



**CUSHMAN &
WAKEFIELD**



FOR LEASE

Canton Business Park Phase II

Michigan Avenue | Canton, Michigan

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Canton, Michigan



Property Highlights

New three-building development totaling 880,000 SF. Well-positioned on Michigan Avenue (M-12) between I-96 and I-94, just 3.75 miles west of I-275.

High-image construction, prominent entryways, and expansive window lines set Canton Business Park Phase II apart from the ordinary.

Address	Michigan Avenue Canton	Bays	65' bay at truck doors
Year Built	2020	Truck Docks	Up to (40) 10' x 10'
Total Park SF	3 buildings totaling 880,000 SF	Drive-ins	Multiple 12' x 14' doors
Available SF	Building 3 – 400,000 SF Divisible to 100,000 SF	Truck Court	200'
Land Area	86.9 acres	Zoning	Light Industrial Research (LI-R)
Office Area	To suit, designed to accommodate two-story office	Parking	Up to 790 spaces
Clear Height	36'	Fire Protection	ESFR
Col. Spacing	50' x 50'	Asking Rate	\$6.75/SF NNN Reflects 3% office

Building 3

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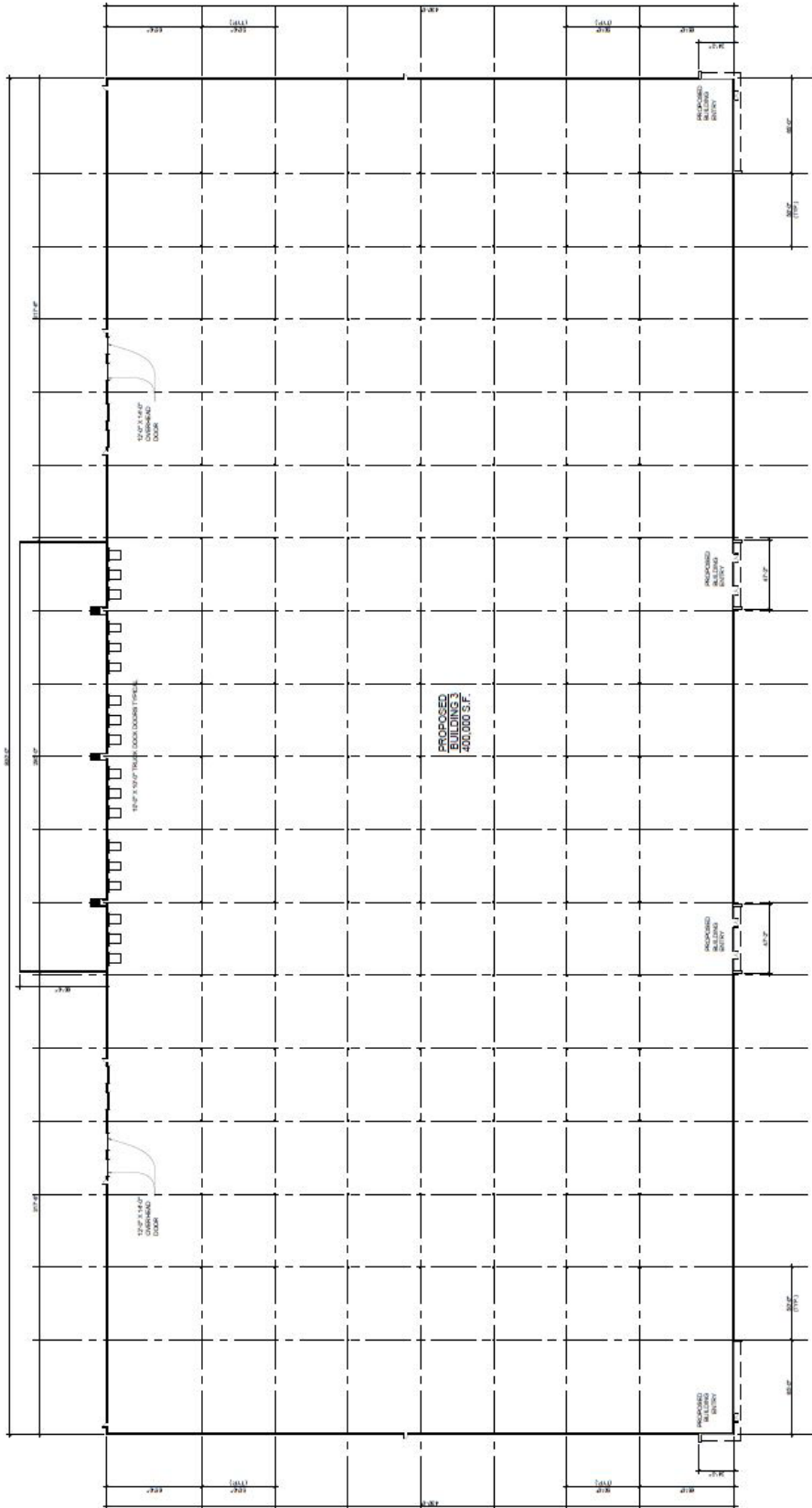
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Floor Plan

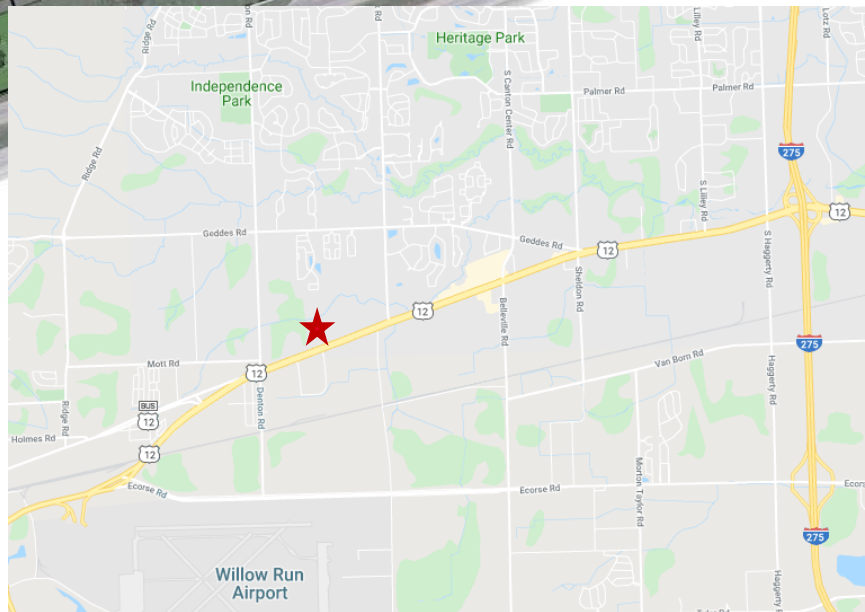


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Park Site Plan



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