

# Warehouse / Office

7850 Second, Dexter, MI 48130



**Swisher**  
COMMERCIAL

**FOR LEASE**

## OFFERING SUMMARY

Suite A Lease Rate:

1,725 SF Warehouse  
\$1,750.00 per month  
Plus Utilities

Suite C Lease Rate:

337 SF Office  
\$575.00 per month  
Includes Utilities

Zoning:

I-1 (Limited Industrial)

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	1,620	3,905	10,505
Total Population	4,145	10,300	27,887
Average HH Income	\$133,777	\$152,504	\$165,782

## PROPERTY HIGHLIGHTS

- 337 SF office space includes private entrance
- 1,725 SF warehouse space
- 16' clear ceiling height
- Access to loading docks and secondary elevated loading door
- Large windows provide natural light
- Private thermostat for climate control
- Warehouse shelving included
- Shared breakroom and restrooms
- Ample onsite parking

## Jeff Evans

734.926.0222

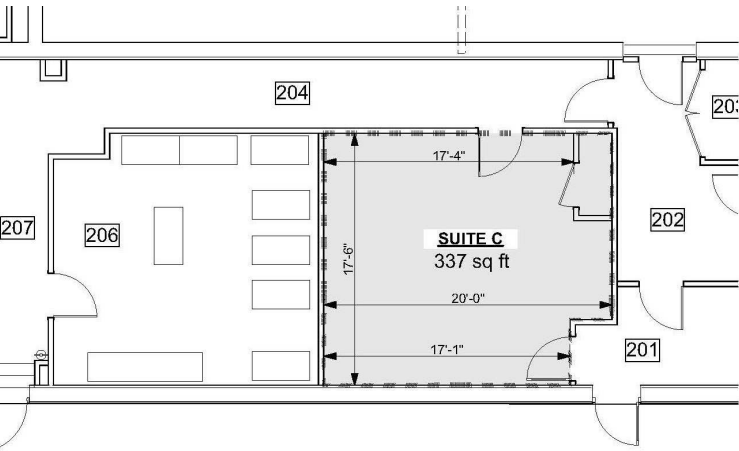
jeffevans@swishercommercial.com

# Office for Lease

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## PROPERTY DESCRIPTION

This 1,725 SF warehouse suite offers clean, functional space within a larger industrial building just steps from downtown Dexter. The space features 16' clear ceiling height, large windows providing natural light, and warehouse shelving that can remain or be removed depending on tenant needs. Users benefit from access to multiple loading docks as well as a convenient secondary elevated loading door for flexible shipping and receiving operations.



Interior amenities include a private thermostat, access to a shared breakroom/kitchenette, and restrooms. The suite provides an efficient footprint suited for distribution, light manufacturing, storage, contractor trades, or creative industrial users seeking a well-located, small-format warehouse.

Suite C (337 SF Office) space measures 20' X 17.5' with a private entrance and includes utilities and common area amenities. Wifi/communications is tenant's responsibility.



Ample onsite parking, easy circulation, and excellent visibility enhance day-to-day operations. Located within walking distance to Dexter's vibrant downtown district, the property offers quick access to local services, restaurants, retail, and M-14 for regional connectivity.

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Warehouse



Common Area



Common Area



Common Area



Common Area



Loading Dock



Exterior

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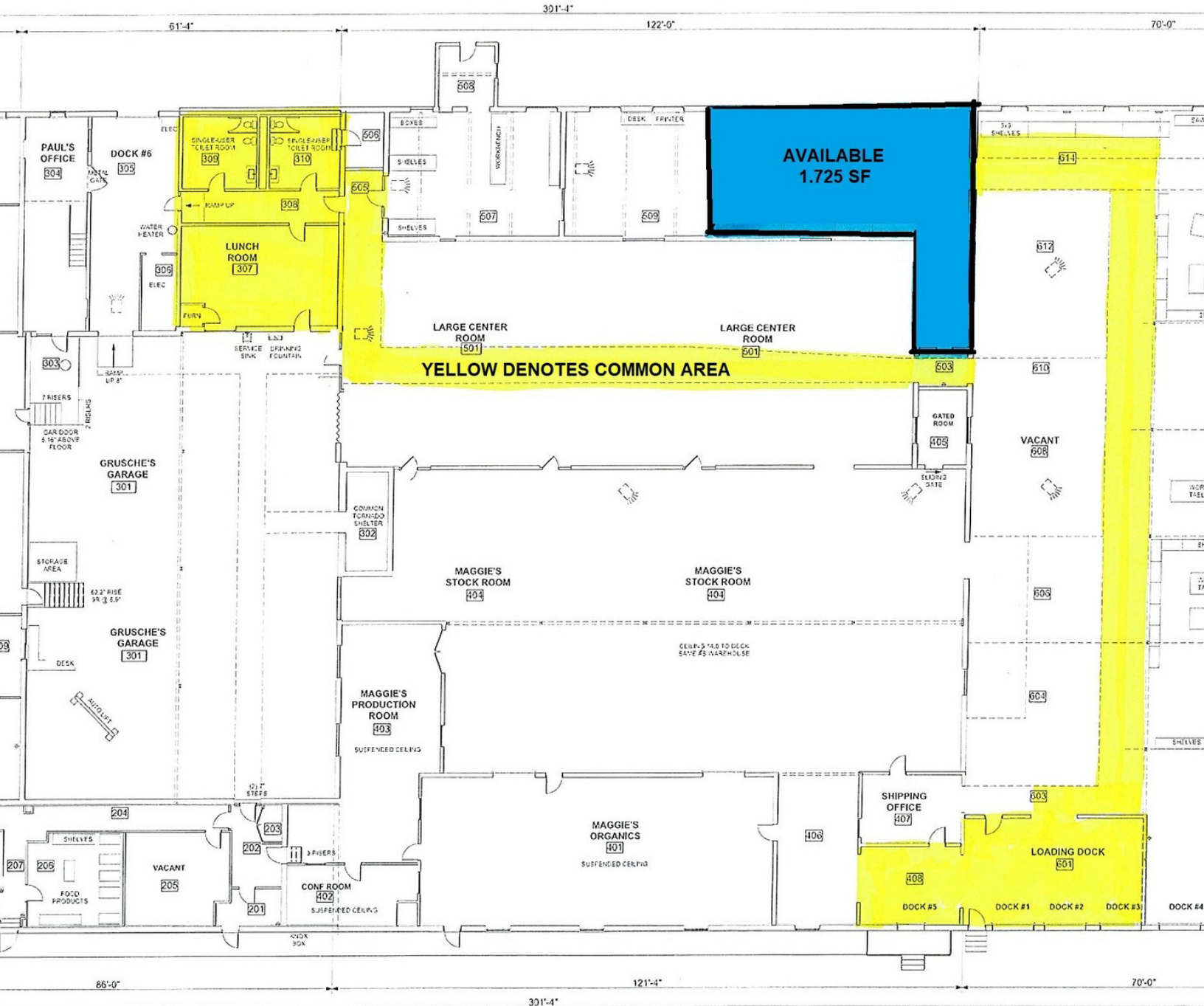
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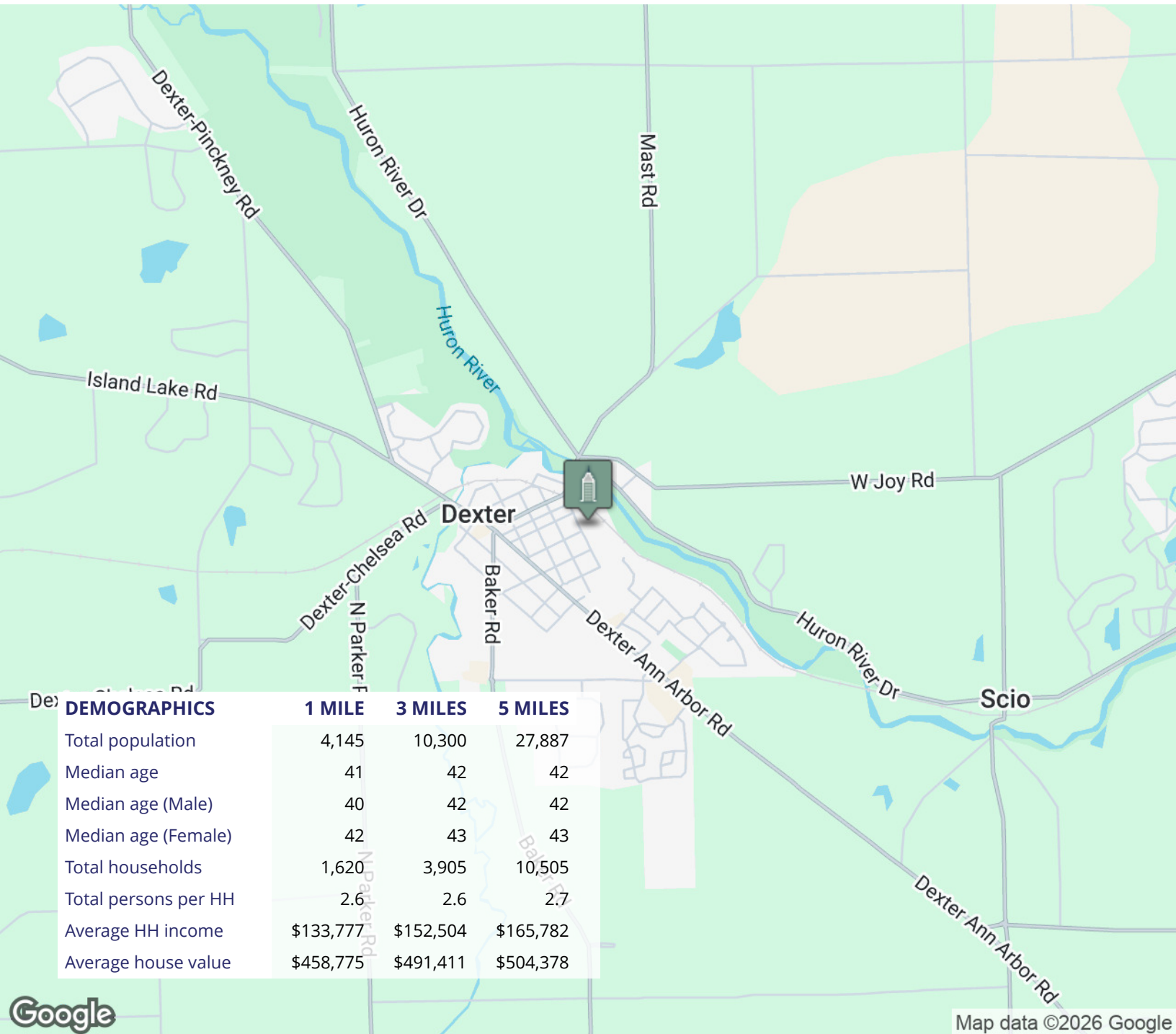
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