

2050 Morrissey Ave

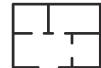
Warren, MI

- 40,650 Sq Ft For Sale
- (5) Overhead Cranes - (4) 10-Ton & (1) 15-Ton
- 1,600 Amps of 480 Volt Power
- 2 Exterior Truckwells
- Extensive Buss Duct and Airlines
Throughout
- Close to I-696 & I-75

INDUSTRIAL BUILDING FOR SALE



38,810 SF of Factory



1,840 SF of Office



5 Overhead Bridge Cranes



FOR MORE INFORMATION:

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 **L. MASON CAPITANI**
CORFAC INTERNATIONAL
CELEBRATING 60 YEARS

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Industrial Property Details:

Details:

Total SF: 40,650 SF
Office SF: 1,840 SF
Factory SF: 38,810 SF
Zoning: M-2
Acres: 2.42
Frontage: 340'
Depth: 310'
X-Way Distance: 1 Mile to I-696 & I-75
Parking: 35 Spaces
Year Built: 1955
Year Renovated: 2022
Occupancy: Immediate

Interior:

Ceiling Height: 21'
Bay Size: 40'
Restrooms: 3
Crane(s): 5 - (4) 10-Ton, (1) 15-Ton
Underhook Height: 17'
Power: 440/480 | 1,600 Amps
Lighting: High Efficiency
Truckwells: 2 ext.
Grade Door: (2) 20'x14'
Heating: Gas Forced Air
A/C: Office Only
Sprinklered: Full

Economic:

Sale Price: \$4,450,000
Price/SF: \$109.47
Taxes: \$56,908.06

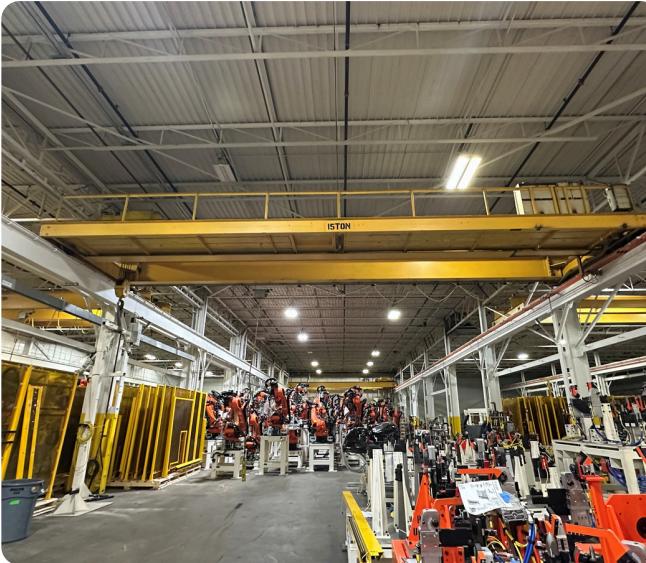
Notes: Exceptional manufacturing facility. Overhead cranes, 480 volt power, extensive buss duct and airlines throughout along with two exterior truckwells and close proximity to I-696 & I-75.

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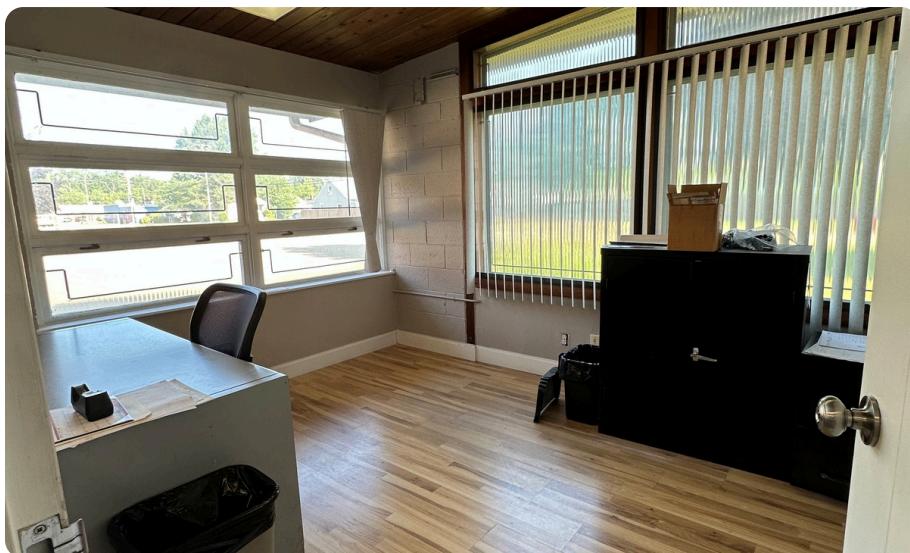


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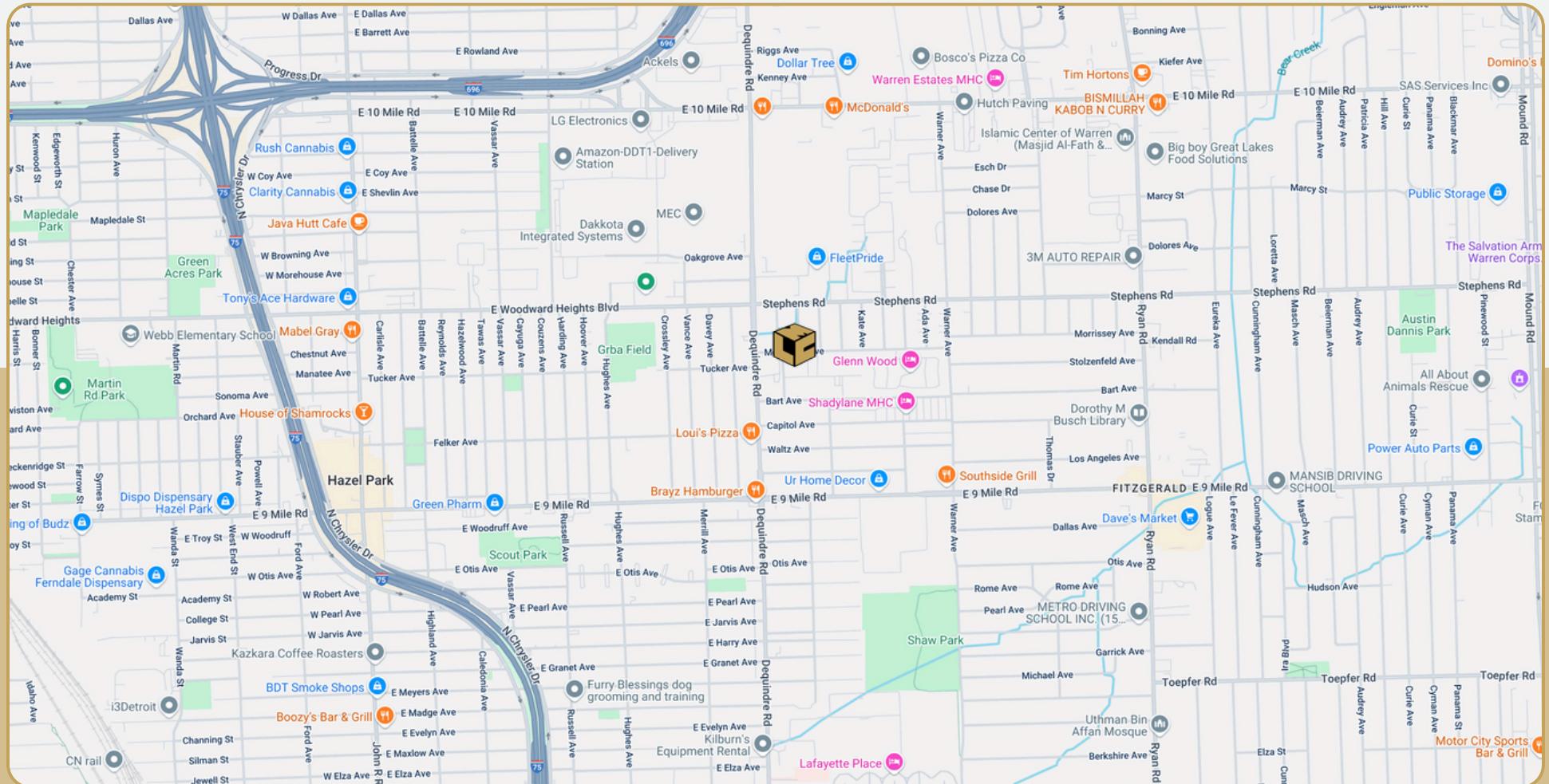
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