

SIGNATURE ASSOCIATES
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Hi-Tech For Lease

Property Name:	Meadowbrook Technical Center
Location:	1834 Opdyke Road
City, State:	Auburn Hills, MI
Cross Streets:	Opdyke Rd./Pontiac Rd. & University Dr.
County:	Oakland
Zoning:	Lt. Industrial

BUILDING SIZE / AVAILABILITY

Building Type:	Build-to-Suit		**Mezzanine:**	N/A
Total Building Sq. Ft.:	58,250	**Available Shop Sq. Ft.:**	29,350	**Office Dim:**	N/A
Available Sq. Ft.:	58,250	**Available Office Sq. Ft.:**	28,900	**Shop Dim:**	N/A

PROPERTY INFORMATION

Freestanding:	Yes		**Year Built:**	N/A
Clear Height:	20'	**Rail:**	No	**Sprinklers:**	100%
Grade Level Door(s):	2: 12 x 14	**Security:**	No	**Signage:**	None
Truckwells or Docks:	2	**Interior:**	No	**Exterior:**	Yes
Exterior Construction:	N/A	**Lighting:**	N/A	**Roof:**	Rubber
Structural System:	N/A	**Bay Sizes:**	40 x 40	**Floors:**	N/A
Air-Conditioning:	Central Rooftop	**Restrooms:**	N/A	**Floor Drains:**	No
Heating:	Gas Unit	**Cranes:**	No	**Acreage:**	4.345
Availability:	10 Months	**Parking:**	245	**Land Dimensions:**	Irregular
Power (Amps/Volts):	1000 Amps, 240 Volts				

PRICING INFORMATION

Lease Rate:	TBD	**Mthly Rate:**	TBD	**TD:**	N/A
Lease Type:	TBD	**Taxes:**	$11,624.88 (2024/25)	**Deposit:**	2 Months
Lease Term:	5-10 Year(s)	**Parcel #:**	14-14-326-034	**Assessor #:**	N/A
		Imprv Allow:	N/A	**Options**	N/A

Tenant Responsibility: N/A

COMMENTS

Meadowbrook Tech Center - Building 7. Divisible in half. High image build-to-suit across I-75 from Stellantis NA Headquarters. Irregular land dimensions. Office dimensions to suit. Possible sale.



Broker: **SIGNATURE** ASSOCIATES

Agent(s):

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Information is subject to verification and no liability for errors or omissions is assumed. Price and terms are subject to modification.