

FOR LEASE

**15200 N. COMMERCE DR
DEARBORN, MI 48120**



- **ADDITIONAL 1% OFFERED TO PROCURING BROKER ON LEASES EXECUTED BEFORE END OF Q1 2025** •
- **NEW REDUCED RATE WITH SHOP RENOVATIONS NOW COMPLETED** •

- 66,596 SF / 5,876 SF office
- 21' clear height
- 8 grade level doors -(7) 12w x 10h ; (1) 16w x 10h
- Truckwells easily added (up to 8 in location shown)
- 365 parking spaces on 5.82 acres
- Fenced secured lot; Ideal for trailer and auto product staging
- Heavy power: 1,500 KVA, 480/277 volts, 3-phase
- 100% sprinklered
- Built in 1972
- Zoned 1A / Lt. Ind.
- Easy access to freeways (I-94, M-39, Michigan Ave.)
- Immediate occupancy
- Lease Rate : \$6.50/NNN with favorable tenant lease terms;
Sale possible
- Taxes: \$1.23 PSF



Potential Truckwells

ERIC BANKS
Group President
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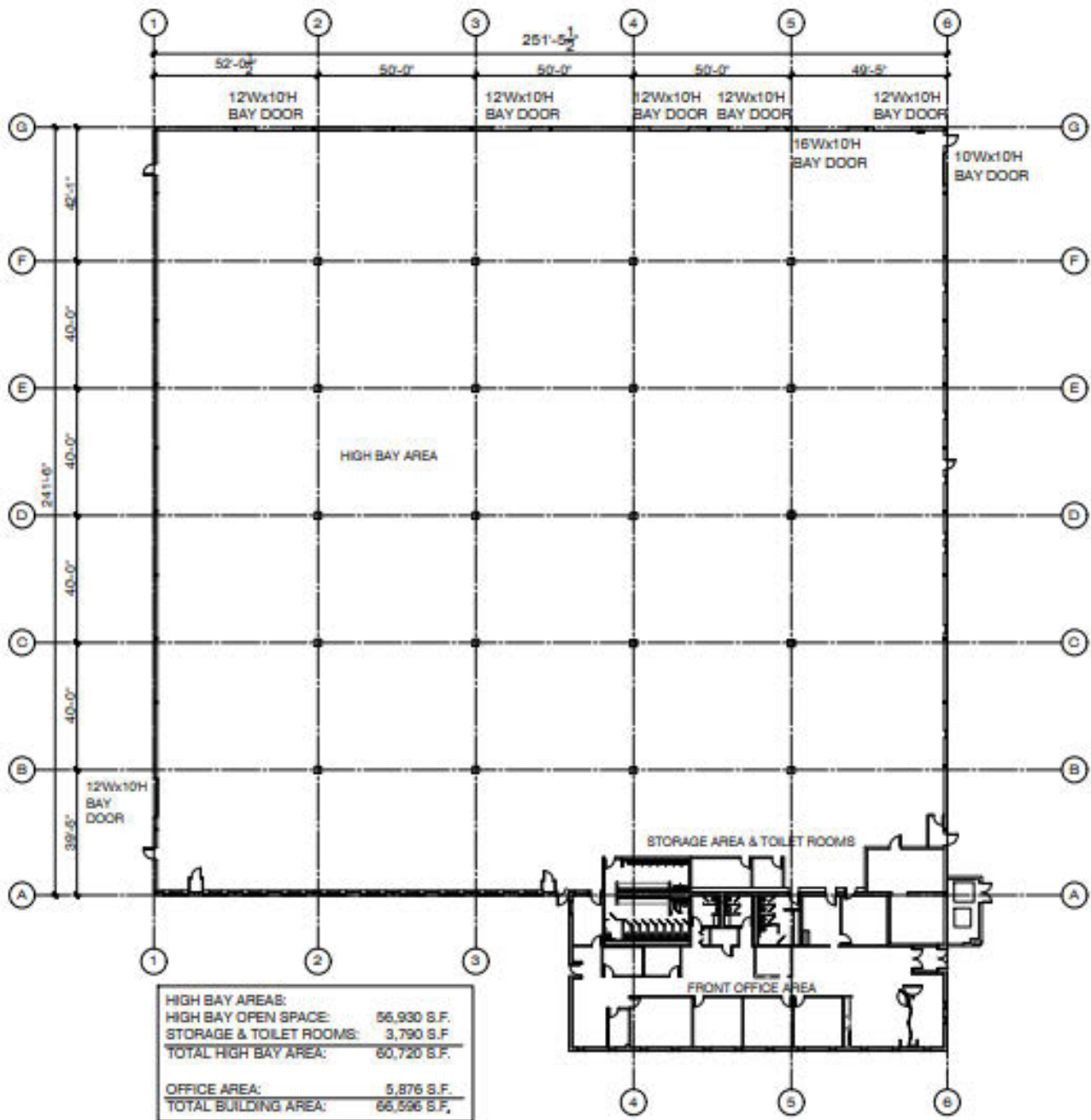
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DOMINION
REAL ESTATE ADVISORS

FLOOR PLAN

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AERIAL

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