

# 5755 New King Ct

Troy, MI | Sale Price: \$7.7M | Rental Rate: \$14.00/SF NNN

Turnkey Automotive R&D | Engineering | Prototyping Campus



## Property Highlights

- + 59,000 SF modern R&D / engineering campus on 8.19 AC
- + Exclusive research lab with vehicle-accessible high-bay space
- + Drive-in grade-level doors — bring vehicles directly into the testing environment
- + Ideal for Tier-1/Tier-2 automotive suppliers, EV systems developers, robotics, ADAS & battery technology companies
- + 29,500 SF floor plates across two floors with seamless collaboration between lab and engineering teams
- + Modern finishes with extensive engineering office / collaboration space
- + 200 parking spaces
- + Existing FF&E and selected lab infrastructure available
- + Exceptional owner-user or R&D headquarters opportunity
- + Save 6–18 months of development time compared to retrofitting a standard office building, this facility is already optimized for research and prototype work.



Hundreds of office buildings are available across Metro Detroit. Only a handful offer true automotive R&D and vehicle-testing infrastructure without major capital investment.

5755 New King Court stands apart by delivering:

- + A full research lab footprint
- + High-bay space for equipment, prototypes, and vehicles
- + Secure vehicle access indoors
- + Engineering + office space directly adjacent to the lab
- + Power & infrastructure supporting technical workspace
- + A corporate-grade environment for leadership, clients, and demonstrations

A modern research and innovation facility purpose-built for automotive suppliers and mobility technology companies that bridges innovation space with corporate presence, enabling leadership, engineering, and prototyping to operate together.

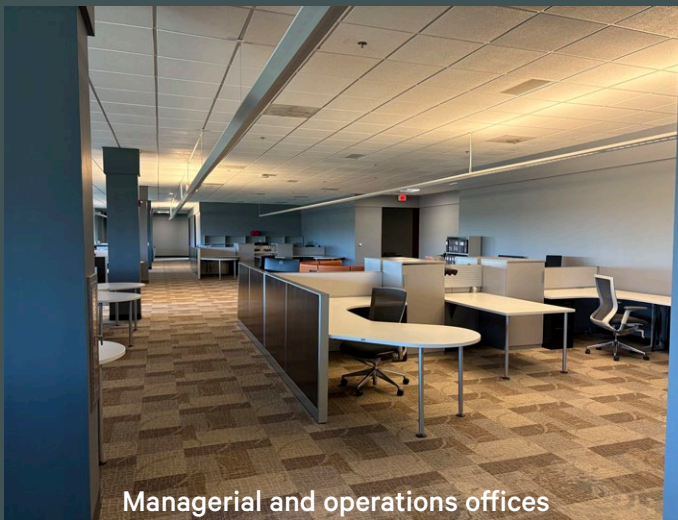
# Photos



Engineering breakout and QC rooms



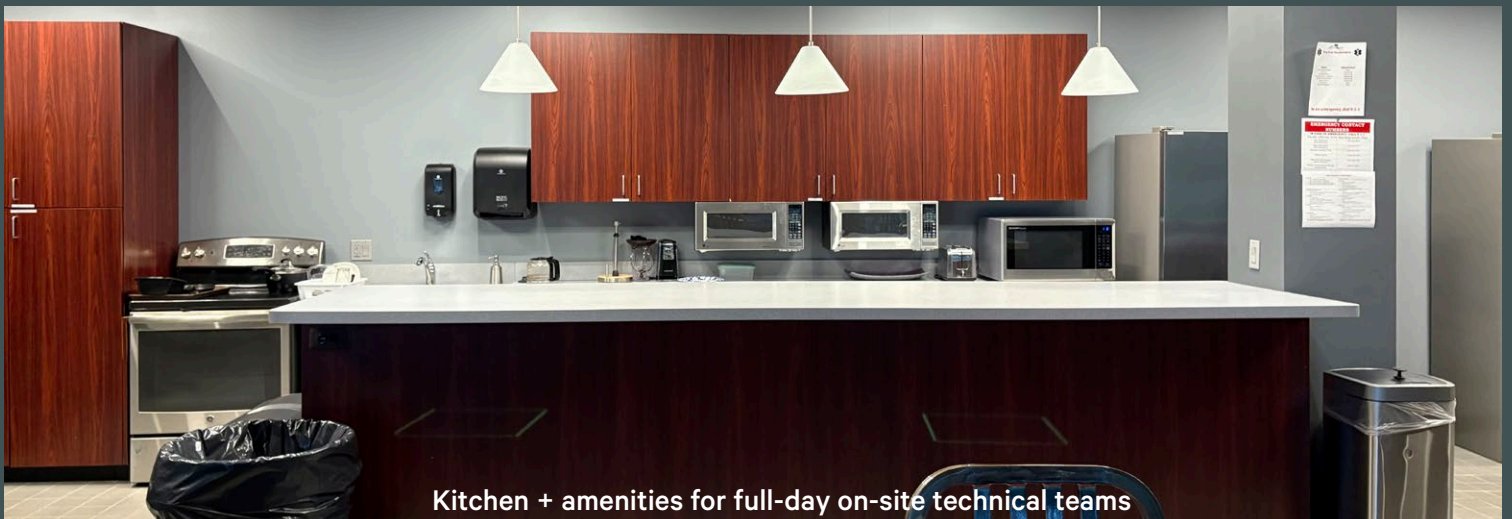
2 story atrium lobby



Managerial and operations offices



Training + meeting rooms + collaboration spaces



Kitchen + amenities for full-day on-site technical teams

# Photos



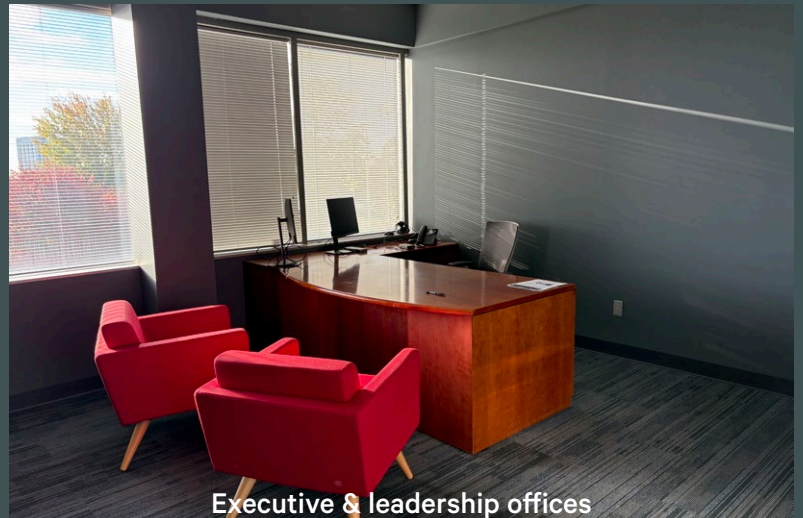
High-Bay Workspace



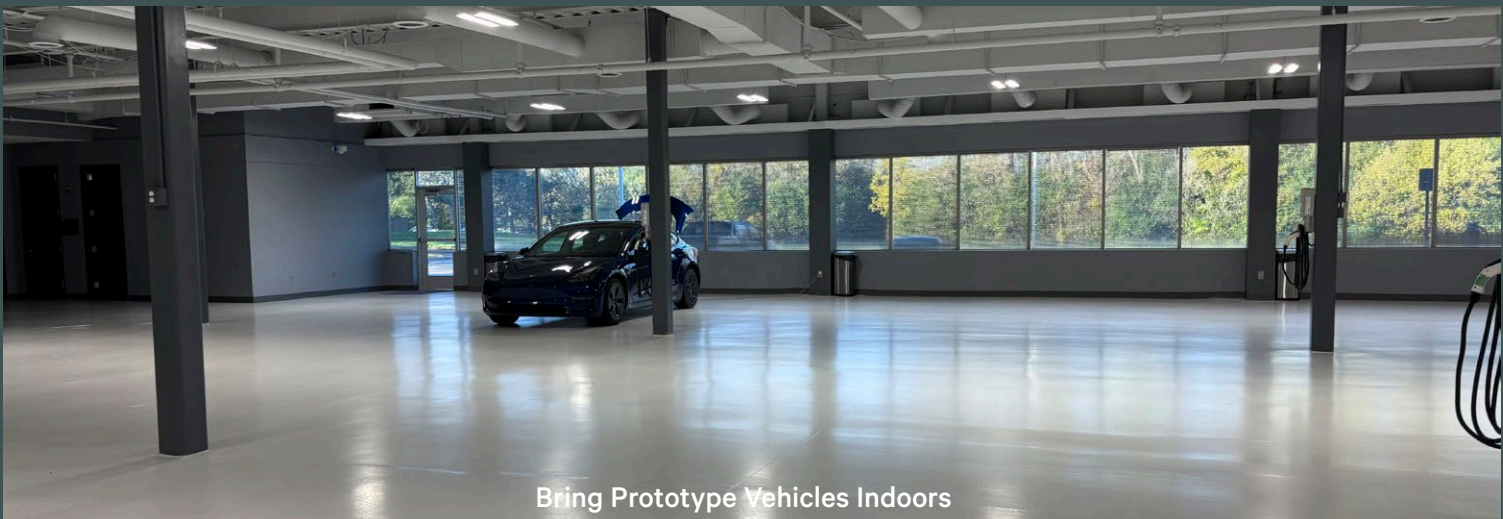
Modern Engineering Collaboration Space



Research lab + high-bay environment



Executive & leadership offices



Bring Prototype Vehicles Indoors



# 2<sup>nd</sup> Floor - Engineering Level

A perfect mix of private offices and workstations



# Location Highlights

+ 12 minutes to Stellantis North America Headquarters

+ 22 minutes to Ford Product Development Center

+ 16 minutes to GM Global Technical Center



*One of Metro Detroit's only move-in-ready facilities offering both corporate-grade office and true automotive R&D and prototype infrastructure, complemented by walkable amenities, hospitality, and dining ideal for client engagement and employee experience.*

## Contact Us

**Jasper Hanifi**

First Vice President

+1 248 351 2020

jasper.hanifi@cbre.com

**Brendan George**

Senior Vice President

+1 248 351 2039

brendan.george@cbre.com

© 2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such logos does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited. The images in this document have been artificially generated or manipulated by or with the assistance of generative AI.