

46545 CONTINENTAL DRIVE
CHESTERFIELD TWP., MICHIGAN

INDUSTRIAL FOR SALE OR LEASE
49,811 Square Feet Available



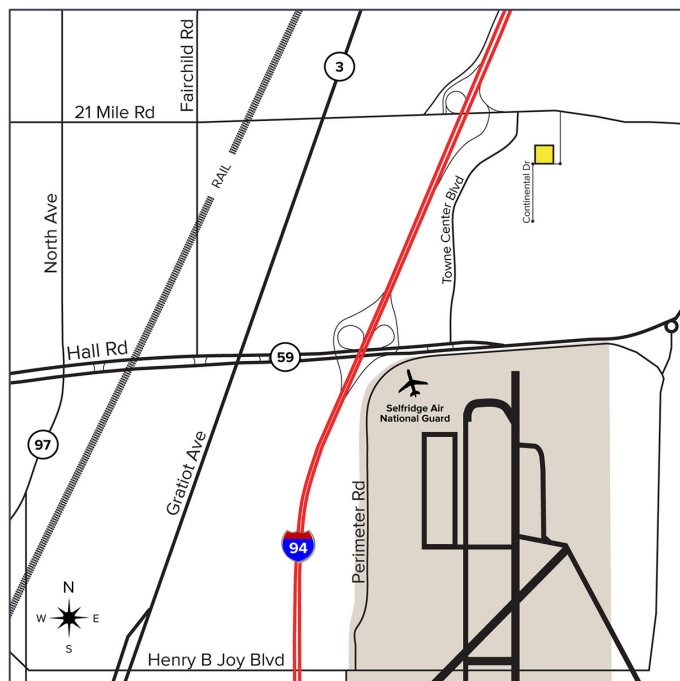
**SIGNATURE
ASSOCIATES**
KNOW SIGNATURE | KNOW RESULTS

VERY CLEAN FACILITY



PROPERTY FEATURES

- 49,811 square feet available
- 11,800 square feet office
- 20' clear height
- (2) 12'x14' grade level doors
- (1) interior truckwell
- (1) 2-ton crane
- 1000 amps, 480 volts, buss duct
- Very clean manufacturing facility in a first-class industrial park
- Glass block windows, epoxy floors, compressed air infrastructure
- Includes second floor offices serviced by an elevator, along with a heavy duty 6,500 sq. ft. mezzanine
- Lease rate: \$7.50/sq. ft. NNN
- Sale Price: \$5,100,000 (\$102.39/sq. ft.)



For more information, please contact:

BEN WILKEMEYER
(248) 359 0624
bwilkiemeyer@signatureassociates.com

PAUL SAAD
(248) 359 0652
psaad@signatureassociates.com

SIGNATURE ASSOCIATES
One Towne Square, Suite 1200
Southfield, MI 48076
www.signatureassociates.com

46545 Continental Drive – Chesterfield Twp., Michigan

Industrial For Sale or Lease

49,811
Square Feet
AVAILABLE

Aerial



For more information, please contact:

BEN WILKIEMEYER

(248) 359 0624

bwilkiemeyer@signatureassociates.com

PAUL SAAD

(248) 359 0652

psaad@signatureassociates.com

SIGNATURE ASSOCIATES

One Towne Square, Suite 1200

Southfield, MI 48076

www.signatureassociates.com

Information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing withdrawal.