



## Industrial For Sale

**Property Name:** Casetech Cabinetry  
**Location:** 747 & 751 Orchard Lake Road  
**City, State:** Pontiac, MI  
**Cross Streets:** Telegraph Rd.  
**County:** Oakland  
**Zoning:** Industrial

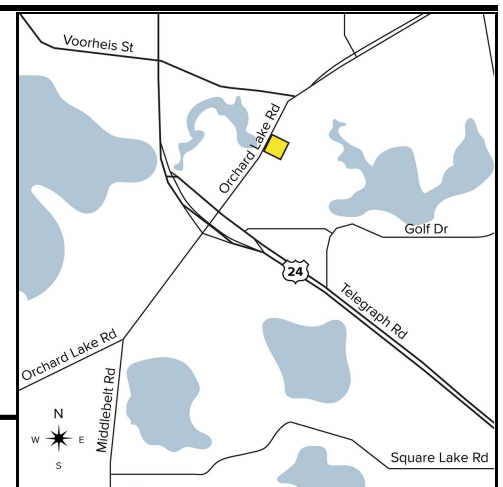
BUILDING SIZE / AVAILABILITY		Building Type:	Built	Mezzanine:	N/A
Total Building Sq. Ft.:	15,112	Available Shop Sq. Ft.:	11,552	Office Dim:	N/A
Available Sq. Ft.:	15,112	Available Office Sq. Ft.:	3,560	Shop Dim:	N/A

PROPERTY INFORMATION		Freestanding:	Yes	Year Built:	1950
Clear Height:	16'	Rail:	No	Sprinklers:	No
Grade Level Door(s):	5: 12 x 14	Security:	Yes	Signage:	Main Road
Truckwells or Docks:	0	Interior:	N/A	Exterior:	N/A
Exterior Construction:	Block	Lighting:	Fluorescent	Roof:	N/A
Structural System:	Steel	Bay Sizes:	N/A	Floors:	N/A
Air-Conditioning:	Office Only	Restrooms:	2	Floor Drains:	Yes
Heating:	GFA	Cranes:	No	Acreage:	3.170
Availability:	Immediately	Parking:	23+	Land Dimensions:	Irregular
Power (Amps/Volts):	200 Amps, 240 Volts				

PRICING INFORMATION		Deposit:	N/A	TD:	N/A
Sale Price:	\$1,100,000 (\$72.79/sqft)	Options:	N/A	Assessor #:	N/A
Taxes:	\$18,367.61 (Both Bldgs)				
Parcel #:	64-14-31-405-004				

### COMMENTS

Two-building package on a 3.170 acre site. Fenced parking with great location. Quick access to Telegraph Road, M-59 and I-75. Across from Home Depot. 747 Orchard Lake Road is currently under lease until July 2028, and 751 Orchard Lake Road is vacant.



**Broker:** SIGNATURE ASSOCIATES

**Agent(s):**

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