

Burger

& COMPANY

FOR SUBLEASE

20105 Northline Road
Taylor, Michigan
4,000 Square Feet



- **Rare Small Unit with Main Street Exposure for Sublease**
- **Clean and Well Maintained Space**
- **Quick Access to I-75 and Telegraph**
- **Space Available by February 1, 2025 or Potentially Sooner**
- **Sublease Runs Through November 30, 2026 with a Long Term Direct Lease Possible**
- **\$3,350.00 Per Month Gross - Rent Includes the Real Estate Taxes, Building Insurance, Lawn Care and Snow Removal**

Burger & Company

248.536.2888

www.burgercollc.com

38345 W. 10 Mile Road, Suite 100
Farmington Hills, MI 48335

Nicolo Burger, SIOR, CCIM

Vice President

Cell: 810.224.8103

nic@burgercollc.com

Information contained herein is deemed to be reliable but is not guaranteed and may be withdrawn at any time.

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BUILDING SPECIFICATIONS

Location	Northline West of Allen	Square Feet Available	4,000 SF
County	Wayne	Office Square Feet	800 SF
Zoning	I-1 Light Industrial	Warehouse Square Feet	3,200 SF

Construction	Brick/Block	Roof	Flat
Clear Height	16'	Grade Level Doors	One (1) 12'x14'
Cranes	No	Dock Doors	No
Lighting	LED	Power	3 Phase
Heating	Gas Forced	Sprinklers	No
Warehouse A/C	No	Railroad	No
Buss Duct	No	Signage	Yes
Parking	Ample	Restrooms	Yes

Description

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Monthly	\$3,350.00
Lease Type	Gross
Availability	February 1, 2025 or Potentially Sooner

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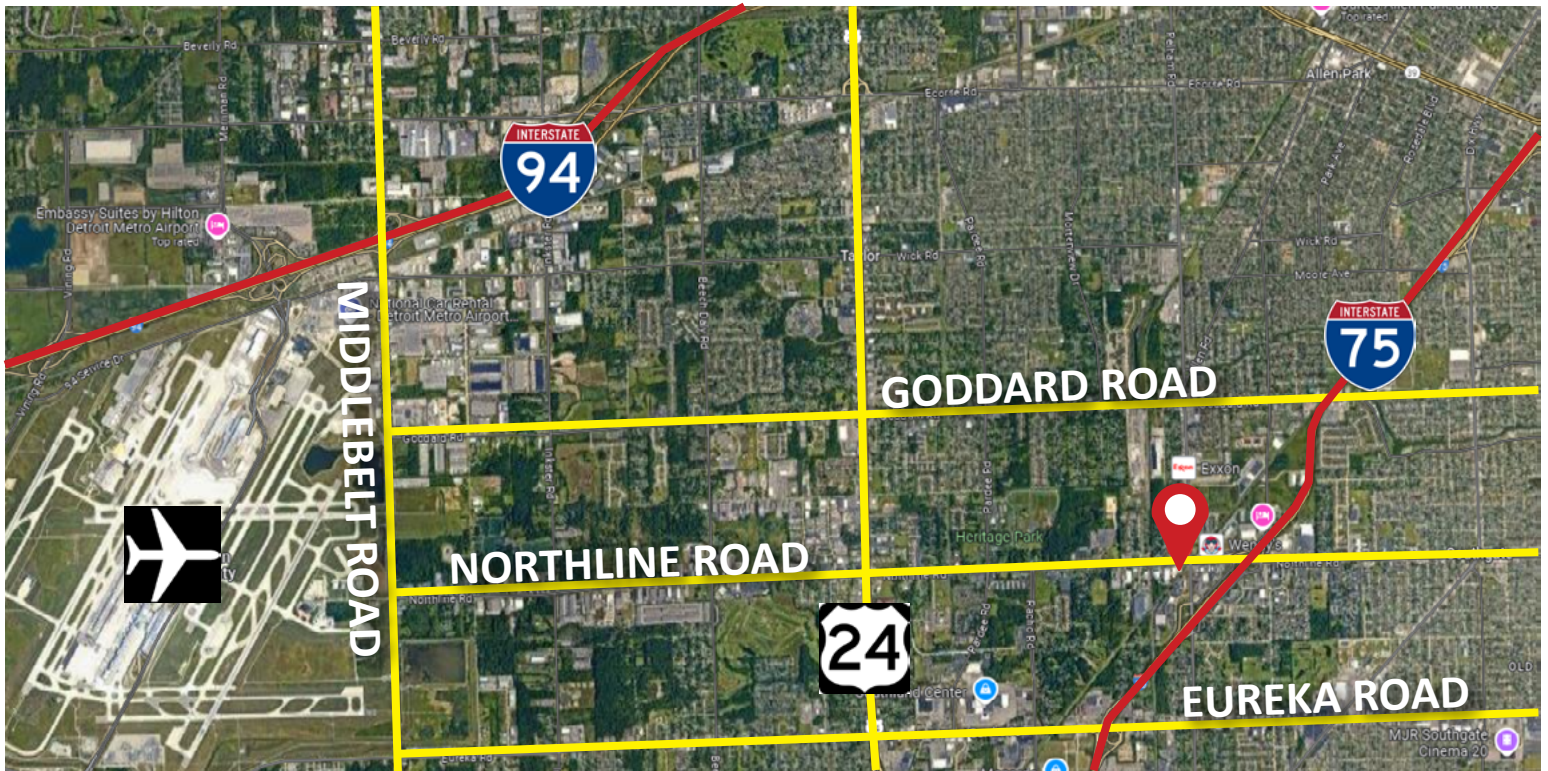
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