

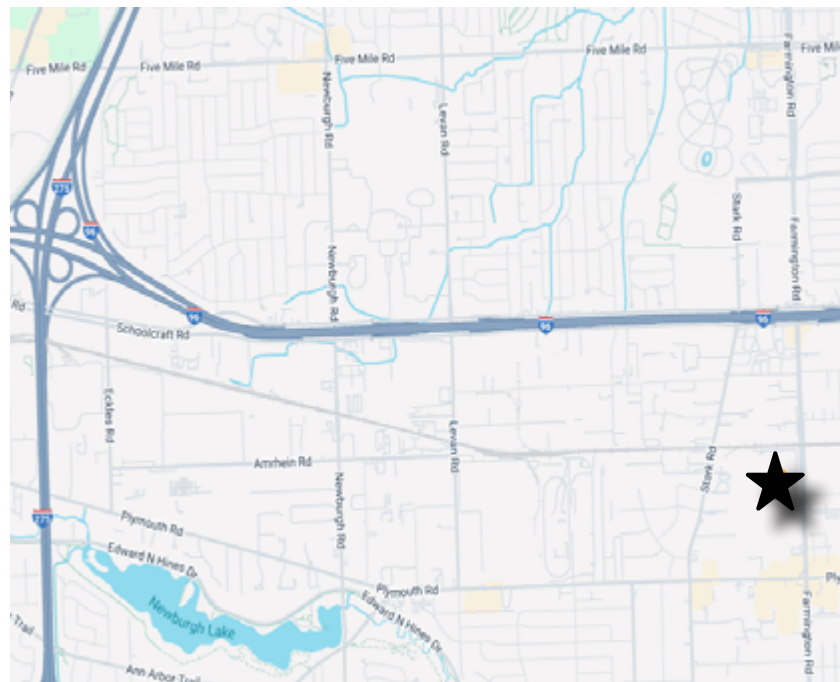
FOR LEASE

**12001 Farmington Road
Livonia, MI 48150**



SPACE HIGHLIGHTS

- 283,141 SF manufacturing facility
- Expanded in 2018 & 2020 to include (2) 580' crane bays:
 - 50' wide, 44' clear, 50/20-ton crane 36' underhook
 - 40' wide, 30' clear, 30-ton crane 24' underhook
- Two (2) additional 5-ton cranes
- 8,700 SF of updated office area
- 19 truck dock and 7 Grade level doors
- Two primary electrical services (size to be verified)
- 14.27 acre with 229 auto stalls & 1.7-acre concrete rear yard
- Zoned M-2 General Manufacturing
- Located on Farmington Rd, ½ mile south of I-96



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PROPERTY INFORMATION

Address	12001 Farmington Road Livonia, MI 48150
Total Building Area	283,141 SF
Office Area	8,700 SF
Industrial Area	274,441 SF
Primary Use	Manufacturing
Property Class	B
Year Built/Renovated	1960, renovated and expanded in 2018 & 2020
Roof	EPDM and standing seam metal
Total Acreage	14.27
Auto Parking	229 spaces
Loading	19 docks (size varies), 7 grade level doors
Zoning	M2 General Manufacturing
Construction	Precast & ISP
Outside Storage / Trailer Staging	Yes; +/- 1.7 acre yard
Ceiling Height	20' to 44'
Industrial Area HVAC	Radiant heat
Industrial Area Lighting	Flourescent
Power	2 primary services, size to be verified
Fire Suppression	Ordinary hazard
Cranes	50/20 ton 30 ton Two (2) 5-ton cranes
Asking Rate	\$7.45/SF NNN
Operating Expenses	+/- 2.09 RE Taxes \$1.14/SF Insurance \$0.19/SF CAM (incl main. fee) \$0.76/SF

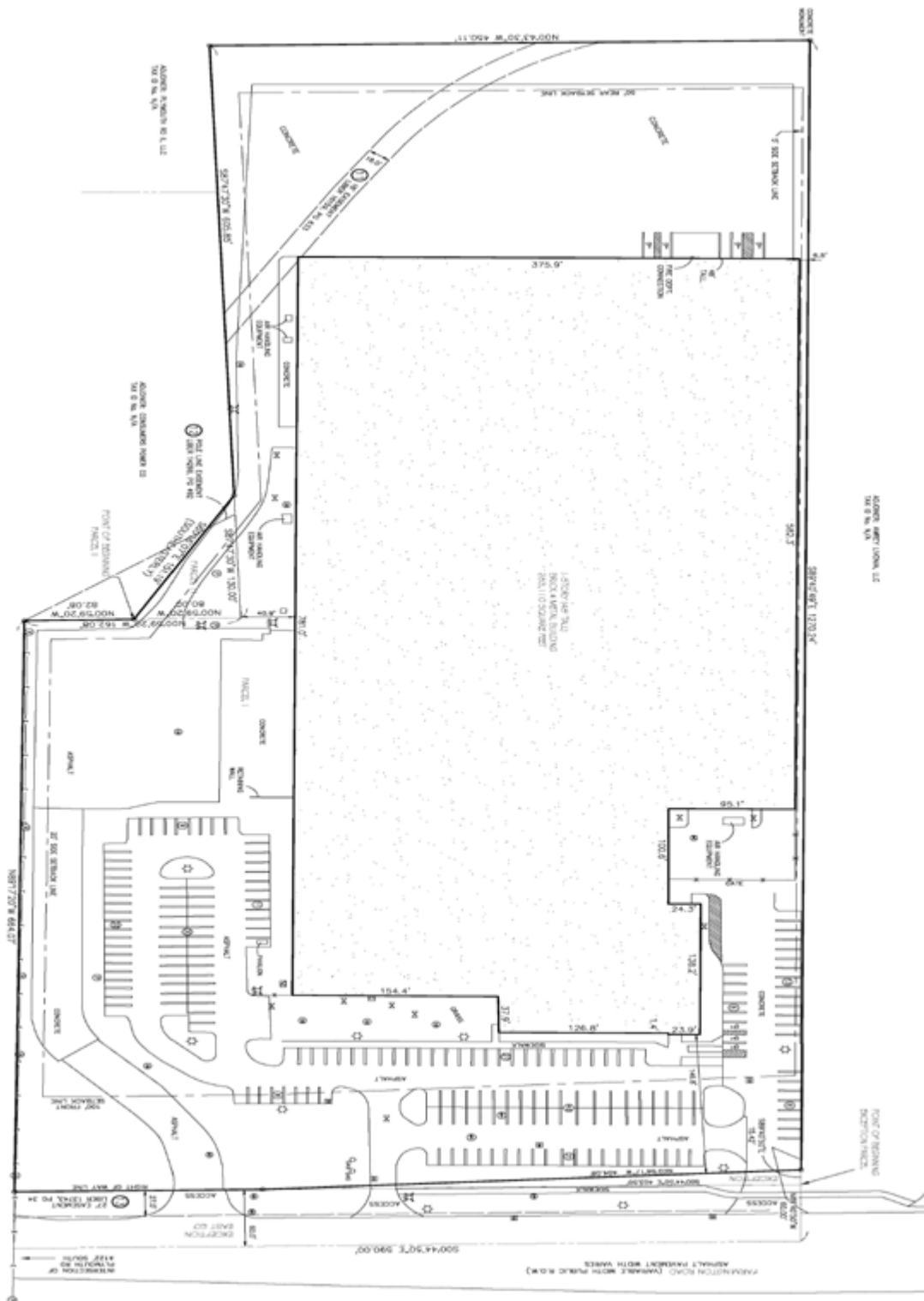
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SITE PLAN



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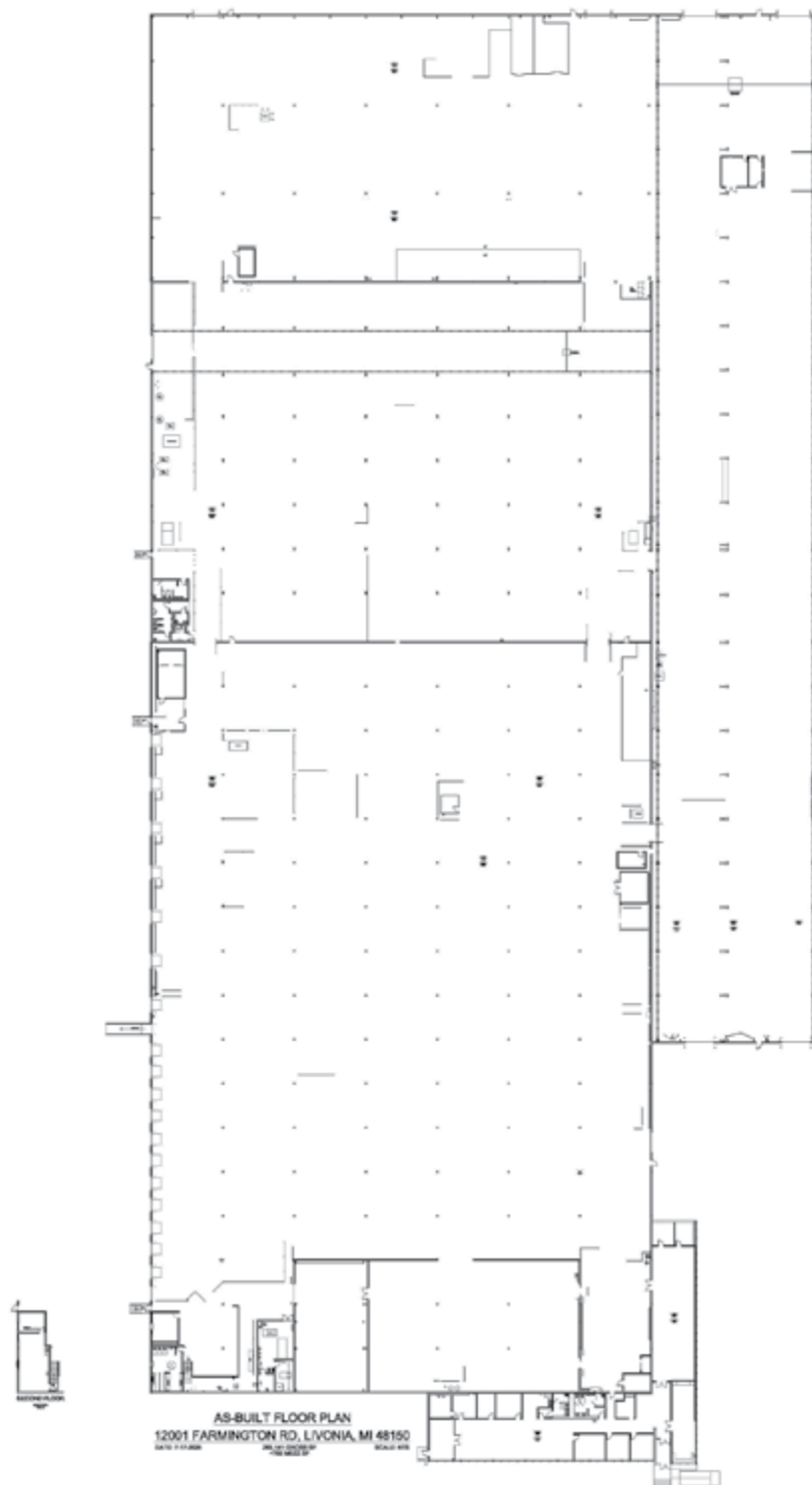


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FLOOR PLAN



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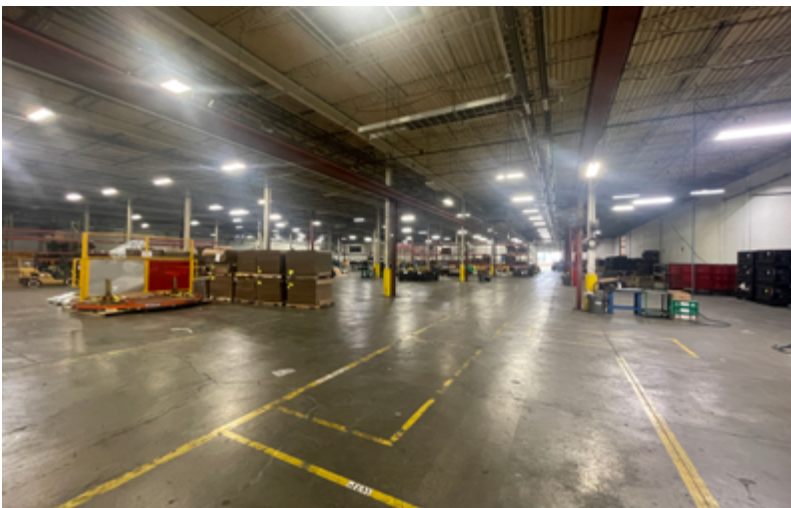
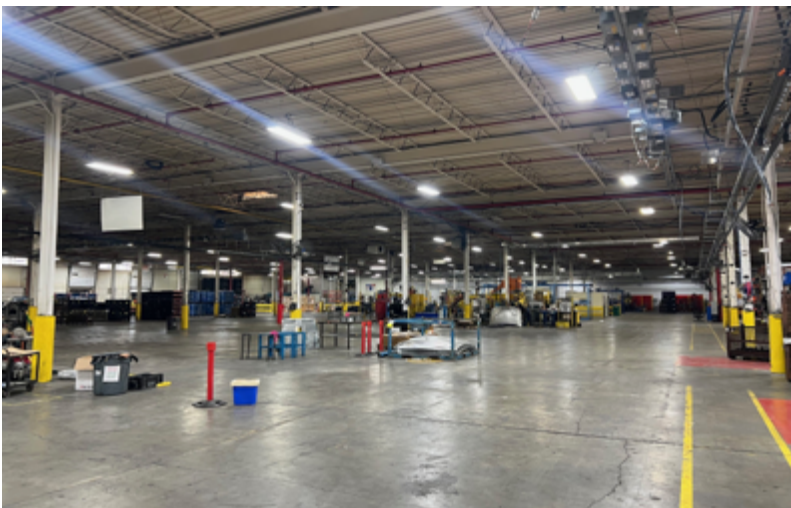
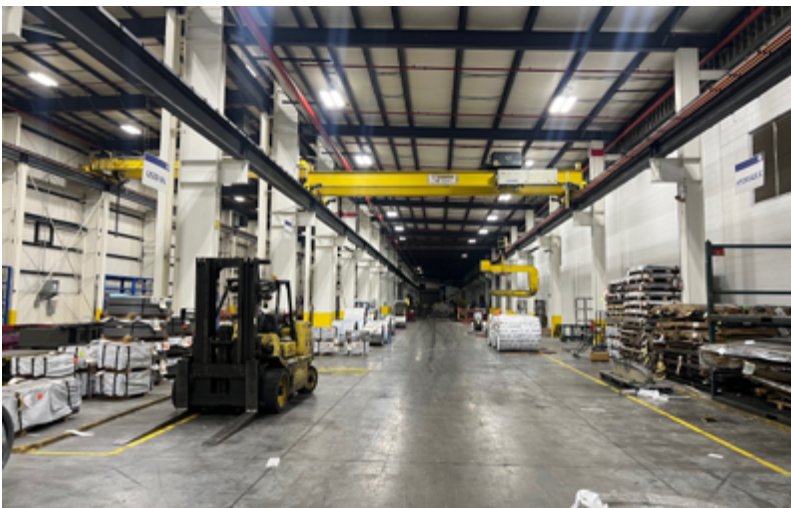
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**CUSHMAN &
WAKEFIELD**

PHOTOS



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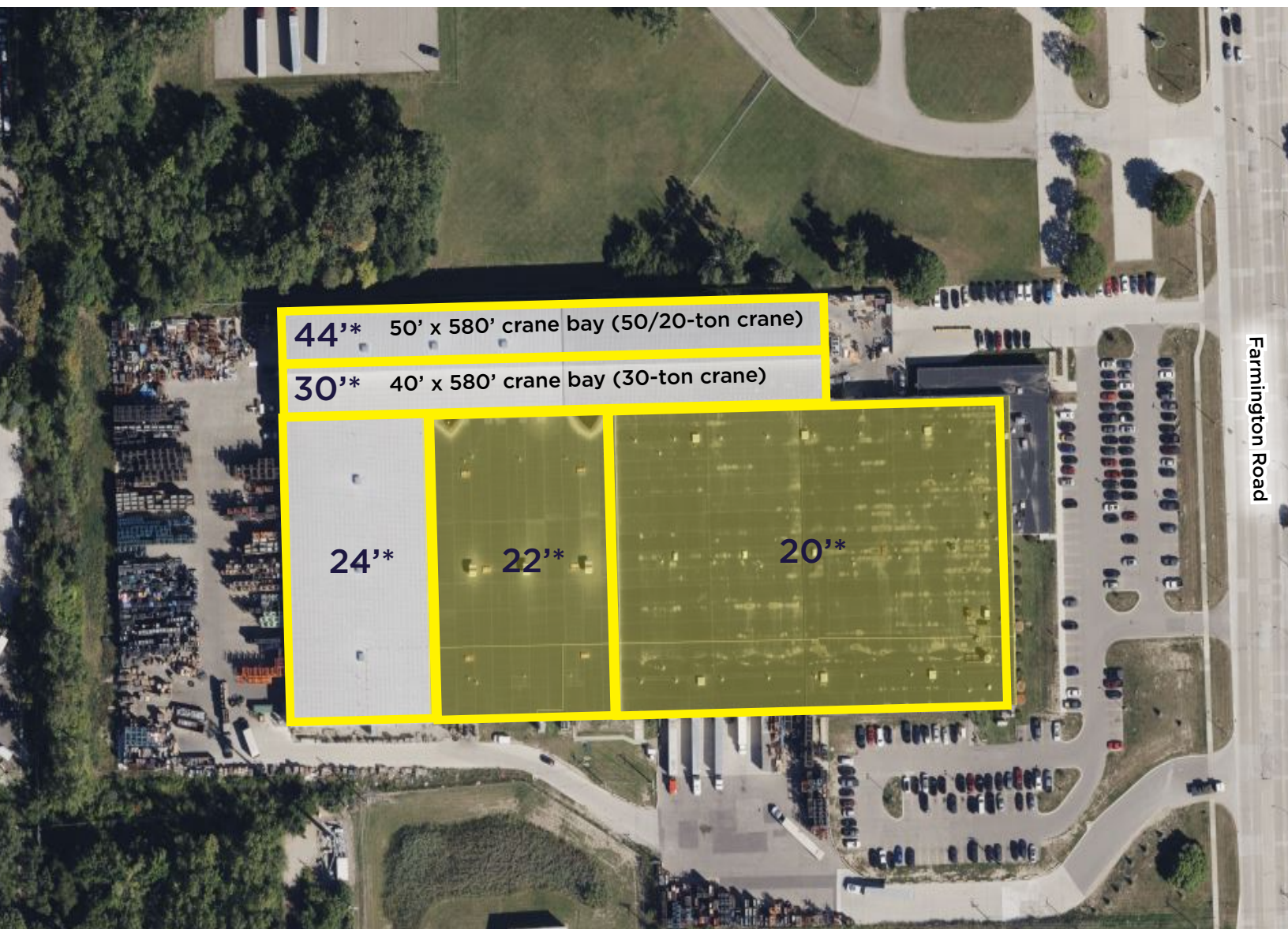
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CEILING HEIGHTS



Farmington Road

***Measurements are approximate.**



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