



## Industrial For Sale or Lease

**Property Name:** Fisher Dynamics  
**Location:** 33101 Harper Avenue  
**City, State:** St. Clair Shores, MI  
**Cross Streets:** 14 Mile Road  
**County:** Macomb  
**Zoning:** Light Industrial

### BUILDING SIZE / AVAILABILITY

<b>Building Type:</b>	Built	<b>Mezzanine:</b>	N/A
<b>Total Building Sq. Ft.:</b>	32,467	<b>Available Shop Sq. Ft.:</b>	28,792
<b>Available Sq. Ft.:</b>	32,467	<b>Available Office Sq. Ft.:</b>	3,675
		<b>Office Dim:</b>	N/A
		<b>Shop Dim:</b>	178 x 320

### PROPERTY INFORMATION

<b>Freestanding:</b>	Yes	<b>Year Built:</b>	1977
<b>Clear Height:</b>	20'	<b>Rail:</b>	No
<b>Grade Level Door(s):</b>	3: 12 x 14, 10 x 10	<b>Security:</b>	No
<b>Truckwells or Docks:</b>	4	<b>Interior:</b>	No
<b>Exterior Construction:</b>	N/A	<b>Lighting:</b>	N/A
<b>Structural System:</b>	N/A	<b>Bay Sizes:</b>	N/A
<b>Air-Conditioning:</b>	Yes	<b>Restrooms:</b>	Yes
<b>Heating:</b>	Yes	<b>Cranes:</b>	No
<b>Availability:</b>	May 2026	<b>Parking:</b>	60+
<b>Power (Amps/Volts):</b>	3000 Amps, 240 Volts, Primary	<b>Land Dimensions:</b>	N/A
		<b>Sprinklers:</b>	Yes
		<b>Signage:</b>	N/A
		<b>Exterior:</b>	Yes
		<b>Roof:</b>	N/A
		<b>Floors:</b>	N/A
		<b>Floor Drains:</b>	No
		<b>Acreage:</b>	2.660

### PRICING INFORMATION

<b>Lease Rate:</b>	\$7.25	<b>Mthly Rate:</b>	\$19,615.48/mo	<b>Deposit:</b>	N/A
<b>Lease Type:</b>	NNN	<b>Lease Term:</b>	N/A	<b>TD:</b>	N/A
<b>Sale Price:</b>	\$2,100,000 (\$64.68/sqft)	<b>Taxes:</b>	\$26,137.95 (2025)	<b>Parcel #:</b>	14-02-101-022
<b>Imprv Allow:</b>	N/A	<b>Options:</b>	N/A	<b>Assessor #:</b>	N/A
<b>Tenant Responsibility:</b>	N/A				

### COMMENTS

Harper Avenue frontage, 200' x 100' clear span, 3000 amps, easy access to I-94, perfect for conversion to sports uses.



**Broker:** SIGNATURE ASSOCIATES

#### Agent(s):

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