

416 E. CUMMINS STREET

Tecumseh, MI 49286

RK



Offering Summary

Sale Price:	\$750,000
Lease Rate:	\$3.75 SF/yr (NNN)
Building Size:	45,464 SF
Available SF:	45,464 SF
Lot Size:	4.22 Acres
Zoning:	Industrial-Light Manufacturing
Submarket:	Outside Metro Area

Property Overview

- 20,000 SF of industrial plus 25,000 SF of warehouse
- 800 3-phase plus 1200 3-phase electric
- 13'-18' ceiling in front buildings, 13'-25' in warehouse
- Forced air heat in front buildings
- 3 docks & 3 grade level doors

Location Overview

- Located near the corner of S. Maumee & E. Cummins St. - 15 miles west of US-23

Jerry Malek, CCIM, SIOR

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Reichle | Klein Group 
 Commercial Property Brokers, Managers & Investment Advisors

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Lease Rate	\$3.75 SF/Yr
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Property Details

Secondary Property Type	Manufacturing
Zoning	Industrial-Light Manufacturing
Acreage	4.22 Acres
Annual Real Estate Taxes	\$14,297
Annual Real Estate Taxes / SF	\$0.31
Parcel Number(s)	XT0-325-0091-00

Location Information

Street Address	416 E. Cummins Street
City, State, Zip	Tecumseh, MI 49286
County	Lenawee
Municipality	Tecumseh City
Submarket	Outside Metro Area
Cross Streets	S. Maumee Street
Nearest Highway	US-23

Utilities

Internet Provider	D&P Communications
Power Provider	Consumer Energy
Fuel Provider	Consumer Energy
Water Provider	City of Tecumseh

Lease Details

Available SF	45,464 SF
Lease Type	NNN

Building Information

Building Size	45,464 SF
Office Size	720
# of Floors	1
Tenancy	Single
Building Class	C
Condition	Average
Construction Status	Existing
Floor Thickness	6"
Clear Ceiling Height (Min)	13 ft
Clear Ceiling Height (Max)	21 ft
Heat System Description	Forced Heat - Front building
Restrooms	2
# of Grade Level Doors	3
# of Dock High Doors	3

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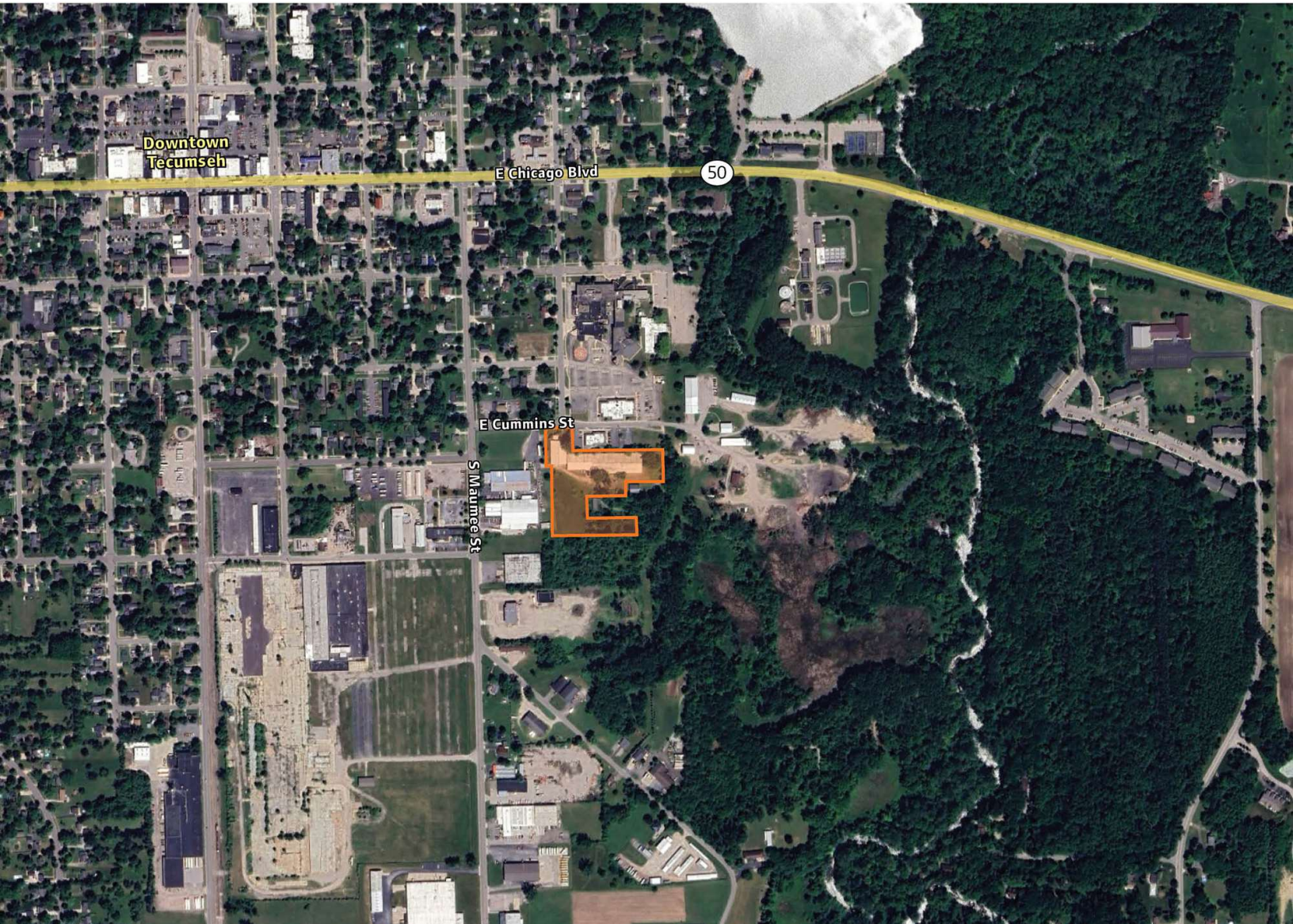
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