

PROPERTY FOR SALE / LEASE

Integrity Services

15201 E Twelve Mile Road Roseville, MI 48066



L. MASON CAPITANI
CORFAC INTERNATIONAL

PROPERTY SUMMARY



Property Highlights

- 30,648 Square Feet
- Great Building on 12 Mile Road
- 1.5 Miles to I-696
- Updated Offices | Power Well Distributed
- Current Tenant is Relocating
- December 2024 Occupancy
- Now Also For Sale



FOR MORE INFORMATION:

Tom Jablonski

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CONNECT WITH US

248.637.9700 | www.LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.

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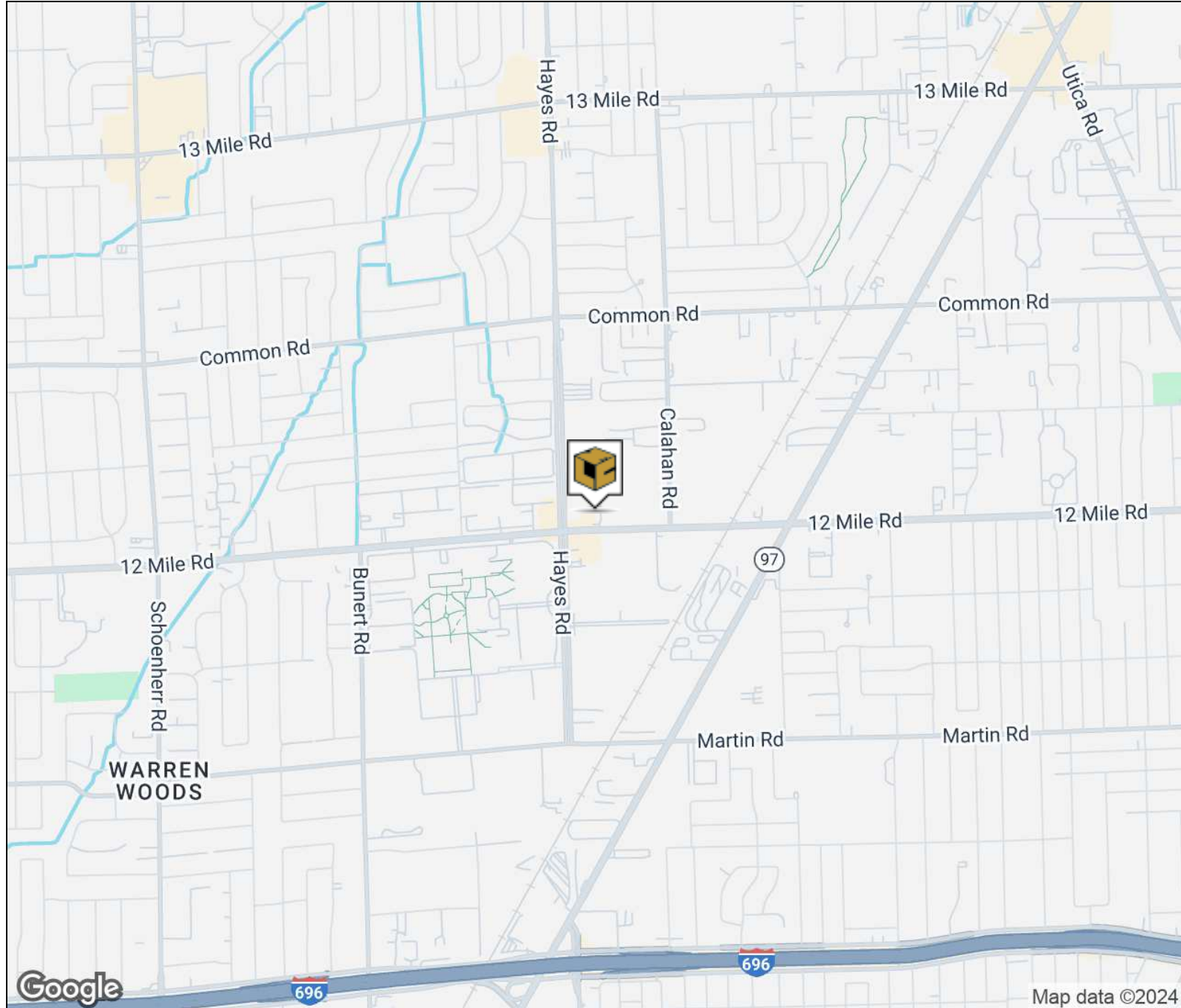
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LOCATION MAP



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INDUSTRIAL PROPERTY DETAILS

Sale Price	\$2,395,000
Price/SF	\$78.15

Lease Rate	\$6.95 SF/yr NNN
Monthly Rate	\$17,750.30

Location Information

Street Address	15201 E Twelve Mile Road
City, State, Zip	Roseville, MI 48066
County	Macomb
Side of Street	North
Nearest Highway	I-696

Property Information

Property Type	Industrial
Zoning	Industrial
Property Subtype	Warehouse/Distribution
Lot Size	1.8 Acres
Lot Frontage	147 ft
Lot Depth	604 ft
Site Description	Located on the N Side of 12 Mile Road, E of Hayes Road.

Building Information

Building Size	30,648 SF
Available SF	-
Factory SF	27,548 SF
Office Space	3,100 SF
Year Built	1966
Year Last Renovated	2015
Tenancy	Single
Number of Grade Level Doors	3
Loading Dock	1
Bay Size	50'
Ceiling Height	17 ft
Minimum Ceiling Height	14 ft
Column Space	-
Mezzanine	-
Power Description	440/480 V 1,000-2,000 Amps
Rail Access	N/A
Number of Parking Spaces	-
Heating	Tube Radiant
A/C	Office Only
Restrooms	5
Lighting	Flourescent

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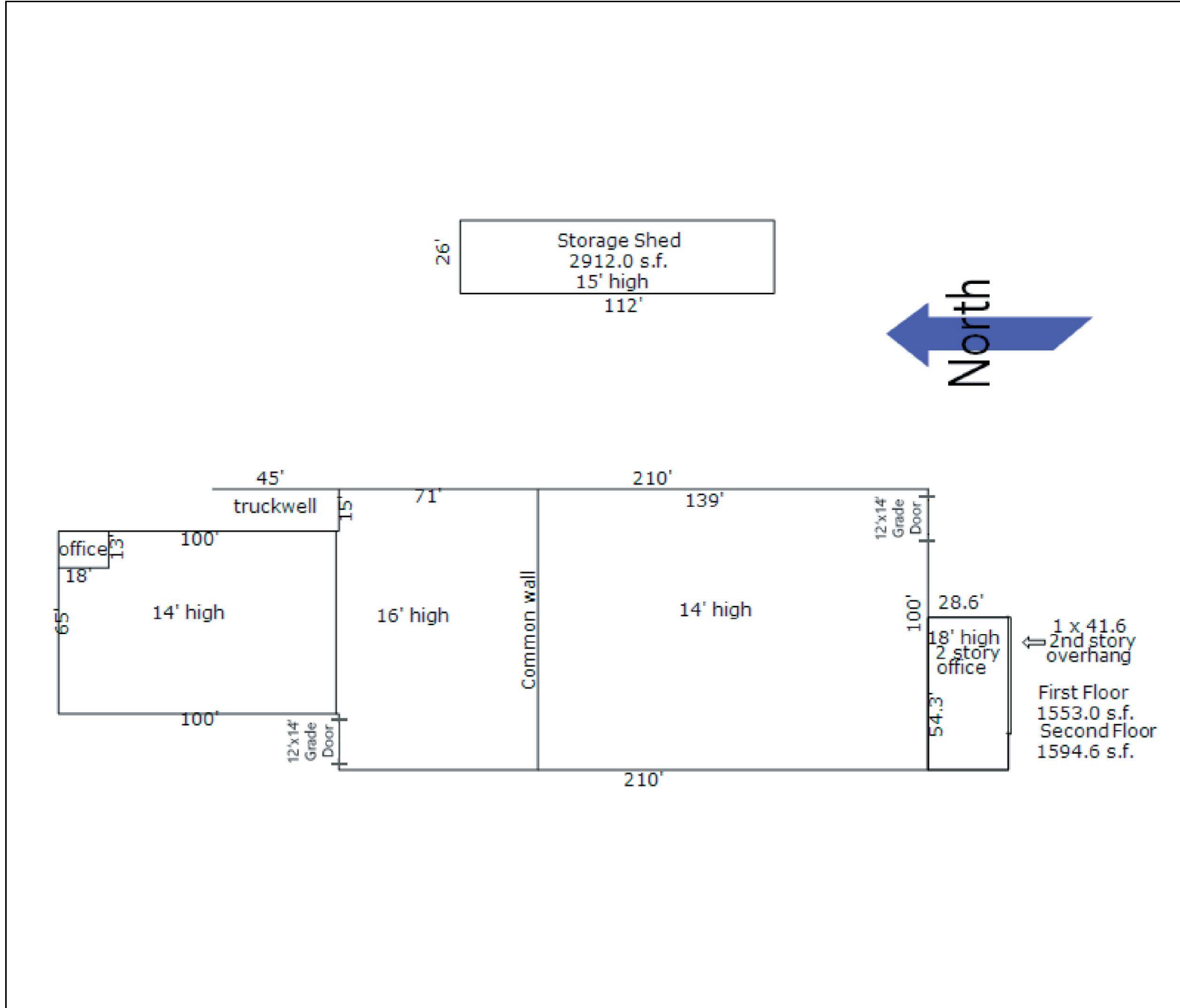
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L. MASON CAPITANI
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BUILDING LAYOUT



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