



## Hi-Tech For Lease

**Property Name:** Marquee - Livonia Research Center  
**Location:** 37519-37541 Schoolcraft Road, Unit: #37529  
**City, State:** Livonia, MI  
**Cross Streets:** Newburgh/I-96  
**County:** Wayne  
**Zoning:** Lt. Industrial

### BUILDING SIZE / AVAILABILITY

<b>Building Type:</b>	Built	<b>Mezzanine:</b>	N/A
<b>Total Building Sq. Ft.:</b>	10,753	<b>Available Shop Sq. Ft.:</b>	1,090
<b>Available Sq. Ft.:</b>	1,817	<b>Available Office Sq. Ft.:</b>	727
		<b>Office Dim:</b>	50 x 50
		<b>Shop Dim:</b>	N/A

### PROPERTY INFORMATION

<b>Multi-Tenant:</b>	Yes	<b>Year Built:</b>	1985
<b>Clear Height:</b>	14'	<b>Rail:</b>	No
<b>Grade Level Door(s):</b>	1: 10 x 10	<b>Security:</b>	No
<b>Truckwells or Docks:</b>	0	<b>Interior:</b>	N/A
<b>Exterior Construction:</b>	Block	<b>Lighting:</b>	N/A
<b>Structural System:</b>	Steel	<b>Bay Sizes:</b>	10 x 10
<b>Air-Conditioning:</b>	Yes	<b>Restrooms:</b>	Yes
<b>Heating:</b>	Gas Forced Air	<b>Cranes:</b>	No
<b>Availability:</b>	Immediately	<b>Parking:</b>	Ample
<b>Power (Amps/Volts):</b>	3-Phase		
		<b>Roof:</b>	Built-Up/Memb.
		<b>Floors:</b>	Concrete
		<b>Floor Drains:</b>	No
		<b>Acreage:</b>	4.000
		<b>Land Dimensions:</b>	N/A

### PRICING INFORMATION

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

**Tenant Responsibility:** N/A

### 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):

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