



Industrial For Sale or Lease

Property Name:

Location: 960 Garden Lane

City, State: Fowlerville, MI

Cross Streets: N. Gregory Road

County: Livingston

Zoning: Industrial

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.: 44,340

Available Sq. Ft.: 44,340

Building Type:

Built

Available Shop Sq. Ft.: 42,800

Available Office Sq. Ft.: 1,540

Mezzanine: N/A

Office Dim: N/A

Shop Dim: N/A

PROPERTY INFORMATION

Clear Height: 25'

Grade Level Door(s): 1: 12 x 14

Truckwells or Docks: 6

Exterior Construction: Steel/Block

Structural System: Steel

Air-Conditioning: N/A

Heating: Cambridge Unit

Availability: Immediately

Power (Amps/Volts): 1200 Amps, 480 Volts

Freestanding: Yes

Rail: No

Security: Yes

Interior: No

Lighting: T-5

Bay Sizes: 75"

Restrooms: 4

Cranes: No

Parking: Adequate

Year Built: N/A

Sprinklers: Yes

Signage: Yes

Exterior: Yes

Roof: Standing Seam

Floors: N/A

Floor Drains: No

Acreage: 6.210

**Land
Dimensions:** N/A

PRICING INFORMATION

Lease Rate: \$8.25

Lease Type: NNN

Sale Price: \$4,885,000 (\$110.17/sqft)

Imprv Allow: N/A

Mthly Rate: N/A

Lease Term: N/A

Taxes: \$52,995.00 (2025)

Options: N/A

Deposit: N/A

TD: N/A

Parcel #: 05-15-100-010

Assessor #: N/A

Tenant Responsibility: N/A

COMMENTS

Rare stand-alone manufacturing/distribution building in Livingston County. (6) docks, heavy power and expandable. Close to all services with easy access to I-96.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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