

Traverse City - Industrial Building

2155 Traversefield Drive - Traverse City, MI

manitou
COMMERCIAL REAL ESTATE



FOR LEASE

33,800 SQFT - \$9 /SF NNN

Kevin Query

231.632.9596

kevin@manitoucre.com

Traverse City - Industrial Building

2155 Traversefield Drive - Traverse City, MI

manitou
COMMERCIAL REAL ESTATE

Offering Summary

Price	\$9/SF
Building SQFT	33,800 SQFT
Acres	2.40
Year Built	1997
Year Renovated	2013
County	Grand Traverse
Township	Traverse City
Zoning Type	Industrial

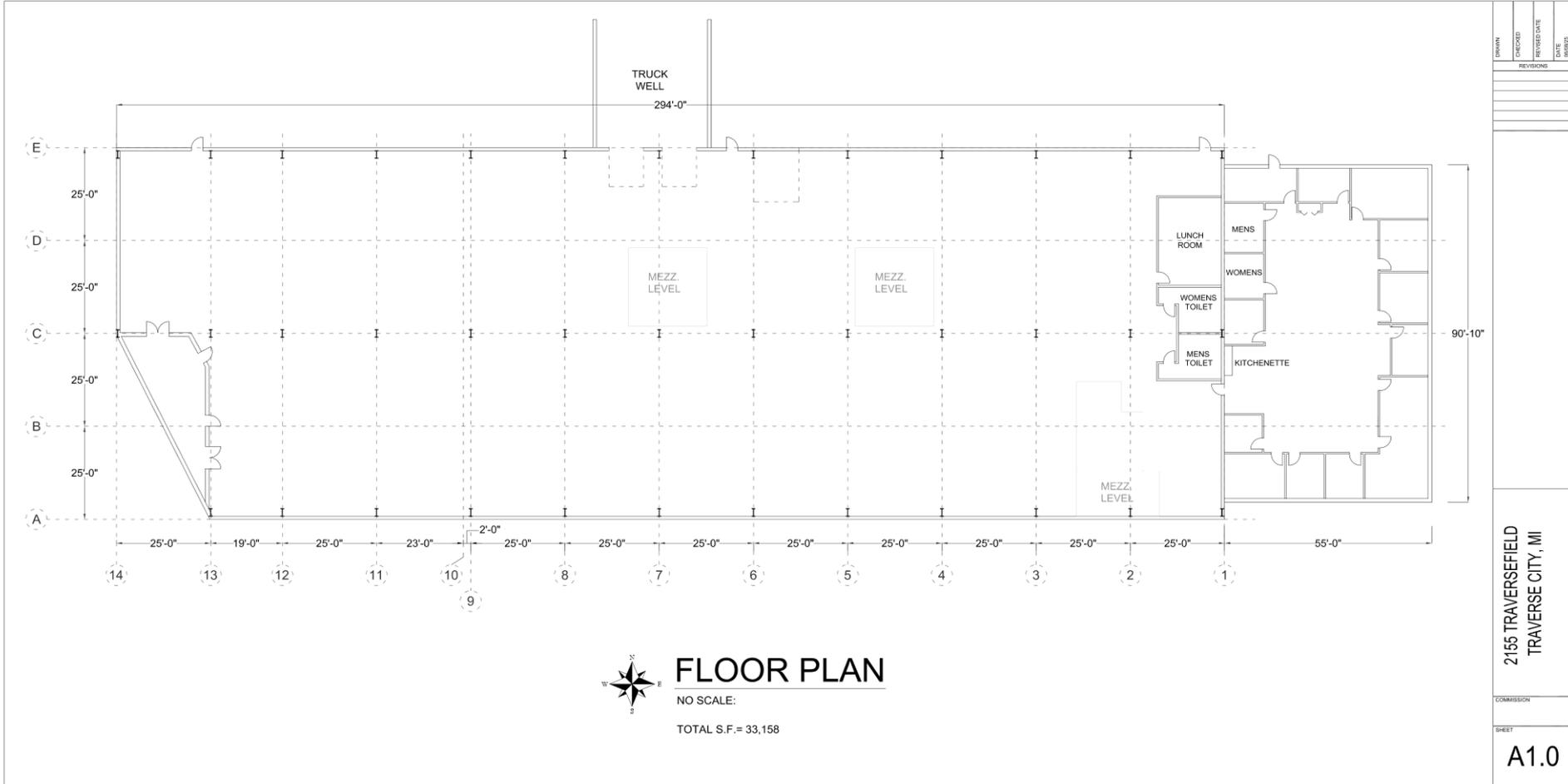
Property Highlights

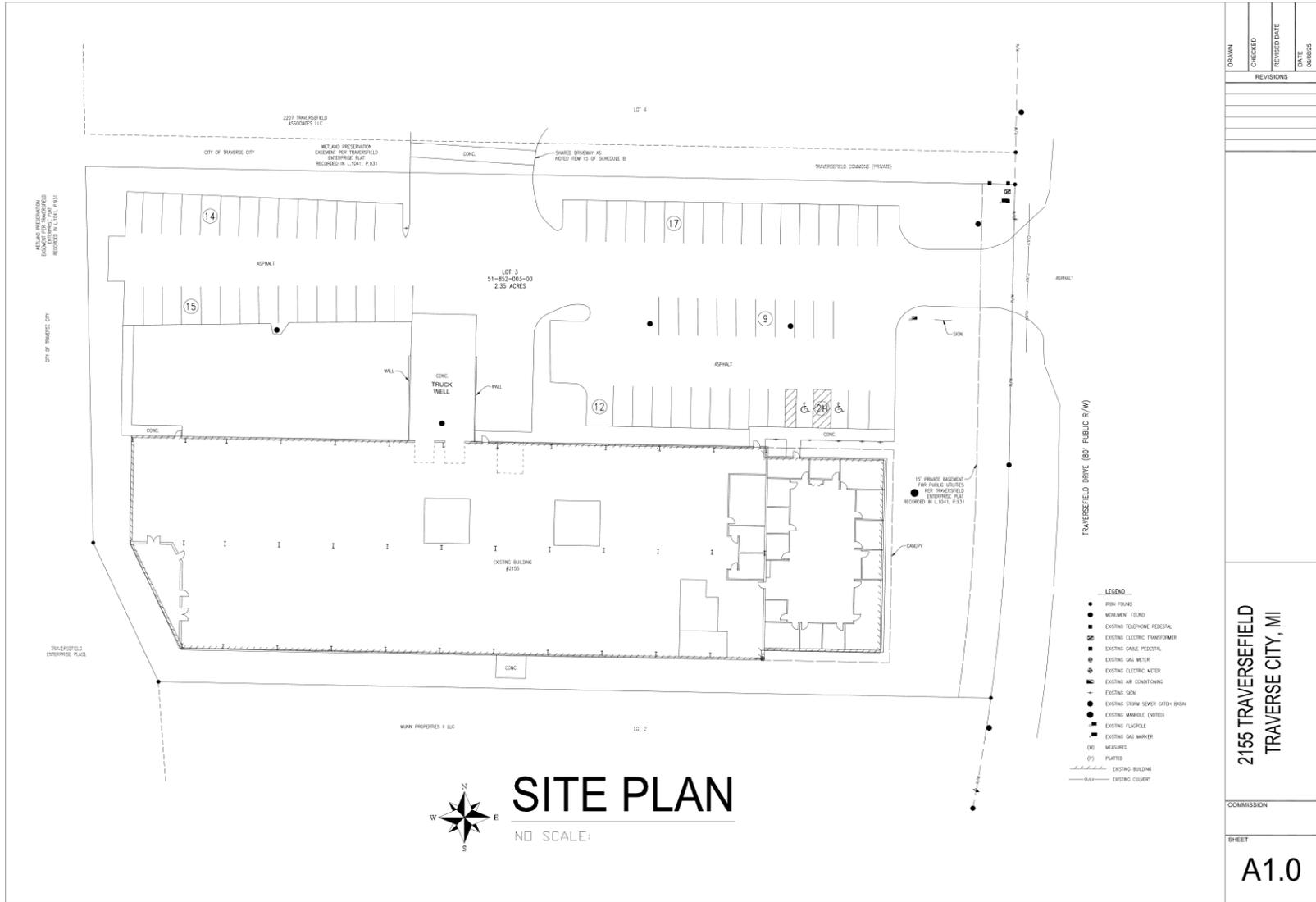
- Truck dock – 2 Dock High Doors
- One 14-foot grade-level overhead door
- Private Parking
- III-Phase Power
- Modular Mezzanine & Floor Offices

Opportunity Overview

Available for lease beginning January 2026, this industrial facility in Traversefield Industrial Park totals 33,800 SF, including approximately 5,000 SF of finished office space. The industrial portion, totaling 28,800 SF, provides clear heights ranging from 20 to 24 feet. The facility is fully equipped with 3-phase electrical service, ceiling-mounted busbars, fire suppression throughout (including a dedicated server room), radiant heat, mezzanine areas for extra workspace or storage.







OWNER	CHECKED	REVISION DATE	DATE	ISSUES
REVISIONS				
2155 TRAVERSEFIELD TRAVERSE CITY, MI				
COMMISSION				
SHEET				
A1.0				

