



## Industrial For Lease

**Property Name:**

**Location:** 317-333 Park Street

**City, State:** Troy, MI

**Cross Streets:** N. Main Street

**County:** Oakland

**Zoning:** IB

### BUILDING SIZE / AVAILABILITY

**Total Building Sq. Ft.:** 33,163

**Available Sq. Ft.:** 7,442

**Building Type:**

Built

**Available Shop Sq. Ft.:** 4,942

**Available Office Sq. Ft.:** 2,500

**Mezzanine:** N/A

**Office Dim:** N/A

**Shop Dim:** N/A

### PROPERTY INFORMATION

**Clear Height:** 18'

**Grade Level Door(s):** 1: 12 x 10

**Truckwells or Docks:** 0

**Exterior Construction:** Masonry

**Structural System:** N/A

**Air-Conditioning:** Yes

**Heating:** Yes

**Availability:** June 2026

**Power (Amps/Volts):** N/A

**Multi-Tenant:** Yes

**Rail:** No

**Security:** No

**Interior:** N/A

**Lighting:** N/A

**Bay Sizes:** N/A

**Restrooms:** Yes

**Cranes:** No

**Parking:** 48, Surface

**Year Built:** 1969

**Sprinklers:** No

**Signage:** N/A

**Exterior:** N/A

**Roof:** N/A

**Floors:** N/A

**Floor Drains:** No

**Acreage:** 2.080

**Land  
Dimensions:** N/A

### PRICING INFORMATION

**Lease Rate:** \$11.95

**Lease Type:** Gross

**Lease Term:** 5 Year(s)

**Mthly Rate:** N/A

**Taxes:** \$16,540.33 (2024/25)

**Parcel #:** 88-20-34-176-015

**Imprv Allow:** N/A

**TD:** N/A

**Deposit:** N/A

**Assessor #:** N/A

**Options:** N/A

**Tenant Responsibility:** N/A

### COMMENTS

Flex office/warehouse space featuring a large office build-out, warehouse area with 1 overhead door, and a mezzanine for added storage or workspace. Desirable Troy location with excellent access to major corridors. Perfect for professional services, light distribution, tech firms, and growing businesses seeking a well-located, move-in-ready flex space. Contact Brokers for additional information.

**Broker:** SIGNATURE ASSOCIATES

**Agent(s):**

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