



## Office/Hi-Tech Available

**Property Name:**

**Location:** 33737 W. Twelve Mile Road

**City, State:** Farmington/F. Hills, MI

**Cross Streets:** W. of Farmington Road

**County:** Oakland

**Zoning:** OS-4

### BUILDING SIZE / AVAILABILITY

<b>Total Building Sq. Ft.:</b>	95,100	<b>Building Type:</b>	Built	<b>Mezzanine:</b>	N/A
<b>Available Sq. Ft.:</b>	45,000 - 95,100	<b>Available Shop Sq. Ft.:</b>	20,000 - 50,099	<b>Office Dim:</b>	N/A
		<b>Available Office Sq. Ft.:</b>	45,000 - 95,100	<b>Shop Dim:</b>	80 x 100

### PROPERTY INFORMATION

<b>Clear Height:</b>	13' - 20'	<b>Multi-Tenant:</b>	Yes	<b>Year Built:</b>	1981 (Retrofit: 2019)
<b>Grade Level Door(s):</b>	0	<b>Rail:</b>	No	<b>Sprinklers:</b>	No
<b>Truckwells or Docks:</b>	2	<b>Security:</b>	No	<b>Signage:</b>	Yes
<b>Exterior Construction:</b>	Masonry	<b>Interior:</b>	No	<b>Exterior:</b>	Yes
<b>Structural System:</b>	Steel	<b>Lighting:</b>	N/A	<b>Roof:</b>	N/A
<b>Air-Conditioning:</b>	Yes	<b>Bay Sizes:</b>	80' x 100'	<b>Floors:</b>	N/A
<b>Heating:</b>	N/A	<b>Restrooms:</b>	Ample	<b>Floor Drains:</b>	No
<b>Availability:</b>	30 Days	<b>Cranes:</b>	No	<b>Acreage:</b>	16.440
<b>Power (Amps/Volts):</b>	N/A	<b>Parking:</b>	450	<b>Land Dimensions:</b>	650 x 1180

### PRICING INFORMATION

<b>Lease Rate:</b>	\$15.68 - \$23.50	<b>Mthly Rate:</b>	N/A	<b>Deposit:</b>	N/A
<b>Lease Type:</b>	NNN/Gross	<b>Lease Term:</b>	N/A	<b>TD:</b>	N/A
<b>Sale Price:</b>	N/A	<b>Taxes:</b>	\$232,798 (2025)	<b>Parcel #:</b>	22-23-16-201-005
<b>Imprv Allow:</b>	N/A	<b>Options:</b>	N/A	<b>Assessor #:</b>	N/A
<b>Tenant Responsibility:</b>	N/A				

### COMMENTS

Corporate quality, a "high-image" building fronting I-696. Very large parcel offers 450 stall generous parking and circulation. Large windowed areas creates an open feel. Recently renovated and gently occupied. "Turn-key" possible. (Some of the furniture can be offered). 13' clear throughout office and 20' clear in hi-bay/loading dock area. (8,000 sq. ft.).



**Broker:** SIGNATURE ASSOCIATES

**Agent(s):**

Dave Green, (248) 948-4184, dgreen@signatureassociates.com  
 Dave Miller, (248) 948-4183, dmiller@signatureassociates.com