

# 31731 Sherman Ave

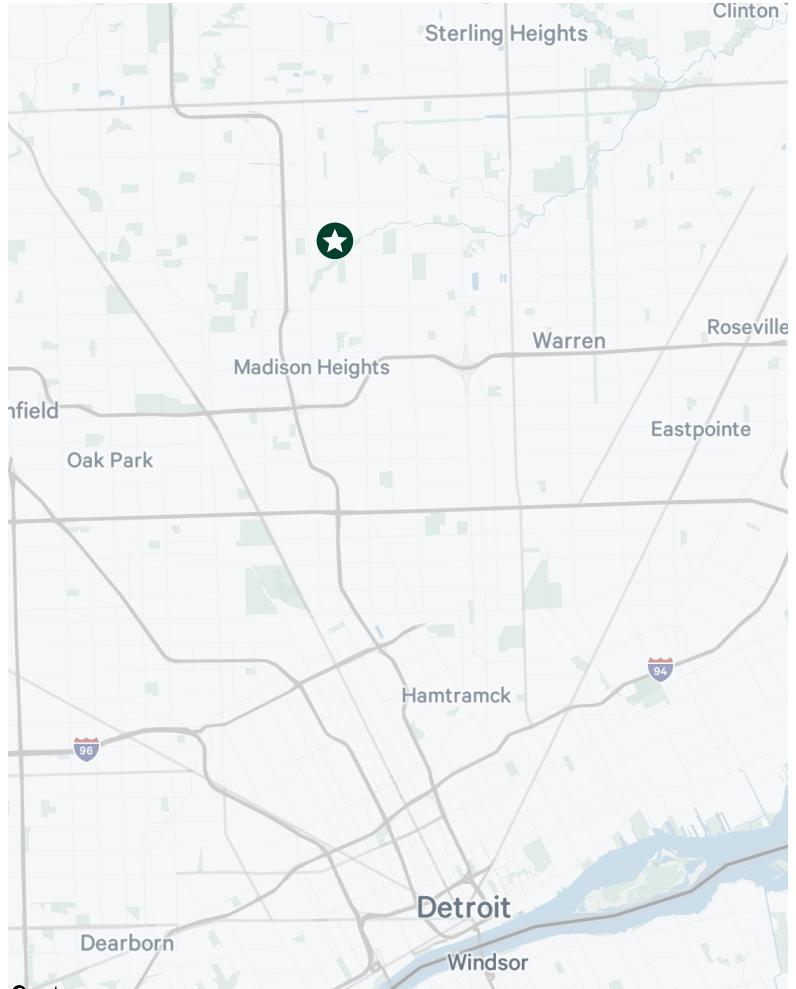
Madison Heights, MI

9,720 Square Feet Free Standing Building with A Truckwell



# Property Features

- + 9,720 SF Available
  - ± 7,820 SF Shop
  - ± 1,900 SF Office
- + One (1) Truckwell
- + One (1) 12' x 14' Grade Level Door
- + 18' Clear Height
- + Clear Span Shop
- + Vacant & Immediately Available
- + Asking Rate: \$9.75/SF NNN
  - with 4% Annual Increases



## Contact Us

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For Lease

# Property Aerial

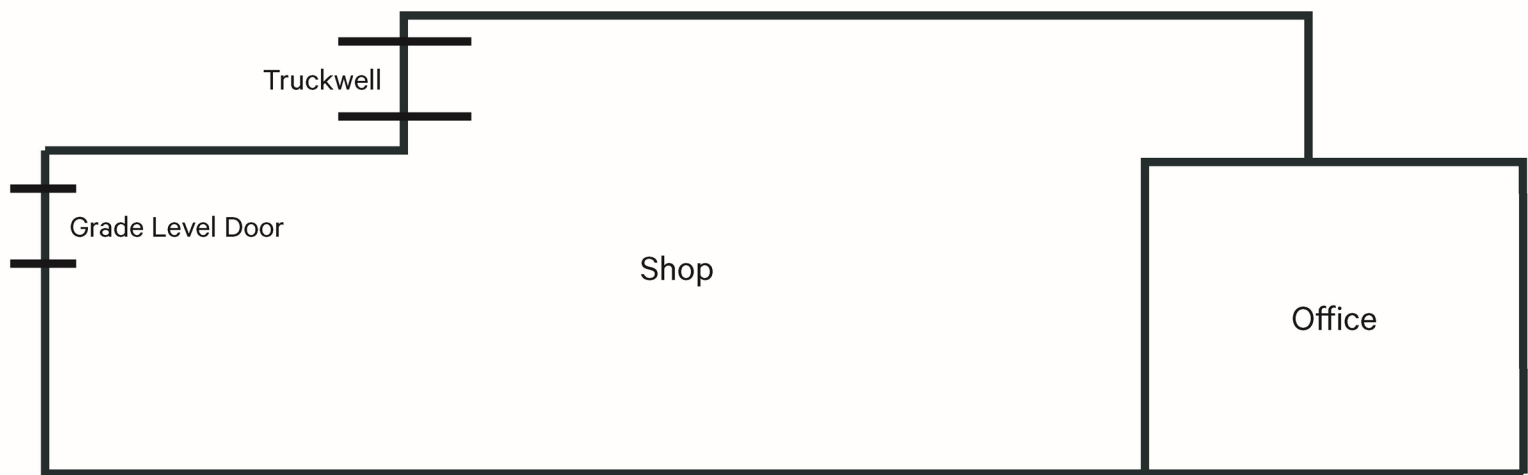


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**CBRE**

# Floor Plan



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# Property Photos



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