

3549 S Lapeer Road

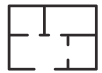
Metamora, MI

- 9,608 SF Building Situated on 4 Acres
- Zoned B-2 - Allows Auto Sales, Auto/Truck Repair, Retail, & More
- Existing Automotive Repair & Dealership Business
- 300' of Frontage on Lapeer Road
- Extremely Well-Maintained Facility
- 16' Clear Height
- (3) 14' Overhead Doors
- 250 + Car Parking

INDUSTRIAL BUILDING FOR SUBLEASE



9,032 SF of Shop & Showroom



576 SF of Office

FOR MORE INFORMATION:

Robert Gojcay
Sales Associate
248.637.7783
rgojcay@LMCap.com

Tom Jablonski
Senior Vice President
248.637.7794
tjablonski@LMCap.com

248.637.9700 | LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.



L. MASON CAPITANI

CORFAC INTERNATIONAL

CELEBRATING 60 YEARS

3549 S Lapeer Road

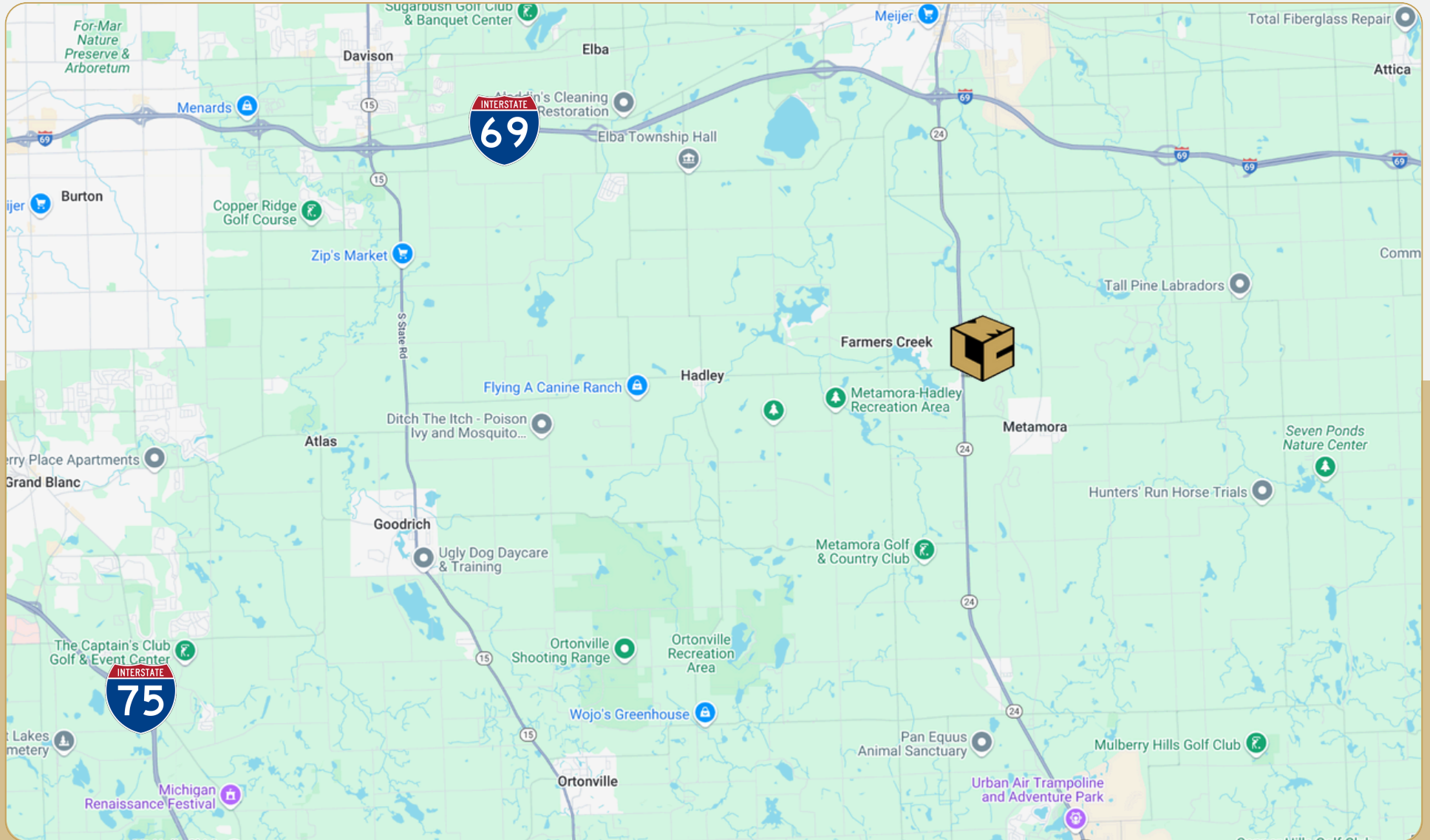
Metamora, MI



L. MASON CAPITANI

CORFAC INTERNATIONAL

CELEBRATING 60 YEARS



248.637.9700 | LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.

3549 S Lapeer Road

Metamora, MI



L. MASON CAPITANI

CORFAC INTERNATIONAL

CELEBRATING 60 YEARS



248.637.9700 | LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.

3549 S Lapeer Road

Metamora, MI



L. MASON CAPITANI

CORFAC INTERNATIONAL

CELEBRATING 60 YEARS



248.637.9700 | LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.

3549 S Lapeer Road

Metamora, MI



L. MASON CAPITANI

CORFAC INTERNATIONAL

CELEBRATING 60 YEARS



248.637.9700 | LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.

3549 S Lapeer Road

Metamora, MI



L. MASON CAPITANI

CORFAC INTERNATIONAL

CELEBRATING 60 YEARS

Industrial Property Details:

Details:

Total SF:	9,608 SF
Available SF:	9,608 SF
Office SF:	576 SF
Factory SF:	9,032 SF
Zoning:	B-2
Acres:	4.0
Frontage:	300'
Depth:	590'
Expandable:	Yes
Intersection:	Lapeer/Pratt
X-Way Distance:	6 Miles to I-69
Parking:	250+ Spaces
Year Built:	1999
Year Renovated:	2023
Outside Storage:	Yes
Rail Siding:	No
Occupancy:	Immediate

Interior:

Ceiling Height:	16'
Bay Size:	-
Restrooms:	2 (2 Showers)
Power:	Yes
Power Details:	240V 300 Amps Single Phase
Lighting:	-
Truckwells:	-
Panel Truck Dock Doors:	-
Grade Door:	(3) 14'
Heating:	Gas Forced Air & Radiant
A/C:	Partial
Sprinklered:	-
Floor Drains:	No

Economic

Lease/SF:	\$11.50
Lease Terms:	Full Gross
Status:	Existing

Notes: Unique building with a premier location on Lapeer Rd in Metamora Township, just 6 miles south of I-69 and 19 miles north of I-75. Possible uses auto-sales, business, retail or banquet center. Steel building added Jan. 2013.

248.637.9700 | LMCap.com

Information contained herein was obtained from sources deemed to be reliable but is not guaranteed. Subjects to prior sales, changes of price or withdrawal.