

1100-1174 BIG BEAVER RD &
1100-1174 OWENDALE ST
TROY, MICHIGAN

INDUSTRIAL FOR LEASE

3,798-8,000 Square Feet Available



**SIGNATURE
ASSOCIATES**
KNOW SIGNATURE | KNOW RESULTS

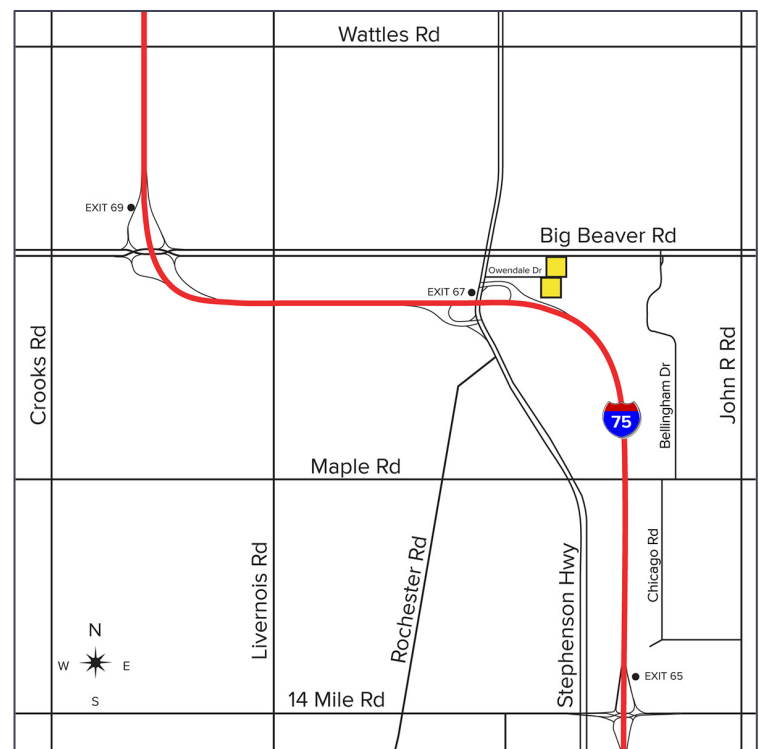
TROY COMMERCE CENTER



LANDLORD IS OFFERING FREE RENT INCENTIVES

PROPERTY FEATURES

- 3,798-8,000 square feet available
- Office area to suit
- Zoned Light Industrial
- 16' clear height
- (4) truckwells
- Gas forced air heating
- 200 amps, 240 volts, 3-phase power
- Campus style setting with excellent access to I-75
- Landlord is offering free rent incentives
- Lease Rate: See pricing key on site plan
- NNN expenses: \$2.50/sq. ft.



For more information, please contact:

KRIS PAWLOWSKI
(248) 359 3801
kpawlowski@signatureassociates.com

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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.

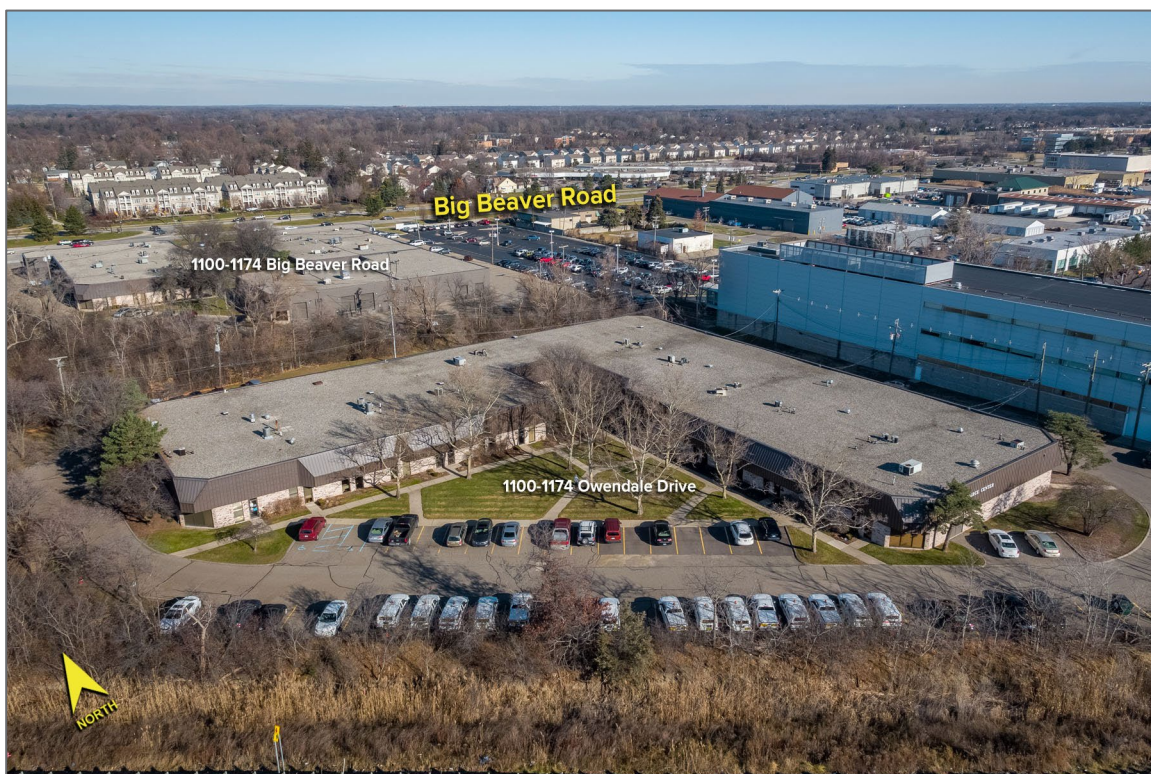
1100-1174 Big Beaver & 1100-1174 Owendale - Troy, Michigan

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Big Beaver Overall Site Photo



Owendale Overall Site Photo

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1100-1174 Big Beaver



1100 Owendale

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Site Plan

AVAILABILITY				
SUITE	TOTAL SF & OFFICE SF	GLD/DOCKS	RATE	AVAILABLE
G	5,000/1,746	0/1	\$8.25 NNN	Immediately
I	4,000/1,200	0/1	\$8.50 NNN	Immediately
J	4,000/1,500	0/1	\$8.50 NNN	Immediately
1122	4,000/960	1/0	\$8.50 NNN	Immediately
1154	3,798/To Suit	0/1	\$8.50 NNN	Immediately
NNN = \$2.50/sq. ft.				



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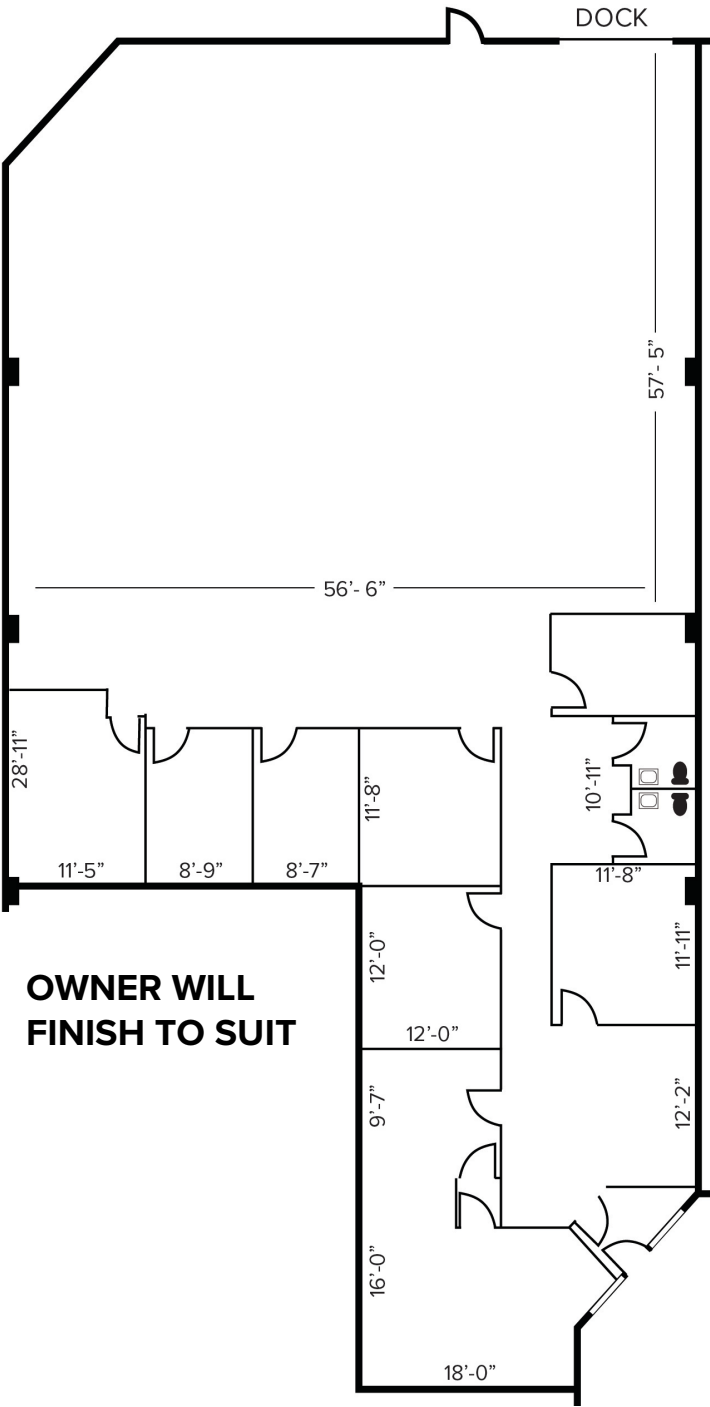
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Floor Plan

AVAILABILITY				
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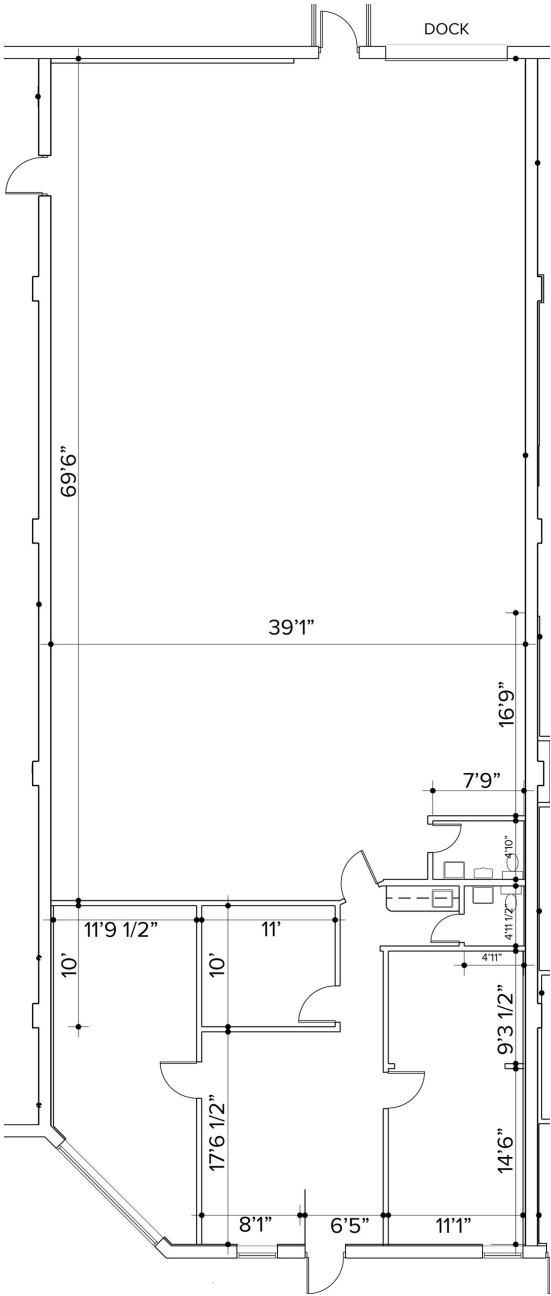
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Floor Plan

AVAILABILITY				
SUITE	TOTAL SF & OFFICE SF	GLD/DOCKS	RATE	AVAILABLE
I	4,000/1,200	0/1	\$8.50 NNN	June 2025
NNN = \$2.50/sq. ft.				



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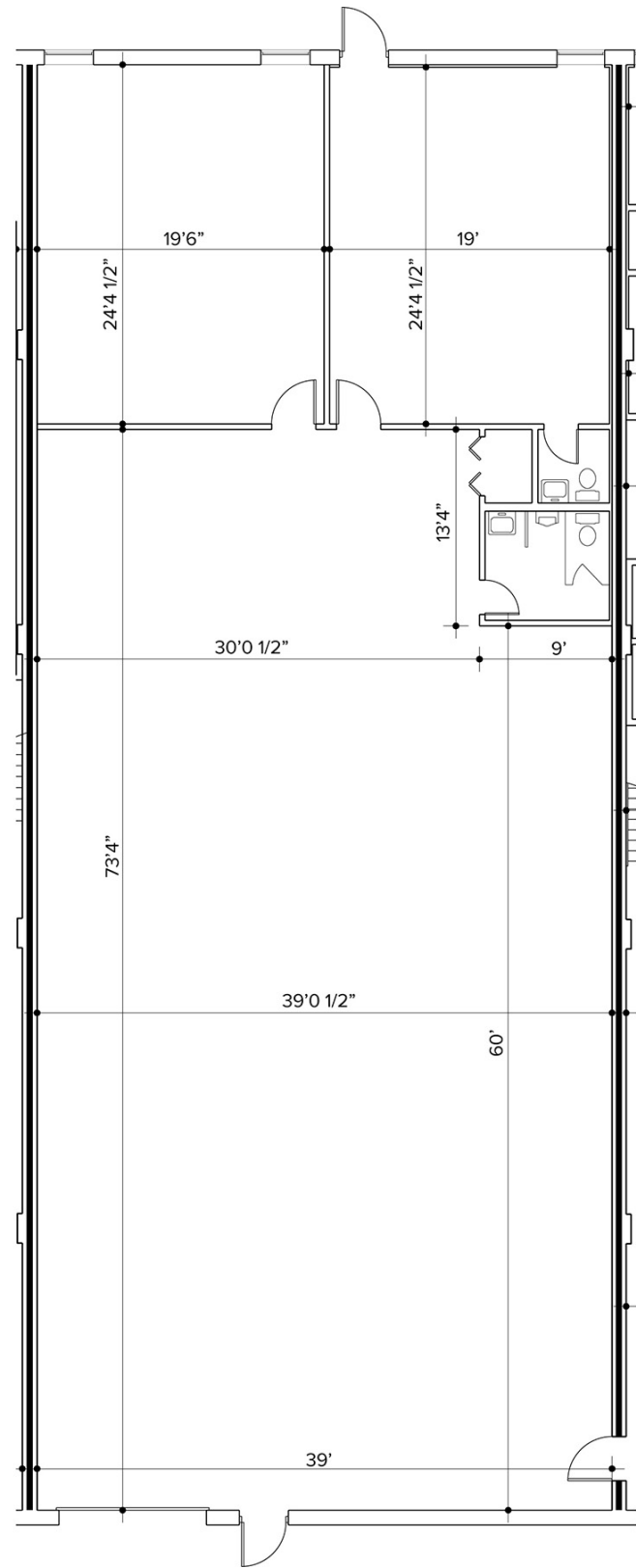
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Floor Plan

AVAILABILITY				
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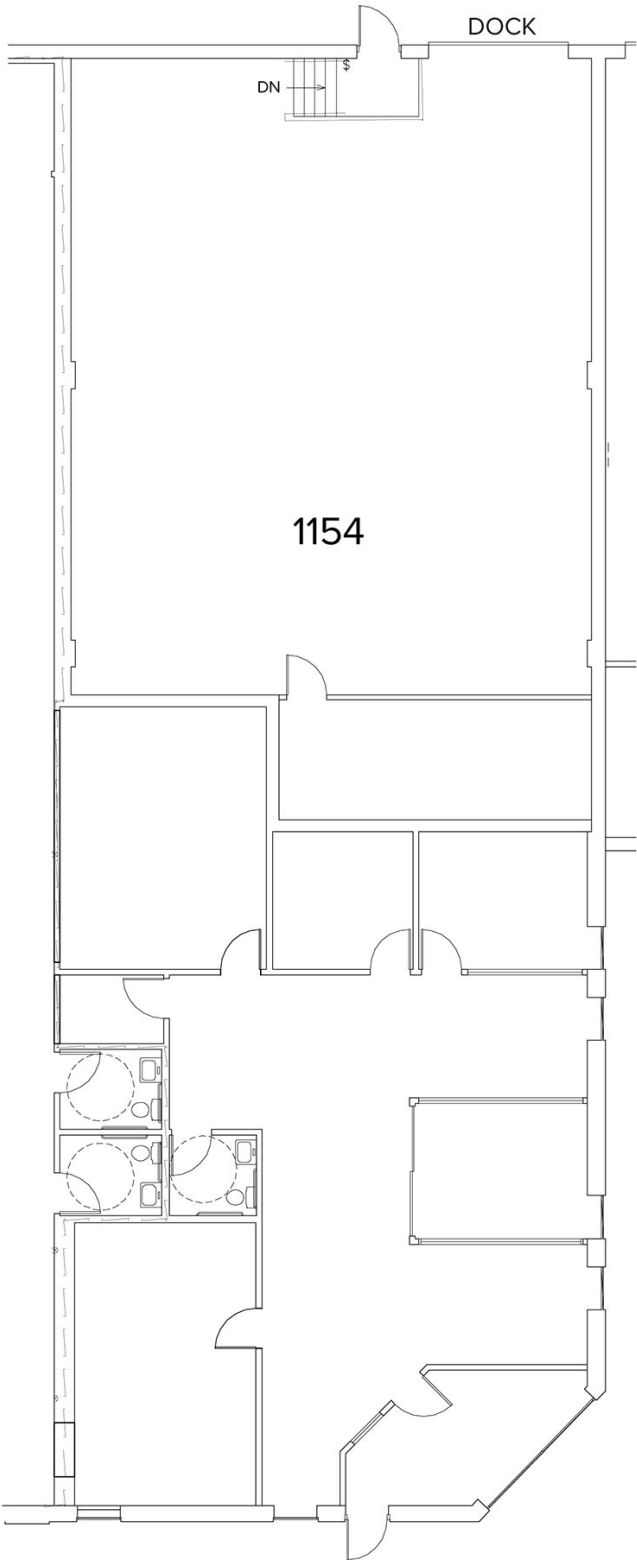
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Interior Photos – Suite 1154



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