

**AVAILABLE - 14,840 SF**  
**380 W 8 MILE RD | INDUSTRIAL**



**REDUCED LEASE RATE**

**380 W. 8 MILE RD**  
**FERNDALE, MI 48220**

**PROPERTY HIGHLIGHTS:**

- 14,840 SF Industrial building available For Lease
- Excellent location on 8 Mile Rd, less than 1/4 mile from Woodward Ave
- Mixed Use Zoning allows for many possible uses (storage use previously)
- 15' - 16' Clear Height
- (3) Grade Level Doors: 18' x 11', 9' x 11', 9' x 9'
- (1) Interior Truckwell with oversized dock
- 200amp, 240v, 3 phase power
- Very minimal office with a couple bathrooms
- Lease Rate: \$5.95/ SF NNN

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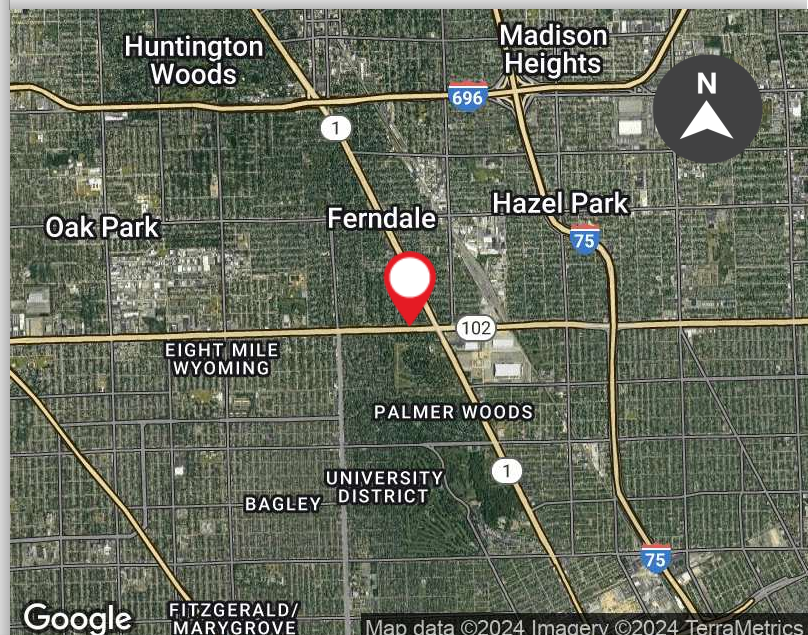
FOR MORE INFORMATION **PLEASE CONTACT:**



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# 380 W 8 MILE RD | INDUSTRIAL PROPERTY INFORMATION

## HIGHLIGHTS

Building SF:	14,840 SF
County:	Oakland
Cross Streets:	8 Mile & Woodward

## SITE

Parcel Number:	25-34-455-033
Zoning:	MXD-2

## GENERAL

6 Parking Spaces:	Rear of Building with additional Street Parking
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## PRICING & AVAILABILITY

Lease Rate:	\$5.95 SF/yr (NNN)
Annual Taxes:	\$10,104
Occupancy:	Immediate

## BUILDING INFORMATION

Type:	Industrial
Year Built:	1956
Heating:	Radiant & Unit Heat
Clear Height:	15'-16'
Restrooms:	2
Electrical:	200amp, 240v, 3 phase
# Docks/Truckwells:	1 - Interior
Truckwell Door Size:	18' x 12'
# Grade Level Doors:	3
Door Dimensions (HXW):	18' x 11', 9' x 11', 9' x 9'

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