



## Industrial For Sublease

**Property Name:**

**Location:** 6505 Auburn Road

**City, State:** Shelby Twp., MI

**Cross Streets:** M-59

**County:** Macomb

**Zoning:** LM

### BUILDING SIZE / AVAILABILITY

**Total Building Sq. Ft.:** 21,207

**Available Sq. Ft.:** 21,207

**Building Type:** Built

**Available Shop Sq. Ft.:** 17,820

**Available Office Sq. Ft.:** 3,387

**Mezzanine:** N/A

**Office Dim:** N/A

**Shop Dim:** N/A

### PROPERTY INFORMATION

**Clear Height:** 10'5" - 20'

**Grade Level Door(s):** 2: 14 x 14, 8 x 16

**Truckwells or Docks:** 0

**Exterior Construction:** Brick

**Structural System:** Steel

**Air-Conditioning:** Office HVAC

**Heating:** Radiant

**Availability:** Immediately

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

**Freestanding:** Yes

**Rail:** No

**Security:** No

**Interior:** N/A

**Lighting:** LED

**Bay Sizes:** N/A

**Restrooms:** Yes

**Cranes:** No

**Parking:** 21

**Year Built:** 1966

**Sprinklers:** Yes

**Signage:** Monument

**Exterior:** N/A

**Roof:** N/A

**Floors:** N/A

**Floor Drains:** No

**Acreage:** 2.058

**Land Dimensions:** N/A

### PRICING INFORMATION

**Lease Rate:** \$11.50

**Lease Type:** MG+U

**Lease Term:** -

**Sublease Term:** thru 6/30/2027

**Tenant Responsibility:** N/A

**Mthly Rate:** N/A

**Taxes:** \$16,681.79 (2025)

**Parcel #:** 23-07-33-377-002; 003

**Imprv Allow:** N/A

**TD:** N/A

**Deposit:** N/A

**Assessor #:** N/A

**Options:** N/A

### COMMENTS

Sublease through 6/30/27. Two separate buildings, office and warehouse with +/-1 acres of paved, fenced in outside storage. Fantastic opportunity for a contractor building.



**Broker:** SIGNATURE ASSOCIATES

**Agent(s):**

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