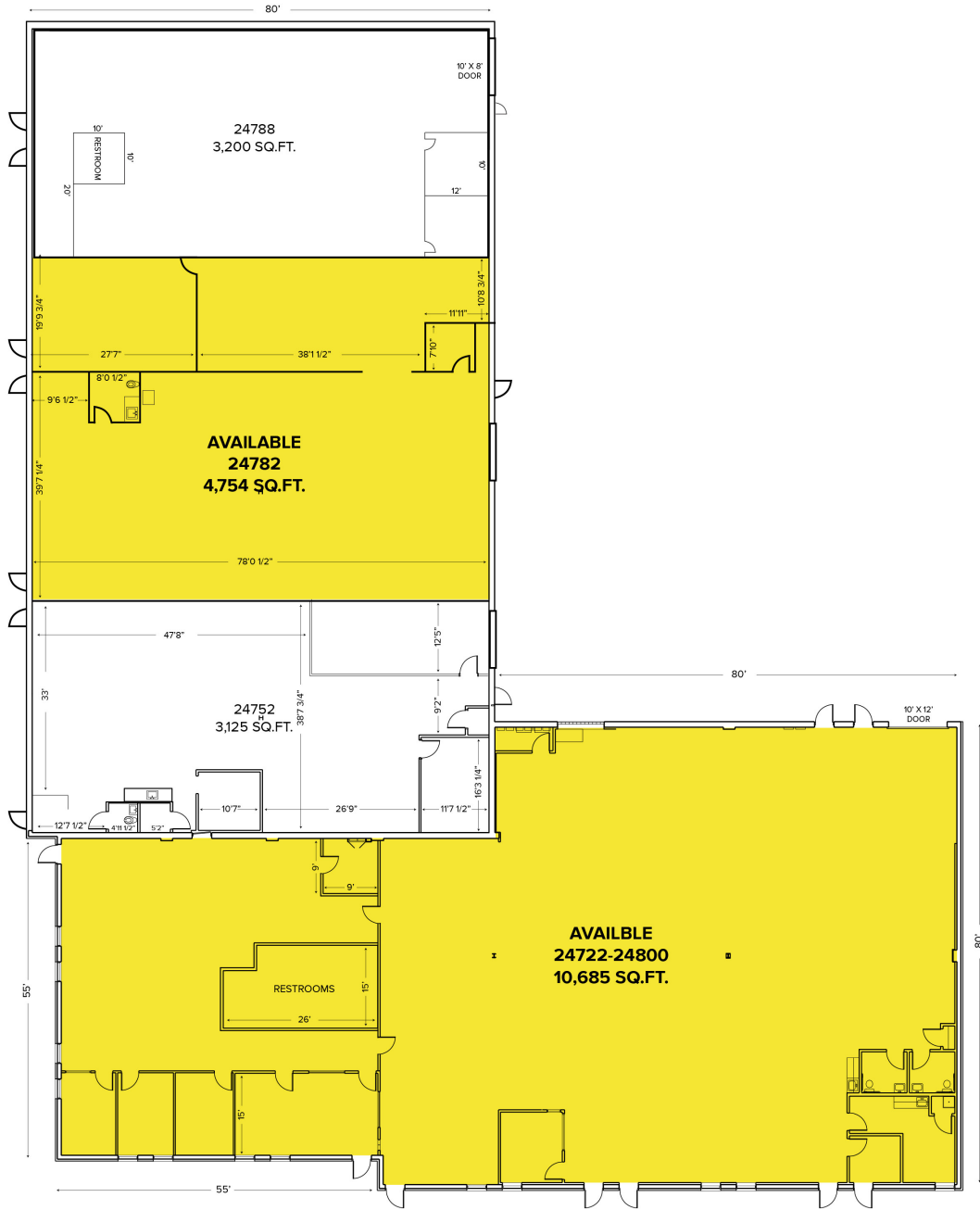
# Forterra Industrial Park – Warren, Michigan

## Industrial For Lease

2,625 – 10,693  
Square Feet  
AVAILABLE

### AVAILABILITY

ADDRESS	TOTAL SF & OFFICE SF	RATE
24722	10,685 / 3,025	\$8.95 NNN
24782	4,807 / 800	\$7.95 NNN



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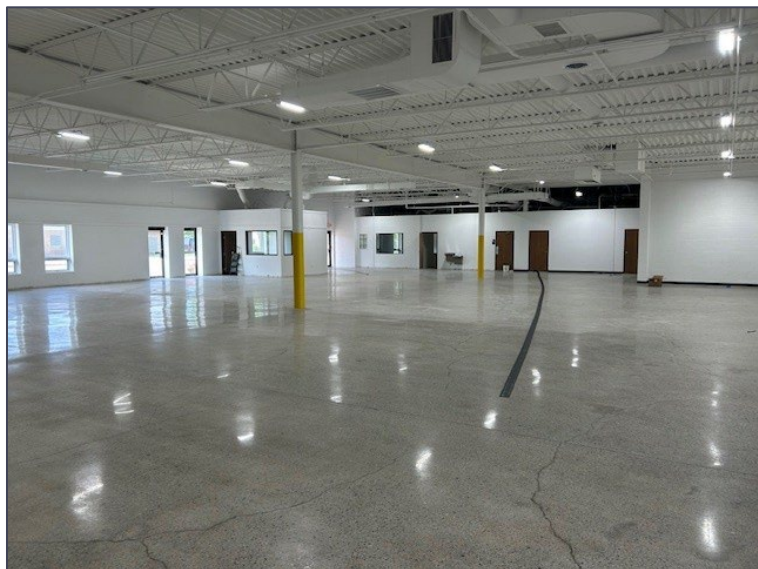
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### Interior Photos – Unit 24722



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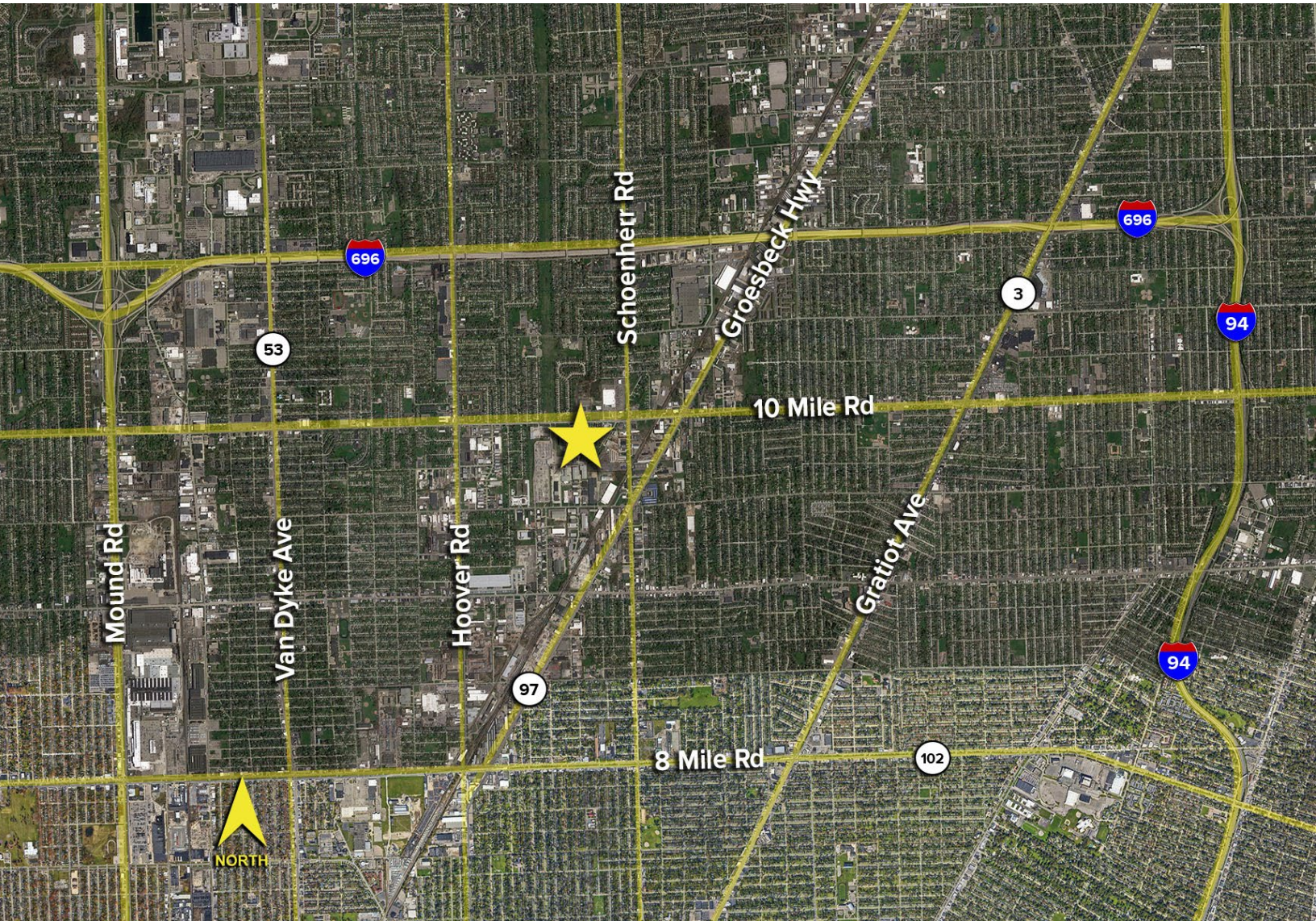
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2,625 – 10,693  
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## GREAT CENTRAL LOCATION

Located within 15 Minutes of Downtown Detroit, Southfield,  
Royal Oak, Troy and Major Automotive Companies

Excellent Accessibility from I-696 & I-94

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