

1201 E. ELLSWORTH ROAD  
ANN ARBOR, MICHIGAN

INDUSTRIAL/HI-TECH FOR LEASE  
4,881 - 13,282 Rentable Square Feet



**SIGNATURE  
ASSOCIATES**  
KNOW SIGNATURE | KNOW RESULTS

**LEASE RATE REDUCED!!**

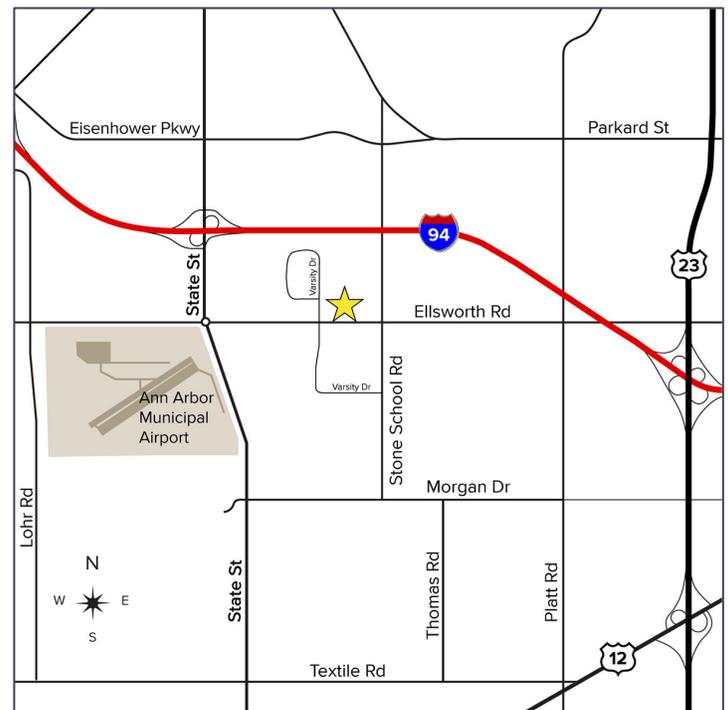
**GREAT LOCATION**



**VIEW  
INSIDE**

## PROPERTY FEATURES

- 4,881 - 13,282 rentable square feet for lease
- Perfect for storage space or hi-tech usage
- 13' clear height
- 2000 amps, 240 volts, heavy power
- (1) 15'x12' grade level overhead door
- 100% heated and air-conditioned
- Located minutes from I-94/State St. interchange, Downtown Ann Arbor, University of Michigan and area amenities
- Zoned Commercial M-1, Light Industrial
- Lease Rate: \$5.95/sq. ft. NNN



For more information, please contact:

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**DRAKE FILIPPIS**  
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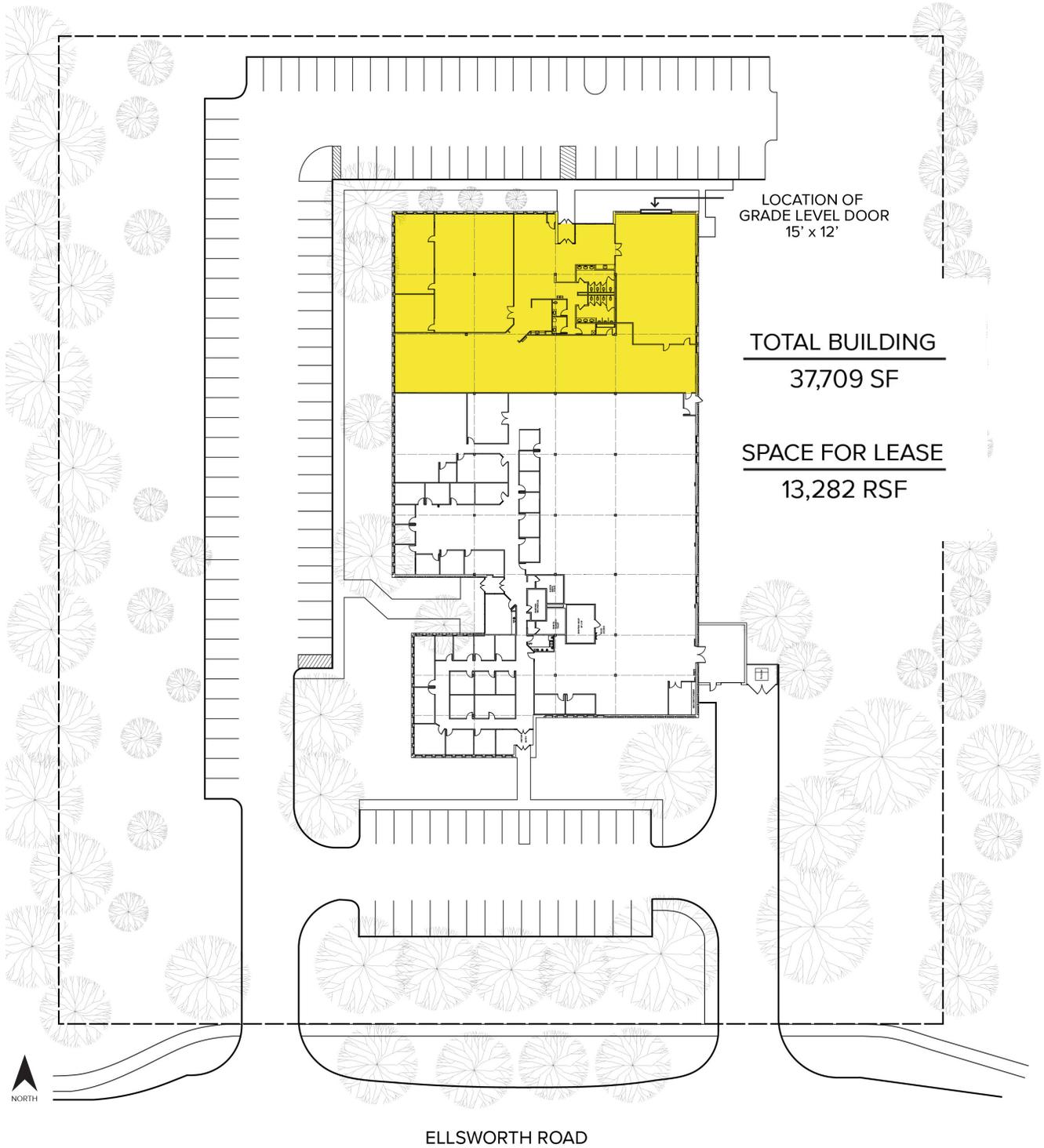
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## Site Plan



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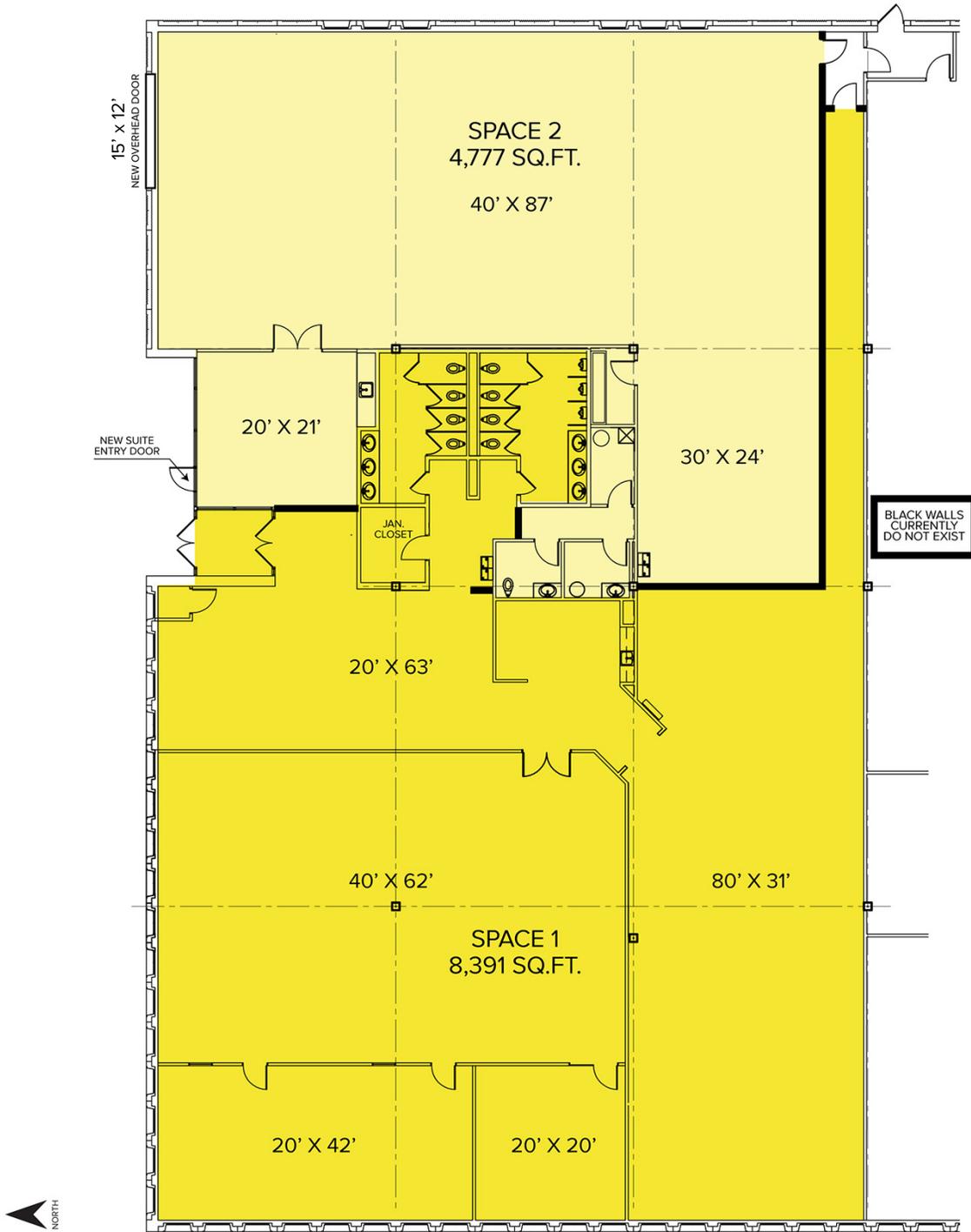


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## Conceptual Space Divide



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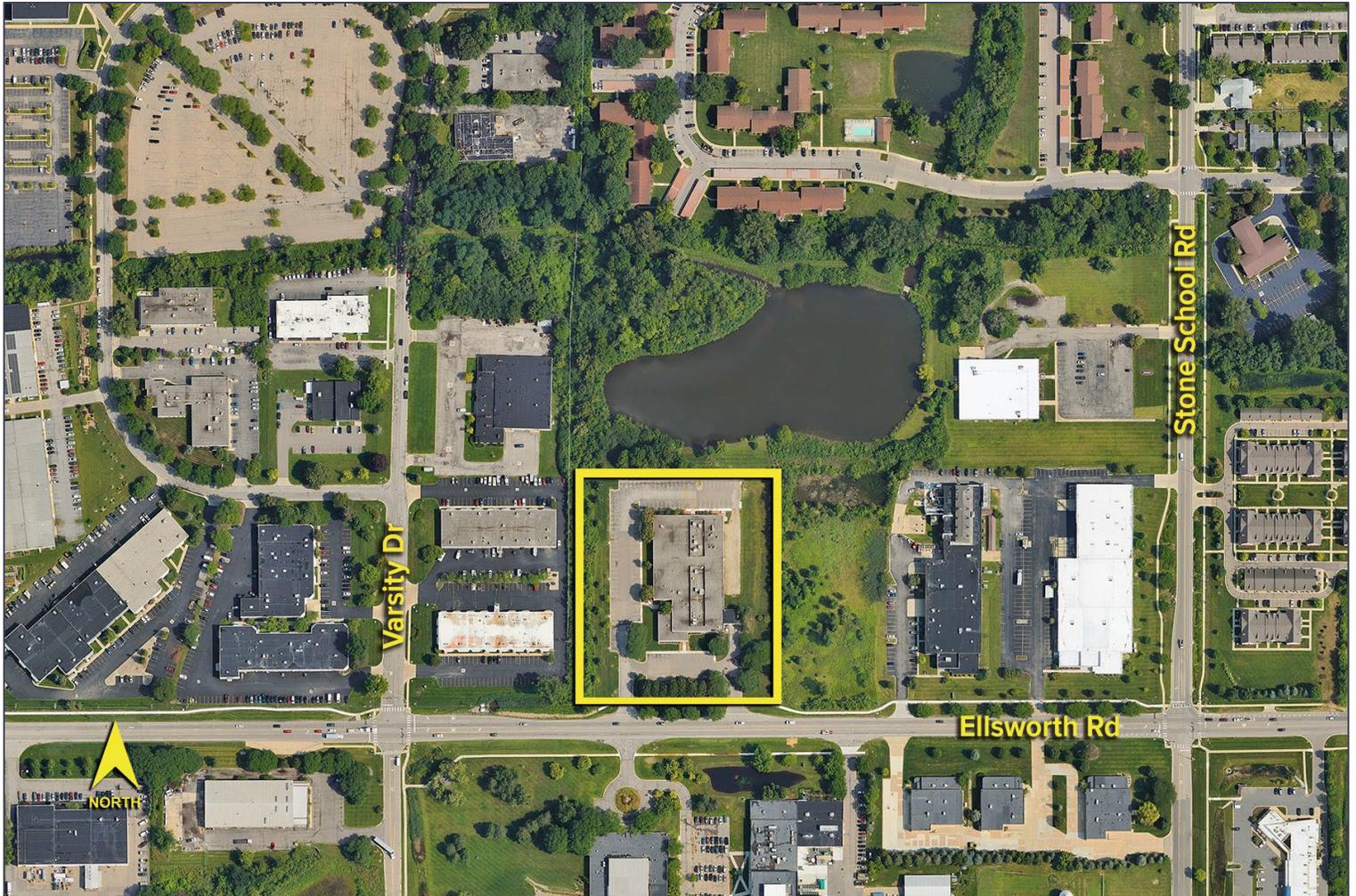
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Aerial



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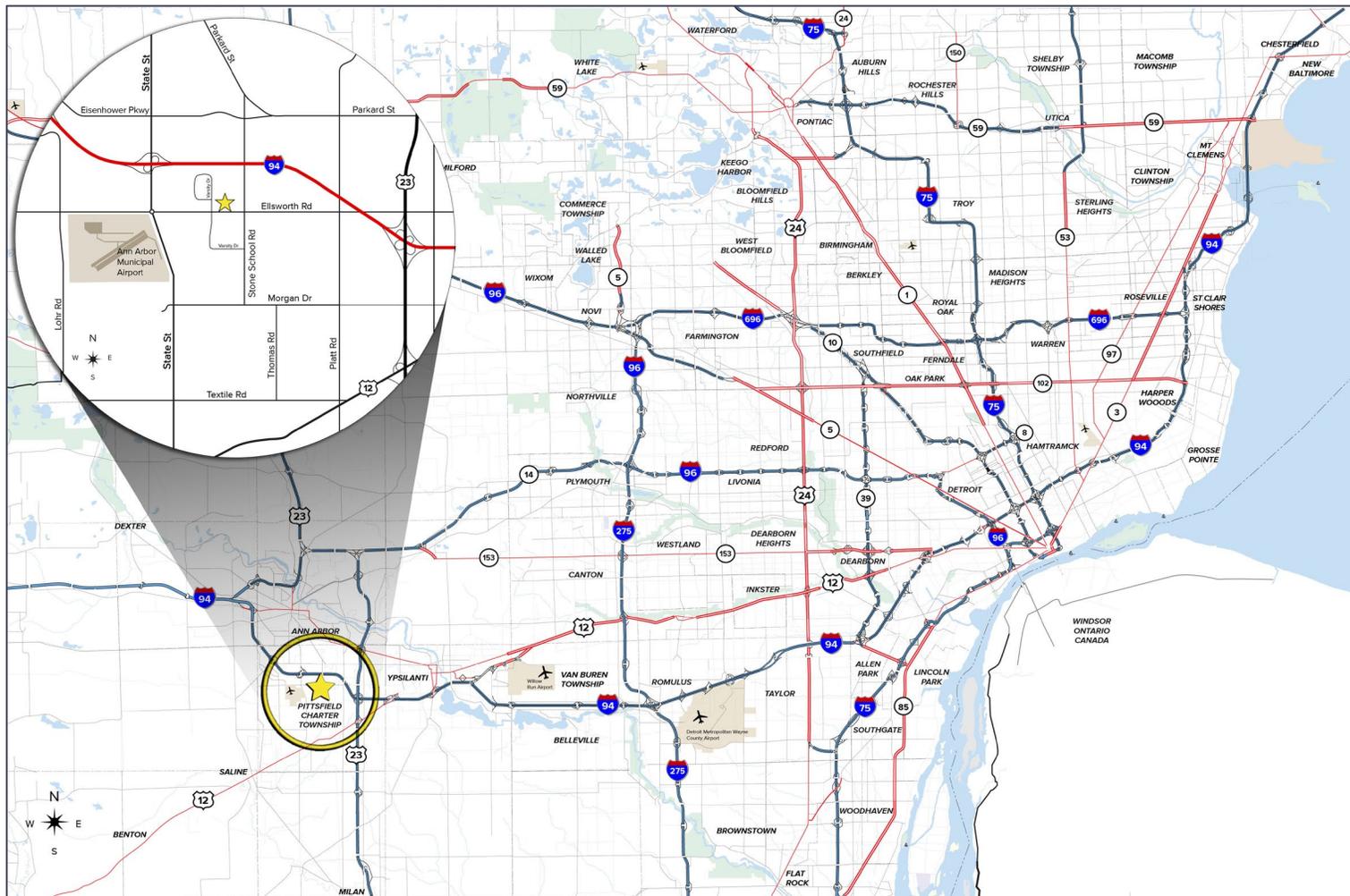
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### Regional Map



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