

18673 Dix Toledo Rd

Brownstown, MI

IOS Site For Lease



PROPERTY HIGHLIGHTS

Building SF

16,720 SF

Land Size

9.5 Acres

Trailer Parking

200+ Stalls

Zoning

Heavy Industrial

For More Information Contact:

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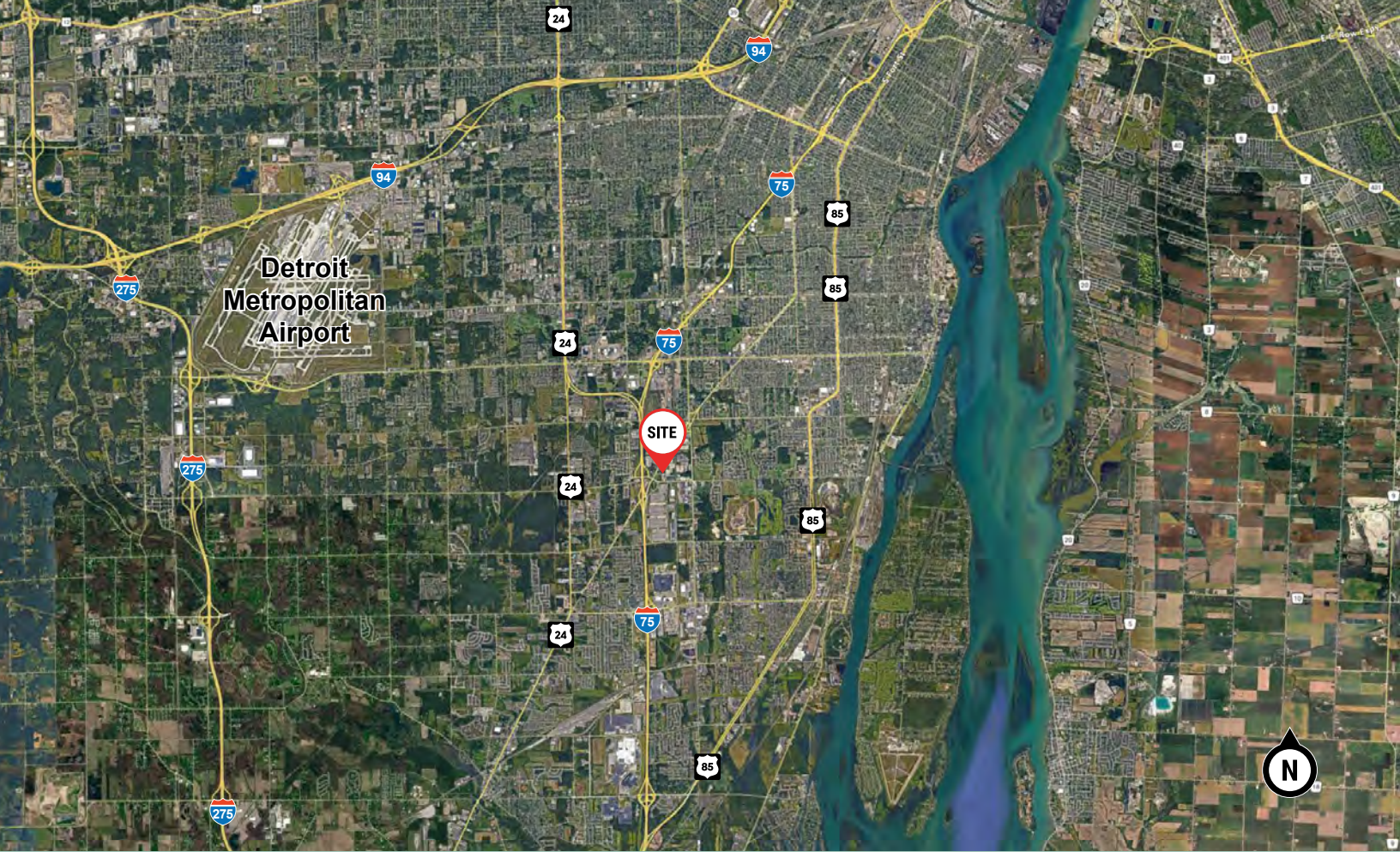
39400 Woodward Avenue, Suite 100
Bloomfield Hills, MI 48304

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Office | 11,800 SF (Two-Story)

- First floor: Driver lounge, open office, 4 restrooms, 3 showers
- Second floor: 8 private offices and a conference room

Maintenance Facility | 4,920 SF

- 18' clear height
- Integrated lube and air-line infrastructure with compressor
- 4 drive-in doors, including 2 drive-through bays
- Triple catch basin floor drains

Site & Exterior

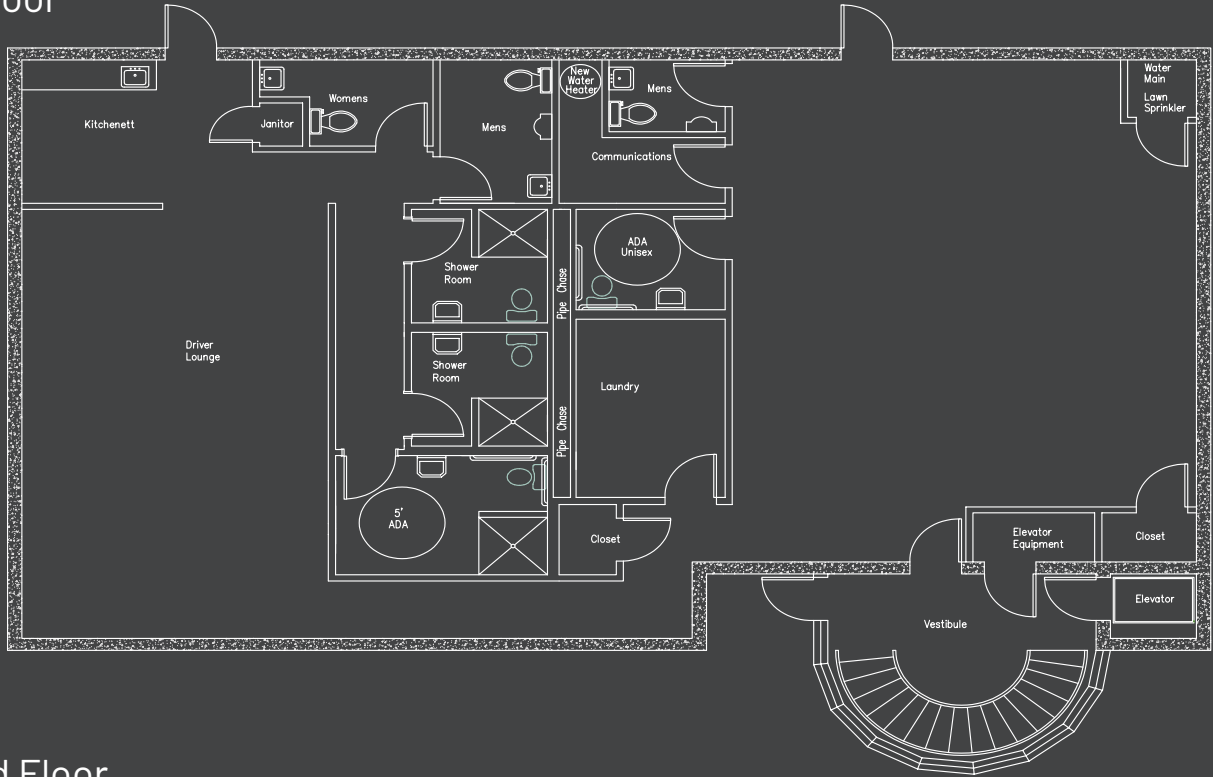
- Trailer parking (~5 acres) for approx. 200+ trailers
- Fenced, lighted, gated, with guard shack and power outlets
- Paved bobtail lot for approx. 50 cabs
- Quick access to I-94 via Sibley Rd
- Flexible zoning for most IOS related uses

Brownstown Industrial & Commercial Overview

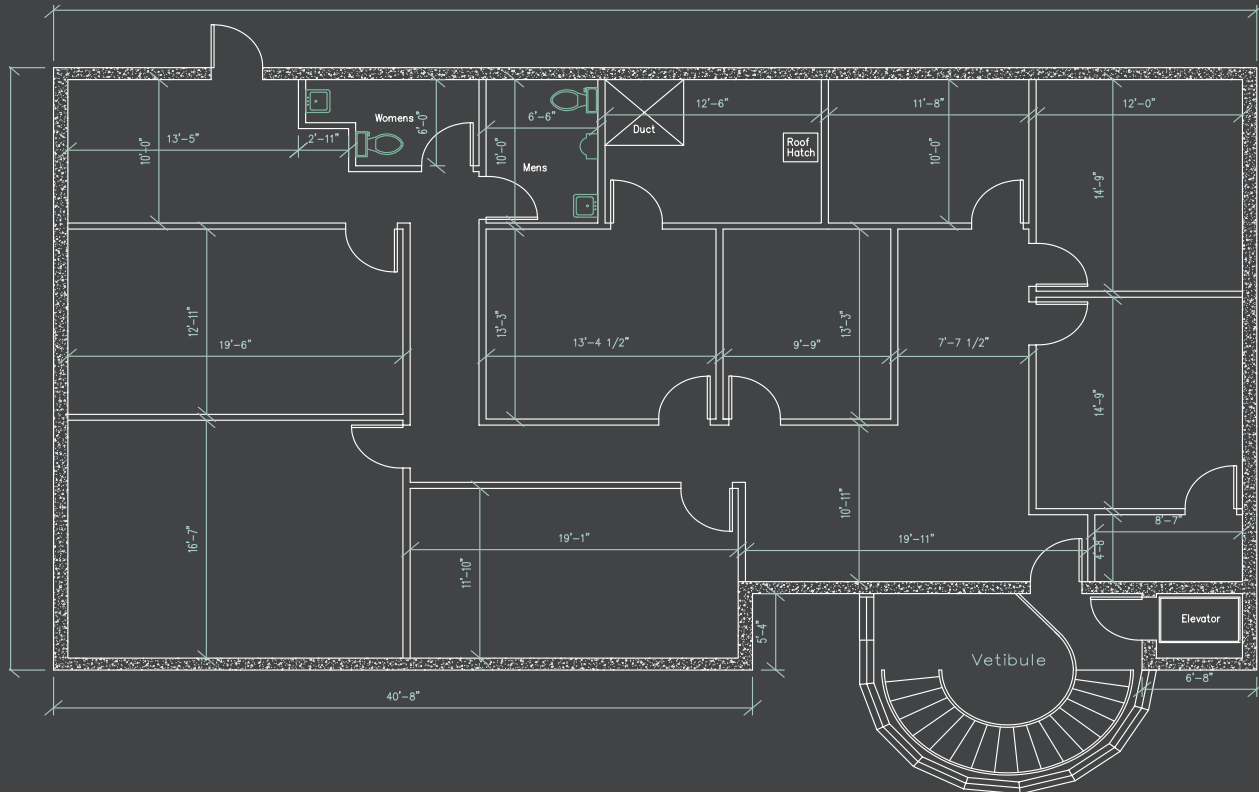


Office Floor Plans

First Floor



Second Floor



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