



Industrial For Sale

Property Name: Grand Oaks Commerce Park
Location: 28047 Grand Oaks Court
City, State: Wixom, MI
Cross Streets: Grand River Avenue
County: Oakland
Zoning: Light Ind.

BUILDING SIZE / AVAILABILITY		Building Type:		Built	Mezzanine:	N/A	
Total Building Sq. Ft.:	23,934	Available Shop Sq. Ft.:		20,374	Office Dim:	N/A	
Available Sq. Ft.:	23,934	Available Office Sq. Ft.:		3,560	Shop Dim:	120 x 165	
PROPERTY INFORMATION		Freestanding:			Yes	Year Built:	1996 (Retrofit: 2024)
Clear Height:	18'	Rail:		No	Sprinklers:	No	
Grade Level Door(s):	2: 12 x 12, 12 x 14	Security:		No	Signage:	Monument	
Truckwells or Docks:	0	Interior:		N/A	Exterior:	N/A	
Exterior Construction:	Masonry Block	Lighting:		T-5	Roof:	Rubber Membrane	
Structural System:	Steel/Masonry	Bay Sizes:		60x165	Floors:	Sealed Concrete	
Air-Conditioning:	Office	Restrooms:		5	Floor Drains:	No	
Heating:	Radiant Tube	Cranes:		No	Acreage:	2.120	
Availability:	Immediately	Parking:		42, Surface	Land Dimensions:	N/A	
Power (Amps/Volts):	2000 Amps, 120/208 Volts						
PRICING INFORMATION							
Sale Price:	\$2,752,410 (\$115.00/sqft)	Deposit:		N/A	TD:	N/A	
Taxes:	\$32,904.21 (2025)	Options:		N/A	Assessor #:	N/A	
Parcel #:	22-07-401-037						

COMMENTS

Well maintained and freshly painted. New roof. Corporate image facility on a large lot. Heavy power with a 1,600 sq. ft. load supporting mezzanine. Immediate access to I-96 freeway via Wixom Road. Close to all services.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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