

37900 MOUND ROAD
STERLING HEIGHTS, MICHIGAN

INDUSTRIAL FOR SALE OR LEASE
53,704 Square Feet Available



**SIGNATURE
ASSOCIATES**
KNOW SIGNATURE | KNOW RESULTS

MODERN CRANE BUILDING



NOW AVAILABLE FOR LEASE!

PROPERTY FEATURES

- 53,704 square feet available
- 39,104 square feet of shop space
- 14,600 square feet of 2-story office
- 22' - 32' clear height
- Up to 60' clear span
- (5) 14' x 16', 14' x 20' grade level doors
- (2) truckwells
- (1) 3-ton, (2) 5-ton, (4) 10-ton cranes
- Very attractive, modern and clean building
- Primary power with buss and radiant heat
- Airlines and compressor
- Fenced outside storage with 4,000 square foot warehouse
- Lease Rate: \$9.95/sq. ft. NNN
- Sale Price: \$7,250,000 (\$135.00/sq. ft.)



For more information, please contact:

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GREG HUDAS
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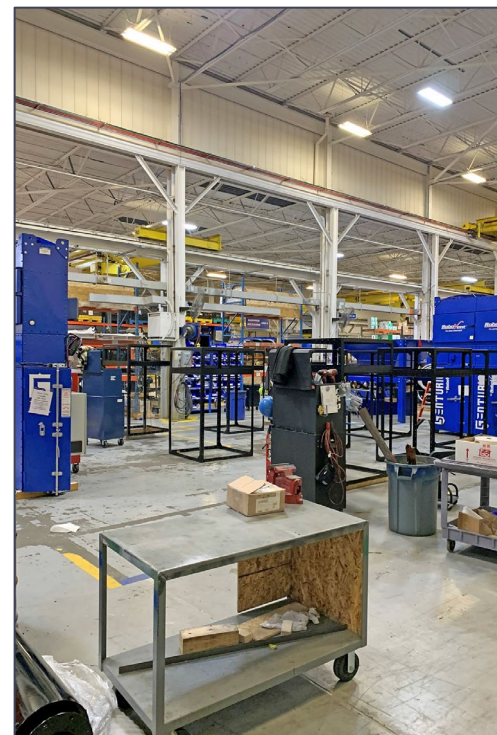
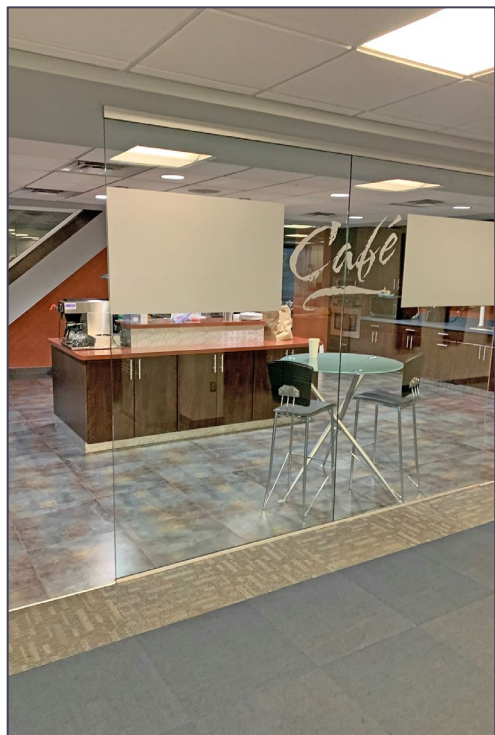
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Interior Photos



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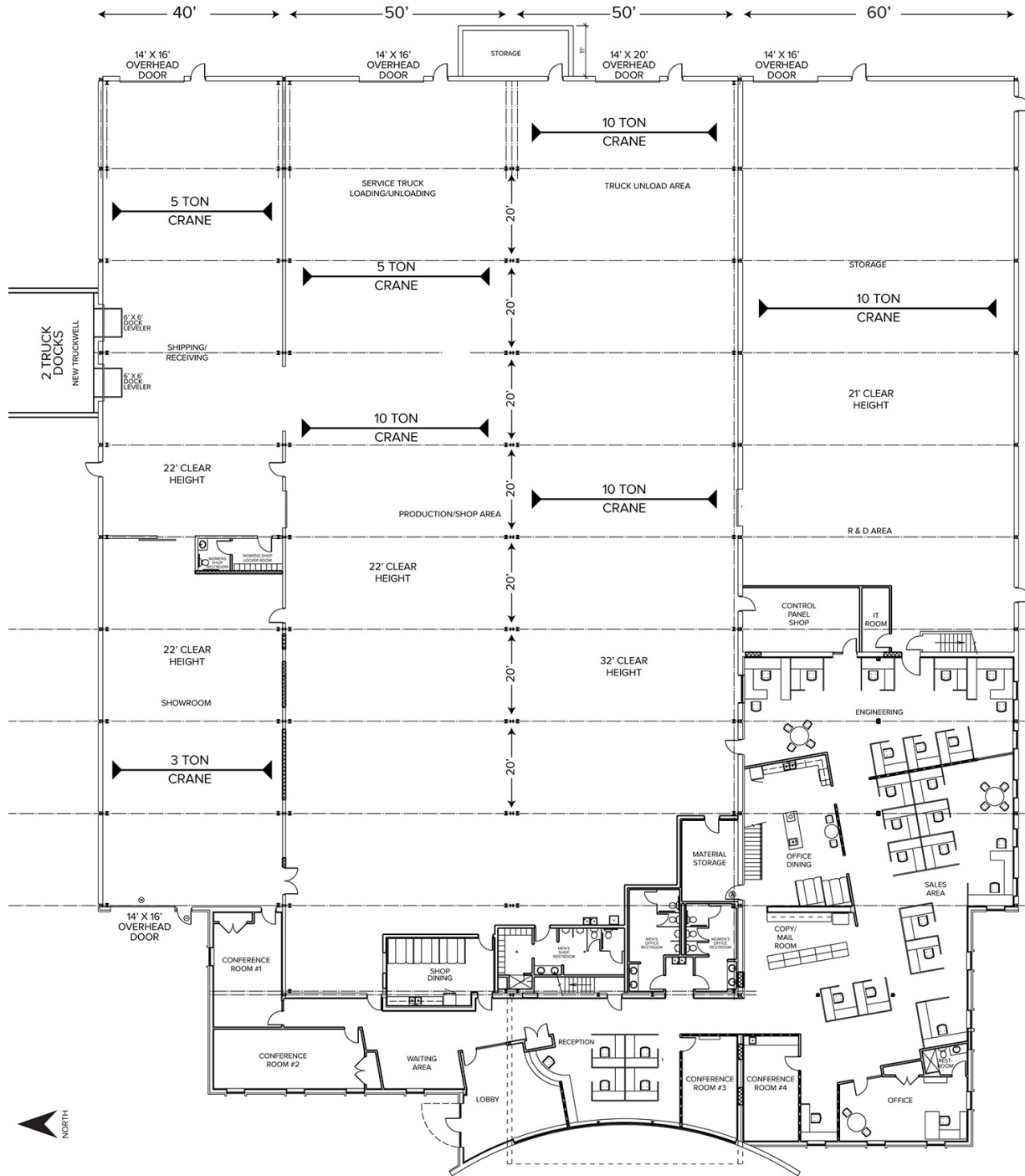
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Floor Plan



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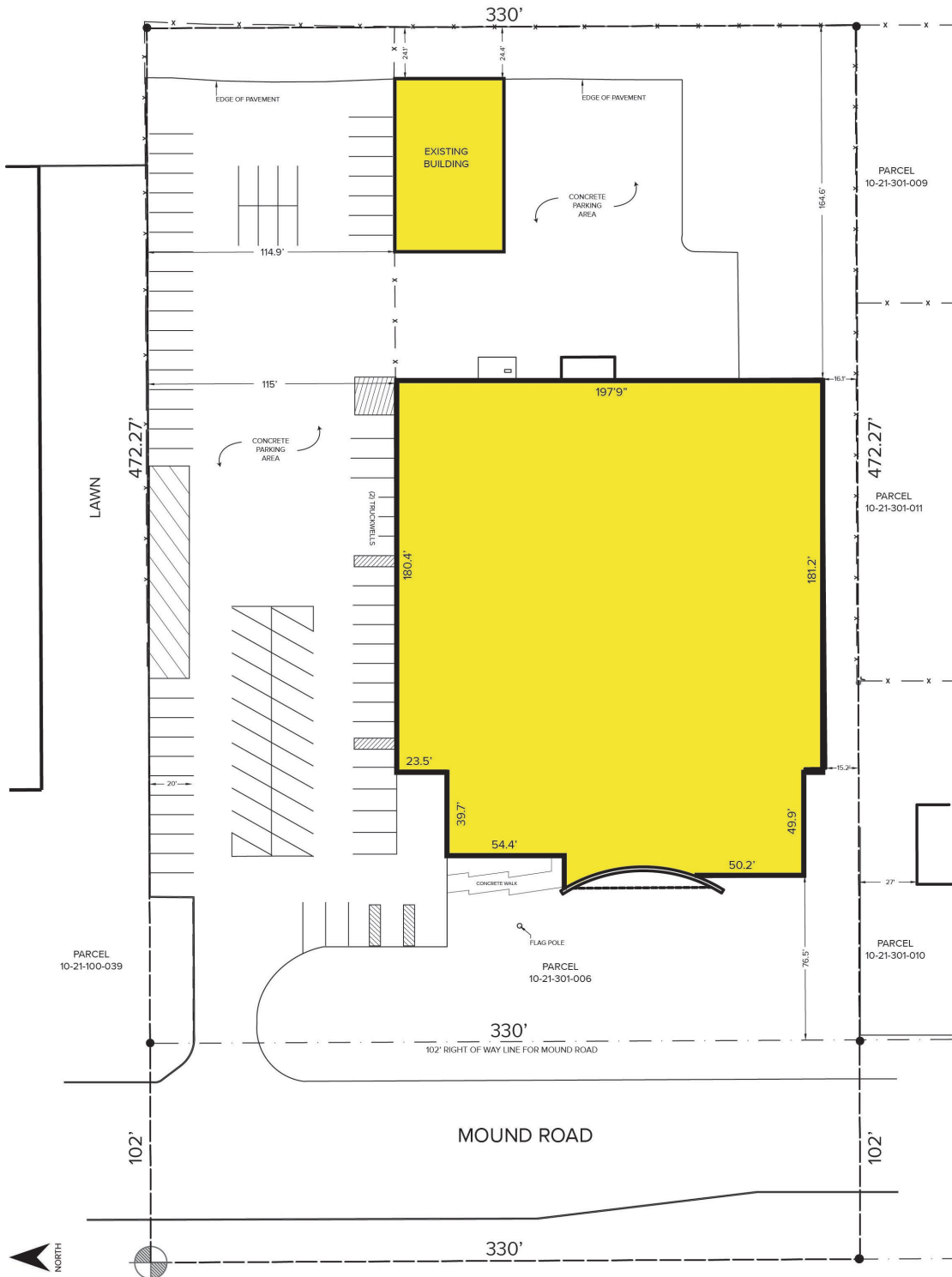
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Site Plan



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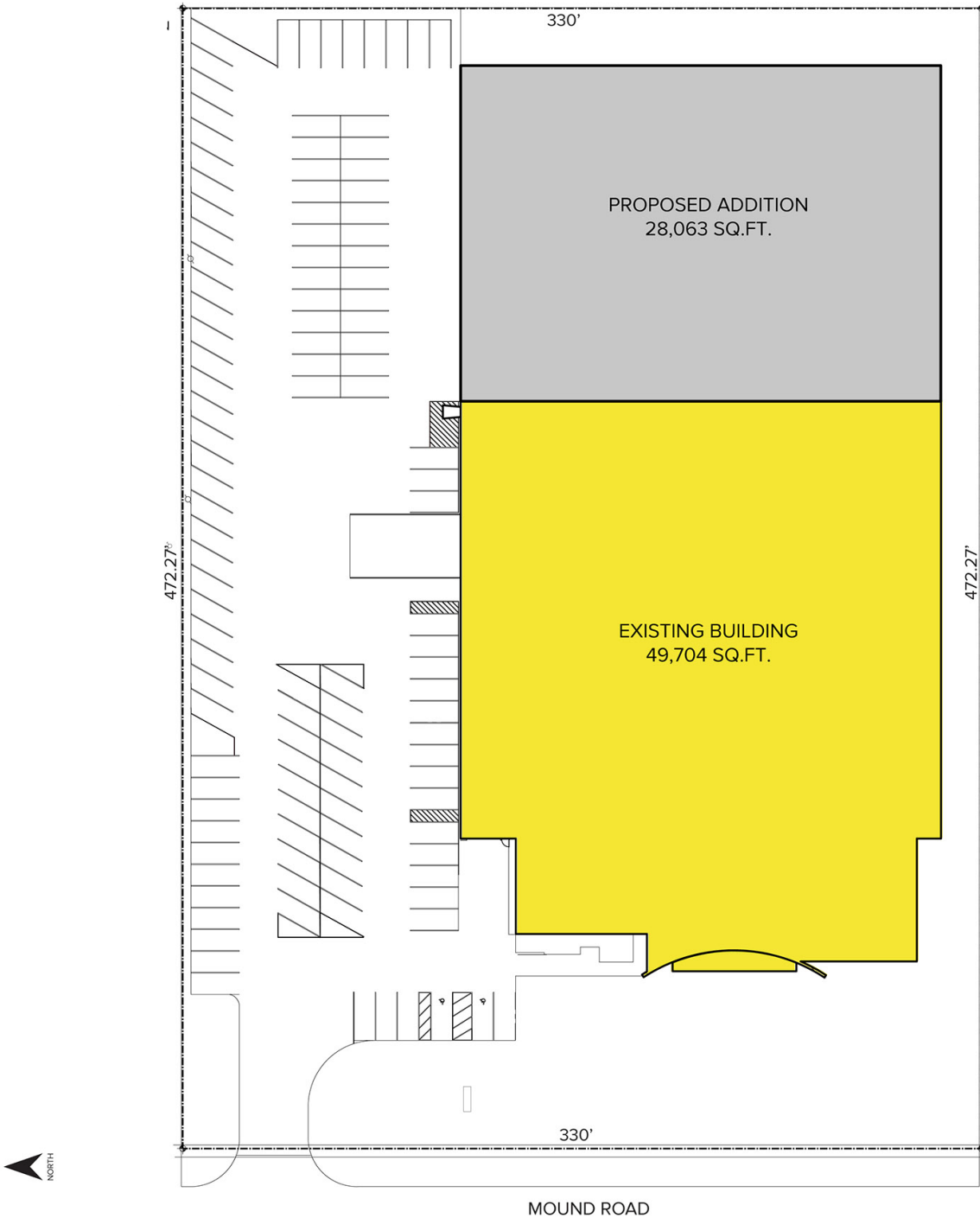
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Proposed Site Plan



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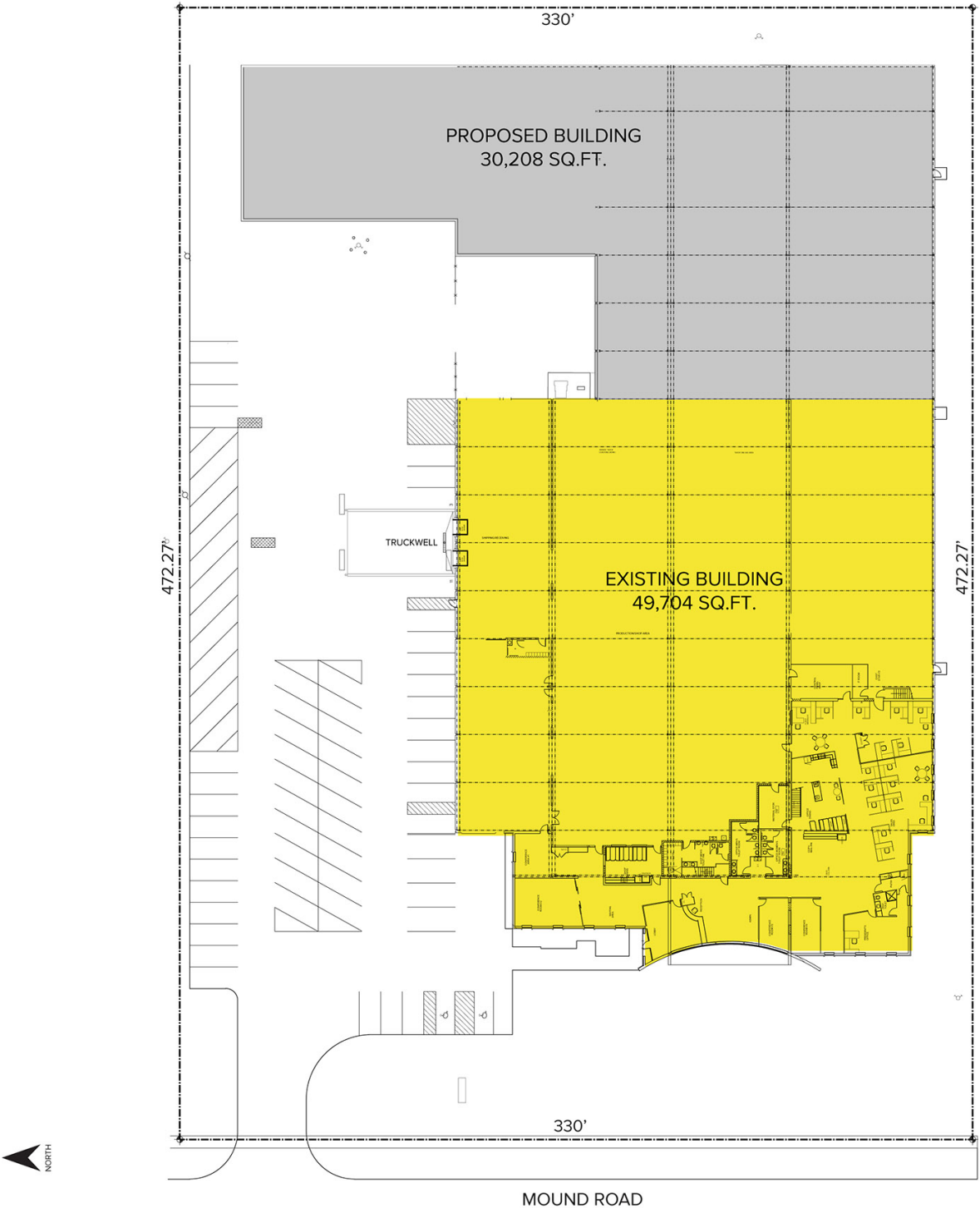
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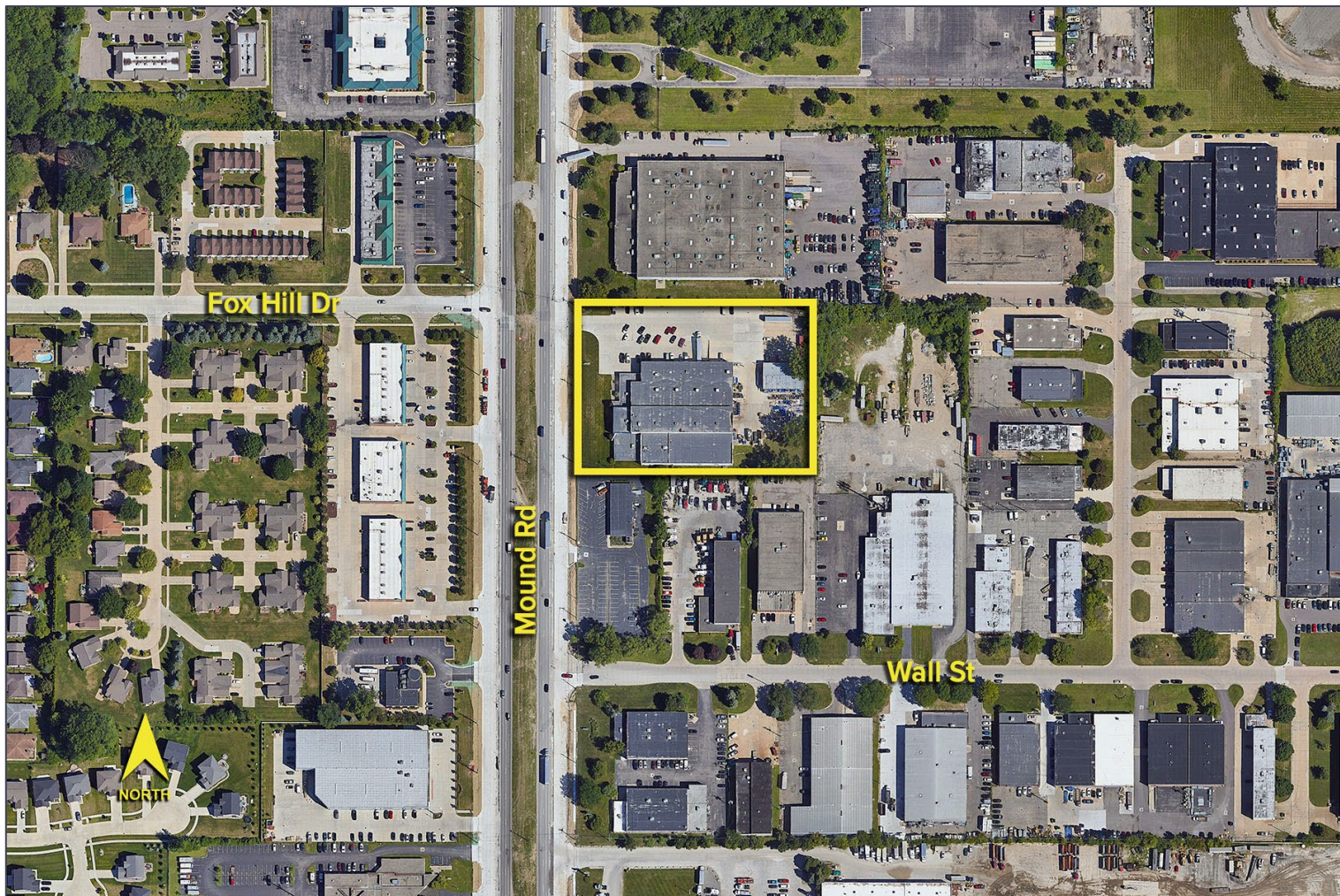
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Aerial



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