

19197 Sherwood St

Detroit, MI

- 54,924 Sq. Ft. For Sublease
- Great Manufacturing Space
- 7 1/2 Ton Crane
- Heavy Power with Buss Duct
- Possible Sale Opportunity

INDUSTRIAL BUILDING FOR SUBLEASE



52,174 SF of Factory



2,750 SF of Office



5 Grade Level Doors

FOR MORE INFORMATION:

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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.



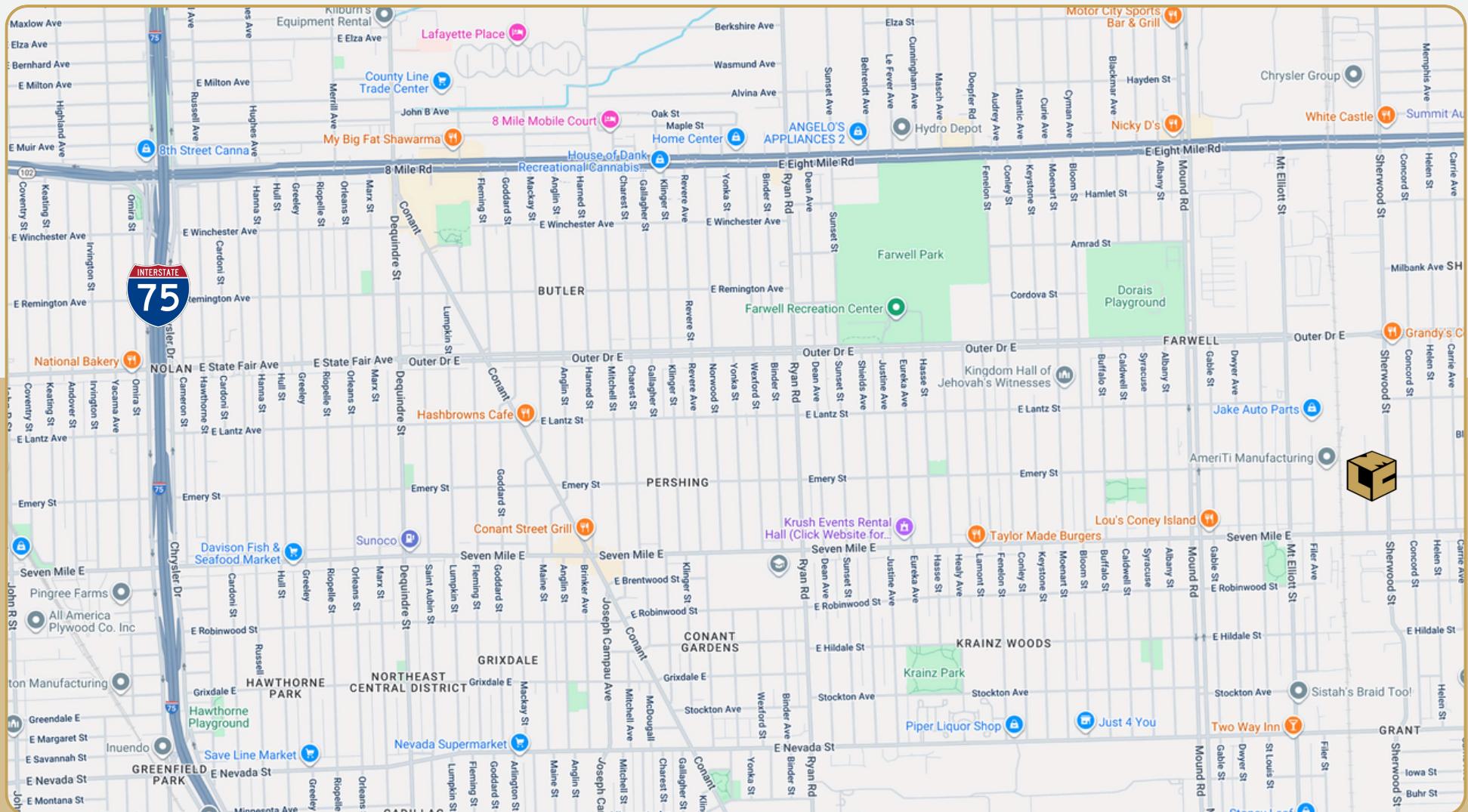
 **L. MASON CAPITANI**
CORFAC INTERNATIONAL
CELEBRATING 60 YEARS

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Industrial Property Details:

Details:

| | |
|-------------------------|-----------------------|
| Total SF: | 54,924 SF |
| Available SF: | 54,924 SF |
| Office SF: | 2,750 SF |
| Factory SF: | 52,174 SF |
| Zoning: | M-4 |
| Acres: | 3.11 |
| Expandable: | No |
| Intersection: | Sherwood & 7 Mile |
| X-Way Distance: | Minutes to I-696/I-75 |
| Parking: | 30+ Spaces |
| Year Built: | 1948 |
| Outside Storage: | No |
| Rail Siding: | No |
| Occupancy: | Immediate |

Interior:

| | |
|------------------------|--|
| Ceiling Height: | 14', 20' |
| Bay Size: | Varies |
| Restrooms: | 6 |
| Power: | Primary |
| Power Details: | 208/240V 3,600 Amps |
| Lighting: | Fluorescent |
| Truckwells: | 1 ext. |
| Grade Door: | 5 |
| Heating: | Tube Radiant |
| A/C: | Office Only |
| Sprinklered: | None |
| Air Lines: | Yes |
| Floor Drains: | No |
| Notes: | Sublease through November 30, 2030. Owner would consider a sale. |

Economic:

| | |
|----------------------|--------------|
| Lease/SF | \$2.75 SF/yr |
| Monthly Rate: | \$12,586.75 |
| Lease Terms: | NNN |

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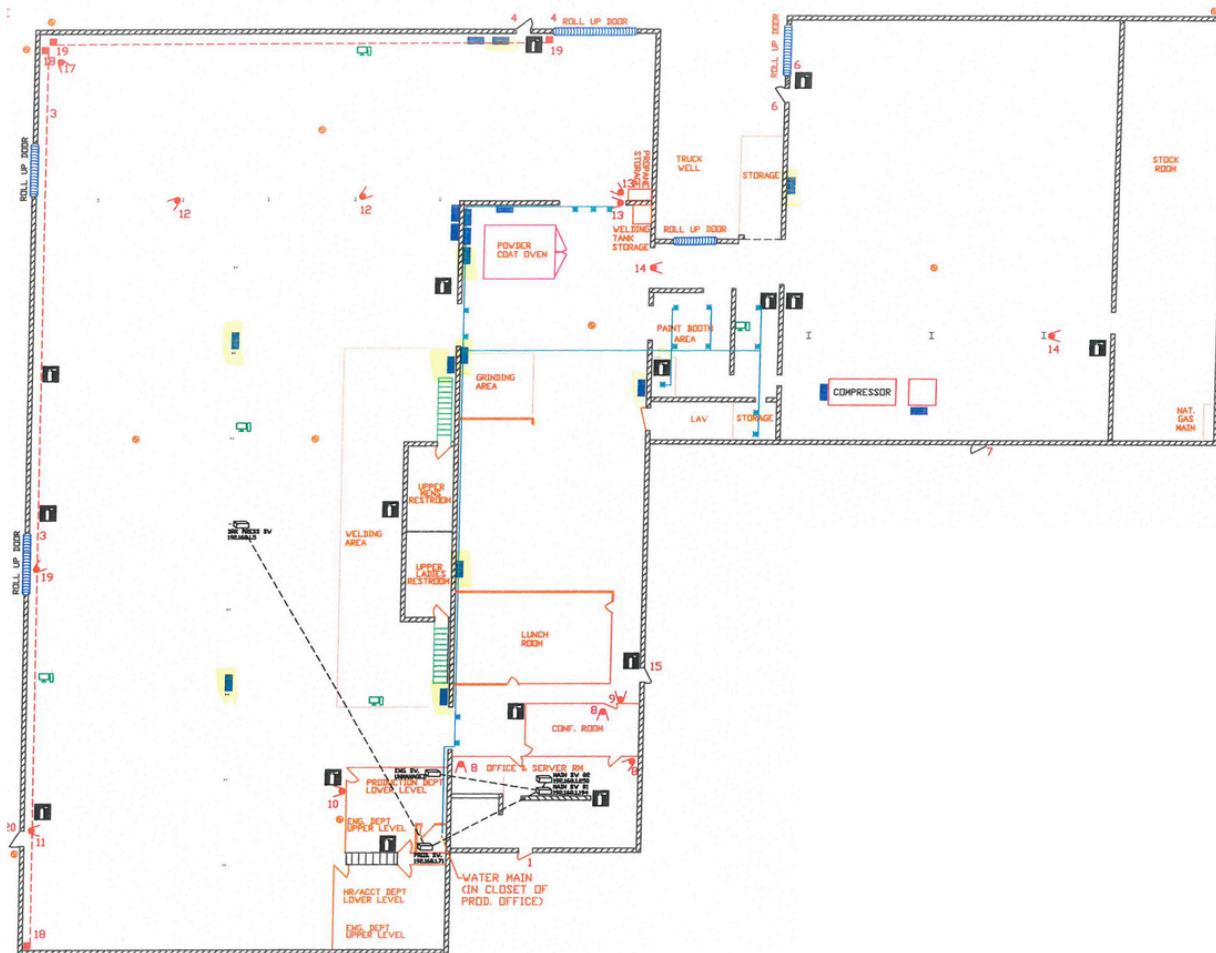
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Building Layout



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