



Industrial For Sale or Lease

Property Name:

Location: 4330 Wilder Road

City, State: Bay City, MI

Cross Streets: Bangor Street

County: Bay

Zoning: Commercial

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.: 3,760

Available Sq. Ft.: 3,760

Building Type:

Built

Available Shop Sq. Ft.: 3,760

Available Office Sq. Ft.: To Suit

Mezzanine: N/A

Office Dim: N/A

Shop Dim: N/A

PROPERTY INFORMATION

Clear Height: N/A

Grade Level Door(s): 0

Truckwells or Docks: 0

Exterior Construction: Masonry

Structural System: N/A

Air-Conditioning: Yes

Heating: Yes

Availability: Immediately

Power (Amps/Volts): N/A

Freestanding: Yes

Rail: No

Security: Yes

Interior: N/A

Lighting: N/A

Bay Sizes: N/A

Restrooms: Yes

Cranes: No

Parking: Ample

Year Built: 1988 (Retrofit: 2019)

Sprinklers: No

Signage: Yes

Exterior: N/A

Roof: N/A

Floors: N/A

Floor Drains: No

Acreage: 1.060

**Land
Dimensions:** N/A

PRICING INFORMATION

Lease Rate: \$15.00

Lease Type: NNN

Sale Price: Contact Broker

Imprv Allow: N/A

Tenant Responsibility: N/A

Mthly Rate: N/A

Lease Term: N/A

Taxes: \$53,293.76 (2024)

Options: N/A

Deposit: N/A

TD: N/A

Parcel #: 09-160-016-204-004-00

Assessor #: N/A

COMMENTS

Free-standing building. Signage on-site. Ample parking. Busy retail corridor. Building completely renovated in 2019.



Broker: SIGNATURE ASSOCIATES

Agent(s):

Joe Plaskey, (248) 948-0110, jplaskey@signatureassociates.com