



FOR LEASE

51795 Regency Center Dr.

Macomb Township, MI



Property Highlights

- 21,531 Sq. Ft.
- 2,685 Sq. Ft. Office Area
- 2,685 Sq. Ft. Mezzanine
- Truckwell
- Crane Prepped
- 24' Clear

For information, please contact:

BOB PAGANO

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CHRIS DOWELL

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INDUSTRIAL – Lease

51795 Regency Center Dr.
Macomb Twp, MI



Total Building Size:	21,531
Total Available:	21,531
Age:	New Construction
Factory:	16,161
Office:	2,685
Mezzanine:	2,685
Minimum Divisible:	21,531
Zoned:	Lt. Industrial

Lease Rate:	\$11.95/sf NNN
Monthly Lease Rate:	\$21,441.28
Taxes:	TBD

Property Details

Acreage:	1.21	Power:	480 V / 3 Phase
Frontage:	171'	Buss:	
Depth:	307'	Lights:	LED
Parking:	40	Truckwell:	1 – Exterior
Expandable:		Grade Door:	(1) 12' x 14'
Storage:		Heating:	Radiant Tube
Clearance:	24'	A/C:	Office
Bay Size:	50'	Sprinklered:	Yes
Lavatories:	4	Airlines:	
Crane:	Footings	Compressor:	
Underhook:		Floordrains:	Yes

Additional Information:

New construction. Crane prepped. 40' bays. Excellent truck access. Tax abatement for qualified users. Offices finish to suit.

Contact Information:

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FLOOR PLAN

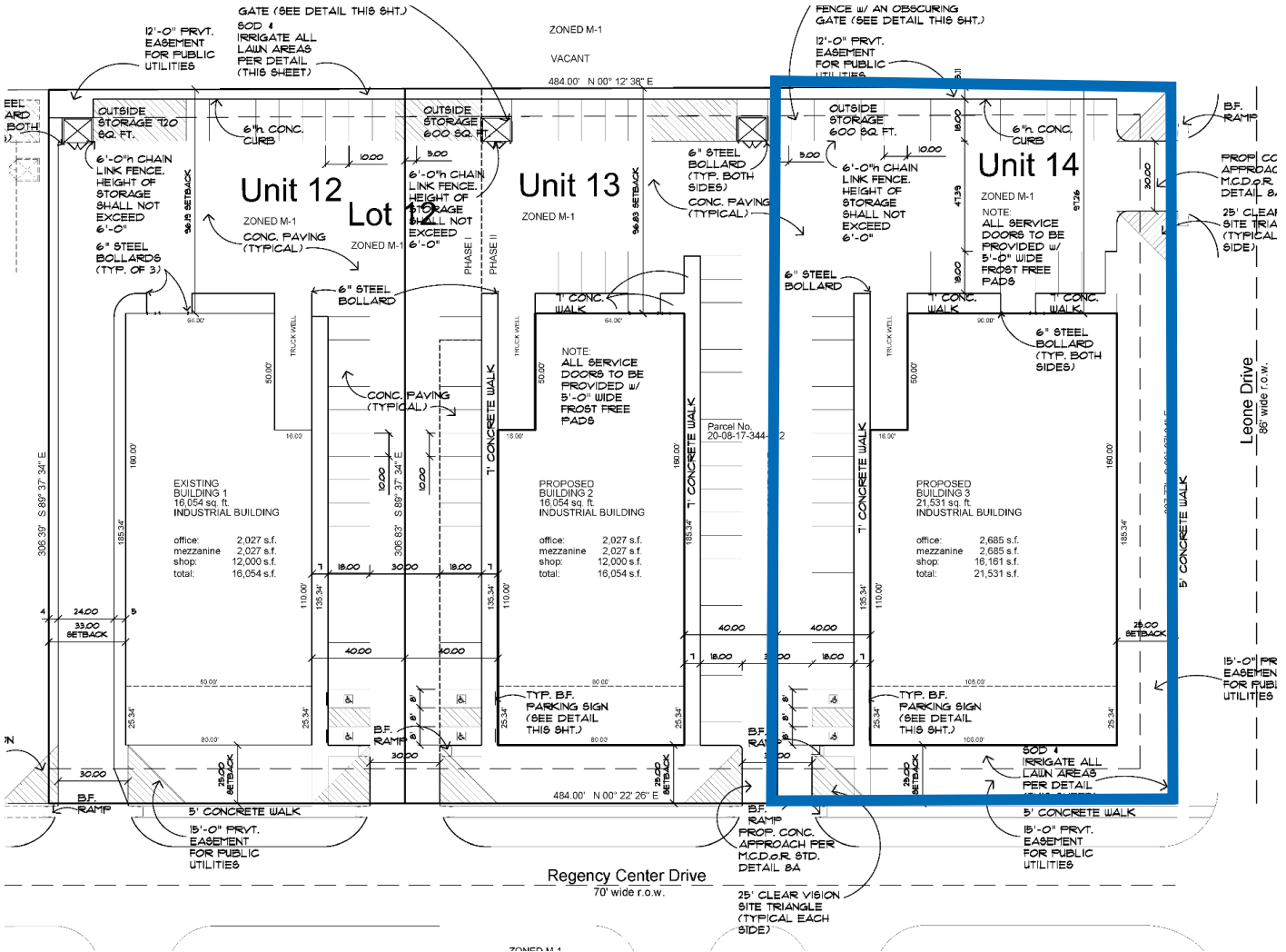
address note:
OWNER TO PROVIDE ADDRESS IN ADDRESS BLOCK FROM EACH STREET FRONT AND REAR OF BUILDING. ADDRESS SHALL BE 100' FROM STREET FRONT AND REAR OF BUILDING. ADDRESS SHALL BE 100' FROM STREET FRONT AND REAR OF BUILDING. ADDRESS SHALL BE 100' FROM STREET FRONT AND REAR OF BUILDING.

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gypsum board note:
ALL INTERIOR WALLS AND CEILING SHALL BE GYPSUM BOARD. ALL INTERIOR WALLS AND CEILING SHALL BE GYPSUM BOARD. ALL INTERIOR WALLS AND CEILING SHALL BE GYPSUM BOARD.

material:
STANDARD
Gypsum Board 5/8" Type X
Gypsum Board 1/2" Type X
Gypsum Board 1/4" Type X
Gypsum Board 1/8" Type X
Gypsum Board 1/16" Type X
Gypsum Board 1/32" Type X
Gypsum Board 1/64" Type X
Gypsum Board 1/128" Type X
Gypsum Board 1/256" Type X
Gypsum Board 1/512" Type X
Gypsum Board 1/1024" Type X
Gypsum Board 1/2048" Type X
Gypsum Board 1/4096" Type X
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SITE PLAN



CONTACT

BOB PAGANO

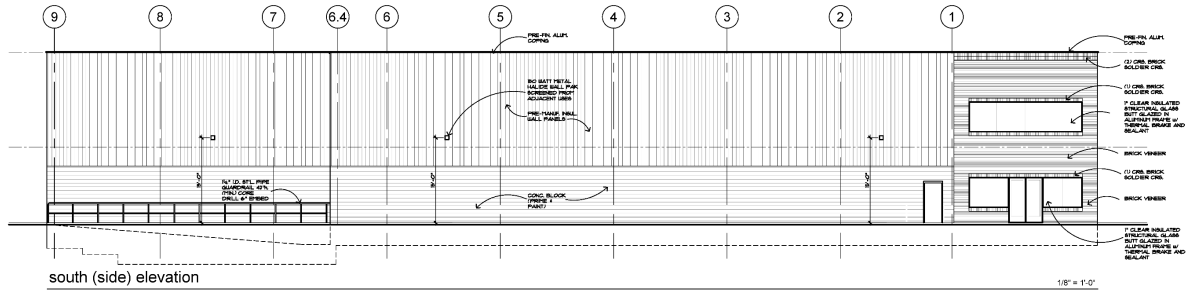
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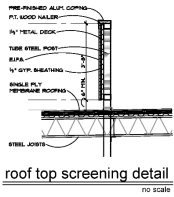
NEWMARK

ELEVATIONS

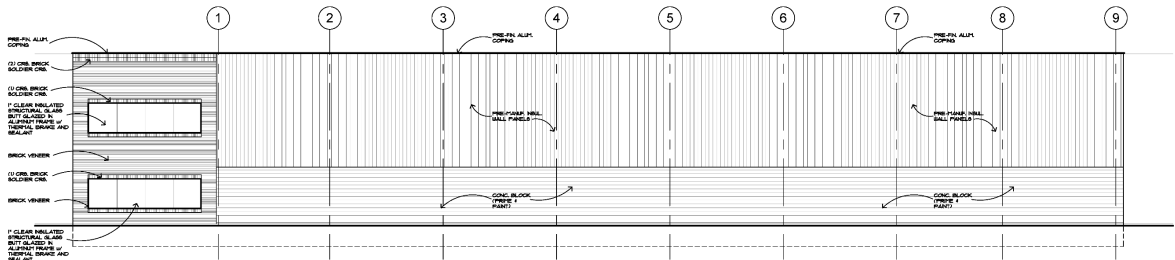


south (side) elevation

1/8" = 1'-0"

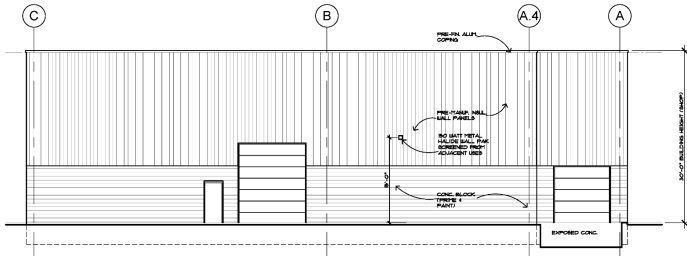


roof top screening detail
no scale



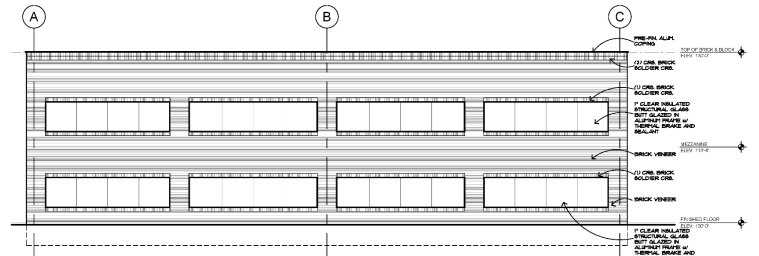
north (side) elevation

1/8" = 1'-0"



west (rear) elevation

1/8" = 1'-0"



east (front) elevation

1/8" = 1'-0"

NOTE:
ALL COLORS OF EXTERIOR
MATERIALS TO BE COMPATIBLE.

CONTACT

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NEWMARK