

4,000 - 24,000 SF  
INDUSTRIAL



FOR LEASE

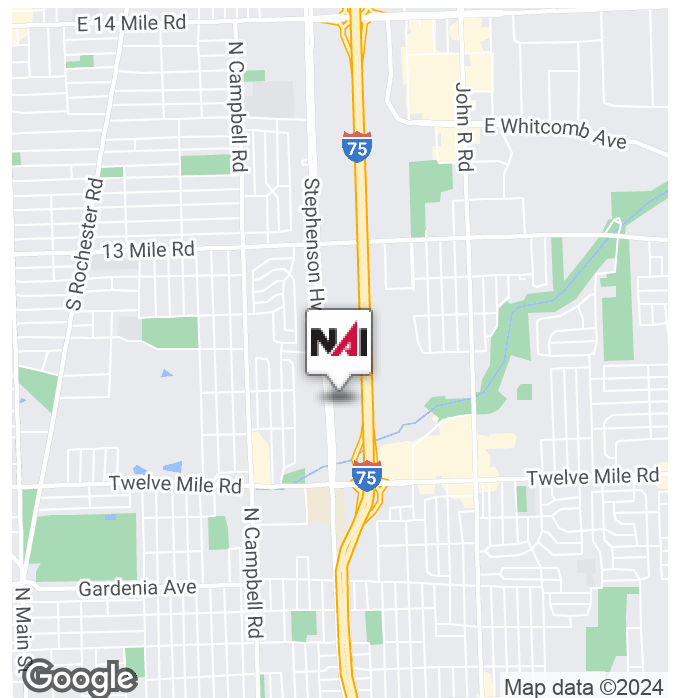


## 29350 Stephenson Hwy

Madison Heights, Michigan 48071

### Property Highlights

- 4,000-24,000 SF Available
- 3,500 SF of Office Space
- 16' Clear Height
- 1- 12' x 12' Grade Level Door/ 1 Truckwell
- Cranes
- M-2 Zoning
- Great Main Road Exposure



**NAI Farbman**

Commercial Real Estate Services, Worldwide.

[www.naifarbman.com](http://www.naifarbman.com)

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Lease Rate

**\$8.00 SF/YR**

### LOCATION INFORMATION

Street Address	29350 Stephenson Hwy
City, State, Zip	Madison Heights, MI 48071
County	Oakland
Cross-Streets	Stephenson Highway / 12 Mile Road

### PROPERTY INFORMATION

Property Type	Industrial
Property Subtype	Manufacturing
Zoning	M-2
Security	Yes
Parking	Large Excess Parking in Rear

### BUILDING INFORMATION

Building Size	Steel/Block
SF Available	14,000-24,000 SF
Year Built	1963
Exterior Construction	Block/Brick
Structural System	Steel/Block
Floors	6"
Floor Drains	Yes
Ceiling Height	16' Clear
Grade Level Doors	(1) 12'x12'
Truck Wells	1 Interior
Cranes	Yes, Varies
Power	2,000 A/480V Panel
Heating	Gas Forced Air
Air Conditioning	Office



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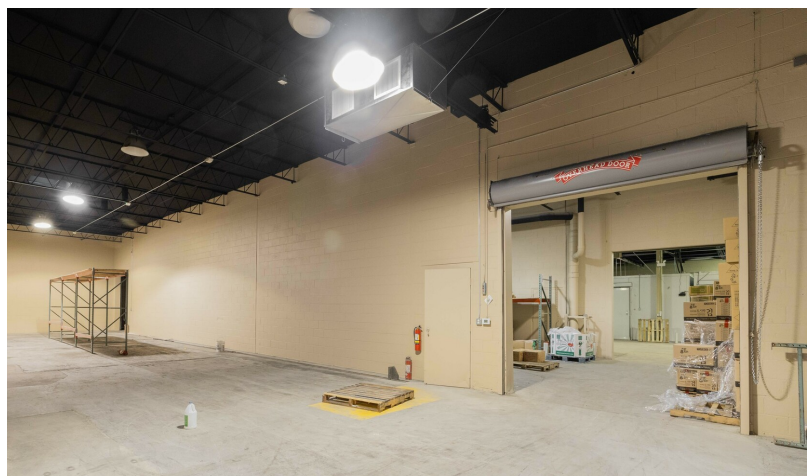
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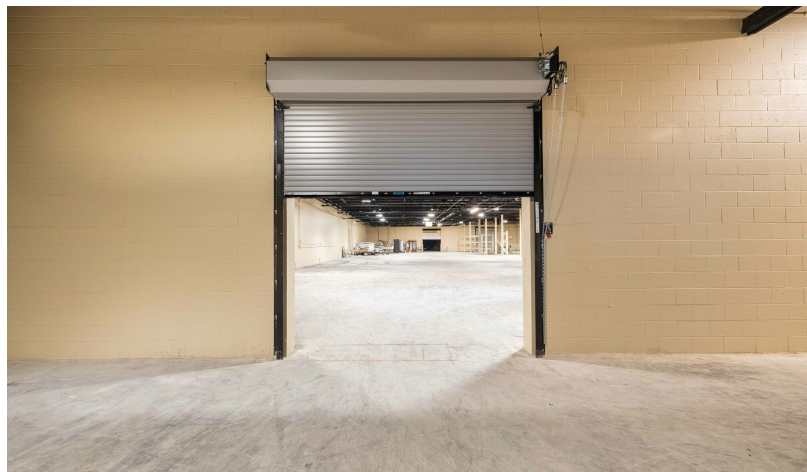
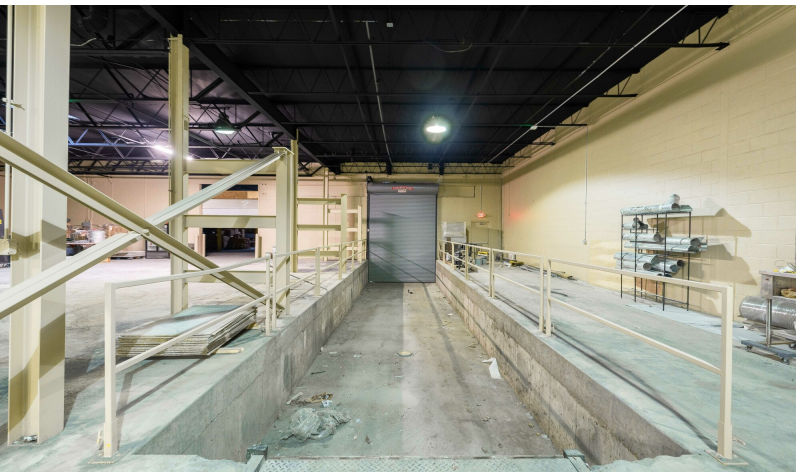
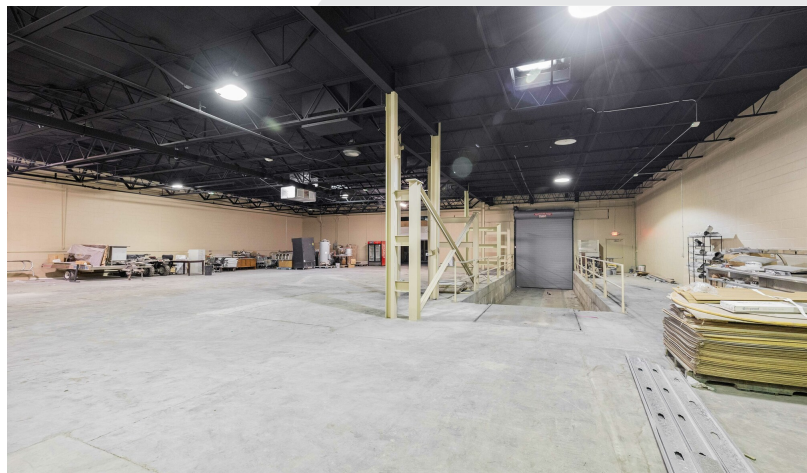
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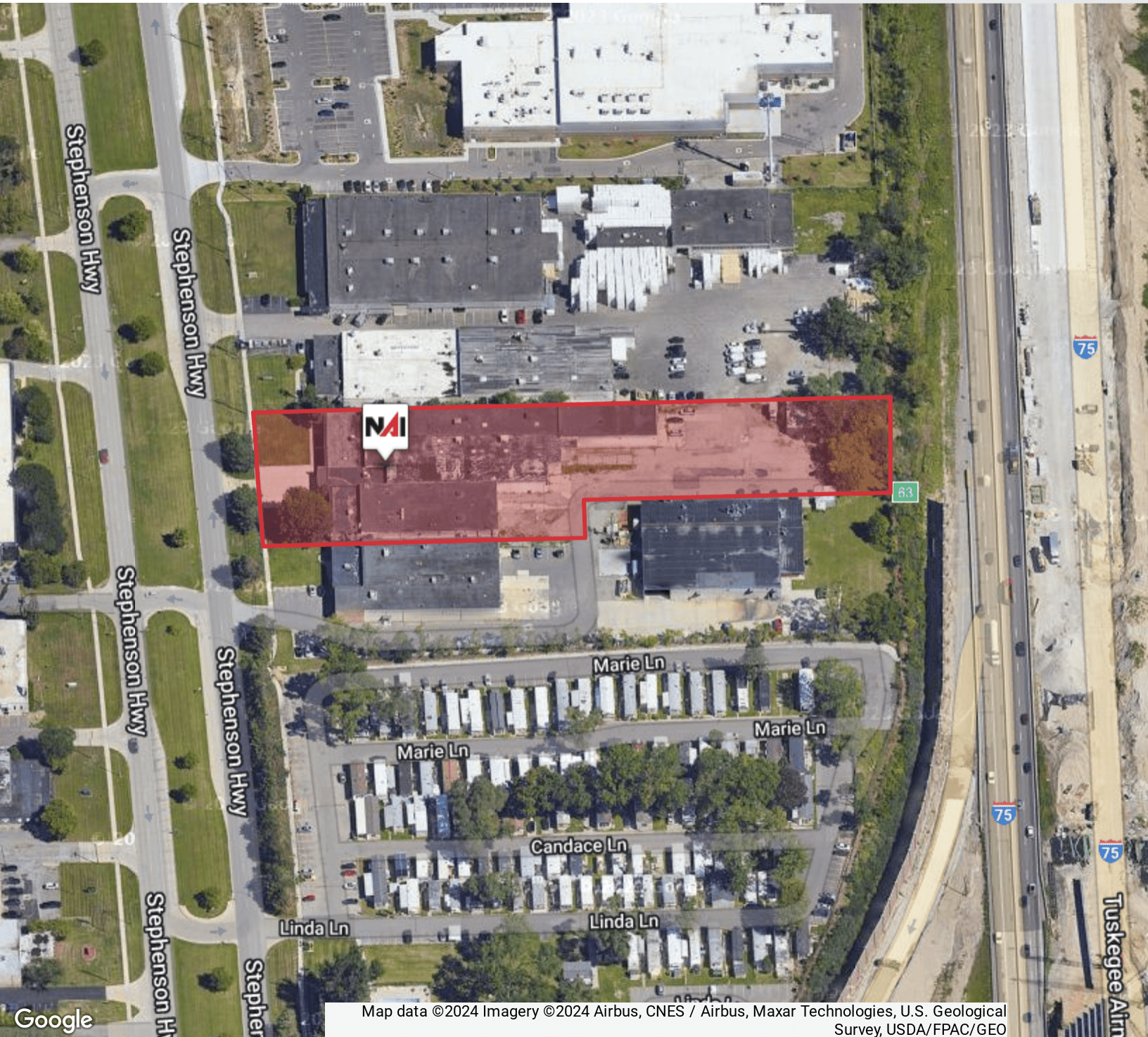
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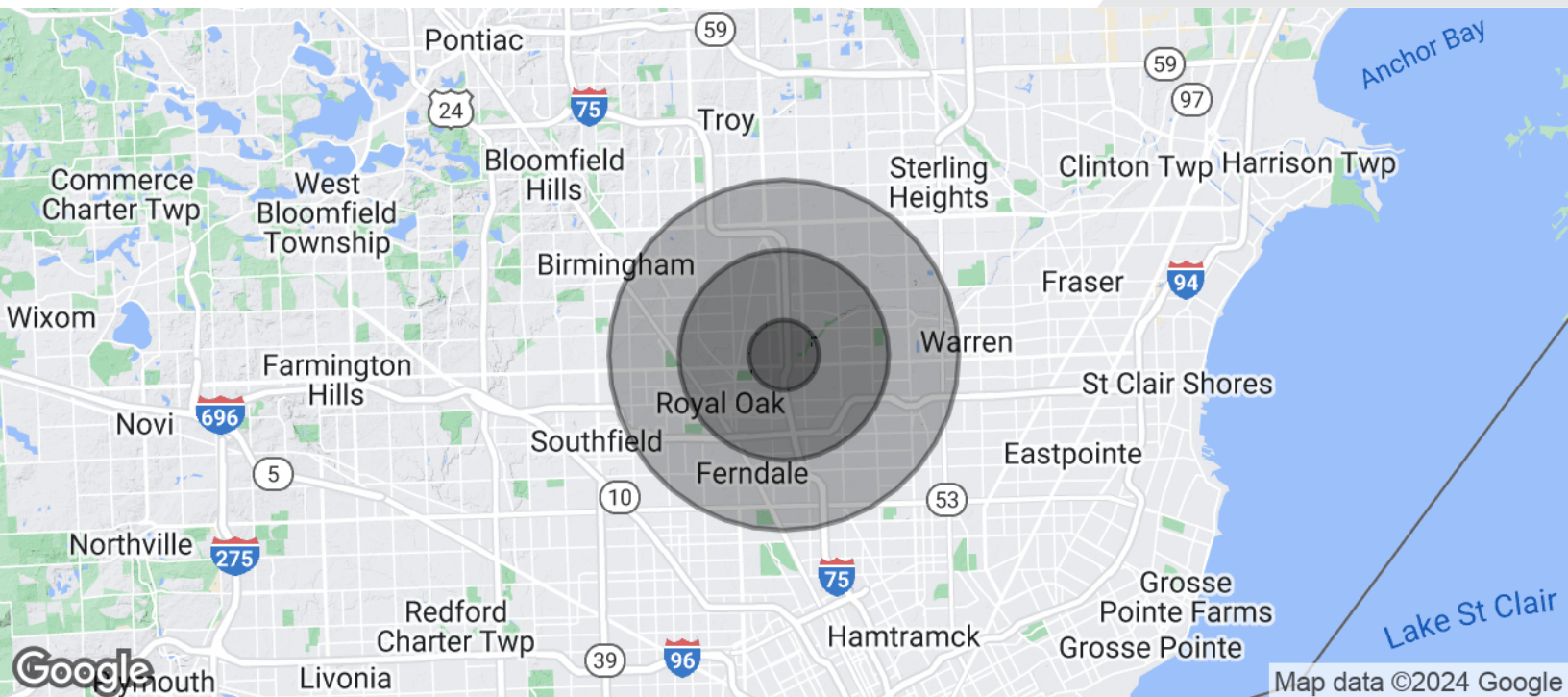
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,185	120,336	336,305
Average Age	39.7	39.3	38.9
Average Age (Male)	37.5	37.9	37.5
Average Age (Female)	42.2	41.3	40.5
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,764	55,232	145,448
# of Persons per HH	2.3	2.2	2.3
Average HH Income	\$64,264	\$64,029	\$65,823
Average House Value	\$159,690	\$173,414	\$185,344

2020 American Community Survey (ACS)



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