



Hi-Tech For Lease

Property Name: Marquee - Livonia Research Center
Location: 37519-37541 Schoolcraft Road, Unit: #37533
City, State: Livonia, MI
Cross Streets: Newburgh/I-96
County: Wayne
Zoning: Lt. Industrial

BUILDING SIZE / AVAILABILITY		Building Type:	Built	Mezzanine:	N/A
Total Building Sq. Ft.:	10,753	Available Shop Sq. Ft.:	0	Office Dim:	50 x 50
Available Sq. Ft.:	1,817	Available Office Sq. Ft.:	1,817	Shop Dim:	N/A

PROPERTY INFORMATION		Multi-Tenant:	Yes	Year Built:	1985
Clear Height:	14'	Rail:	No	Sprinklers:	No
Grade Level Door(s):	1: 10 x 10	Security:	No	Signage:	None
Truckwells or Docks:	0	Interior:	N/A	Exterior:	N/A
Exterior Construction:	Block	Lighting:	N/A	Roof:	Built-Up/Memb.
Structural System:	Steel	Bay Sizes:	10 x 10	Floors:	Concrete
Air-Conditioning:	Yes	Restrooms:	Yes	Floor Drains:	No
Heating:	Gas Forced Air	Cranes:	No	Acreage:	4.000
Availability:	Immediately	Parking:	Ample	Land Dimensions:	N/A
Power (Amps/Volts):	3-Phase				

PRICING INFORMATION					
Lease Rate:	\$13.71	Mthly Rate:	N/A	TD:	N/A
Lease Type:	G + U	Taxes:	N/A	Deposit:	1 Month
Lease Term:	3-5 Year(s)	Parcel #:	46-117-01-0025-004	Assessor #:	N/A
		Imprv Allow:	N/A	Options	N/A

Tenant Responsibility: Taxes \$0.97/sf Plus Utilities

COMMENTS

Complex professionally managed by Signature Associates. Located just west of Newburgh Road and with easy access to I-96 and I-275. Multiple office/shop configurations available and units have been recently renovated or can be finished to suit.



Broker: SIGNATURE ASSOCIATES

Agent(s):

Chris D'Angelo, (248) 948-0109, cdangelo@signatureassociates.com
 Jason Stough, (248) 948-4180, jstough@signatureassociates.com