



28320 PLYMOUTH ROAD

Livonia, MI 48150

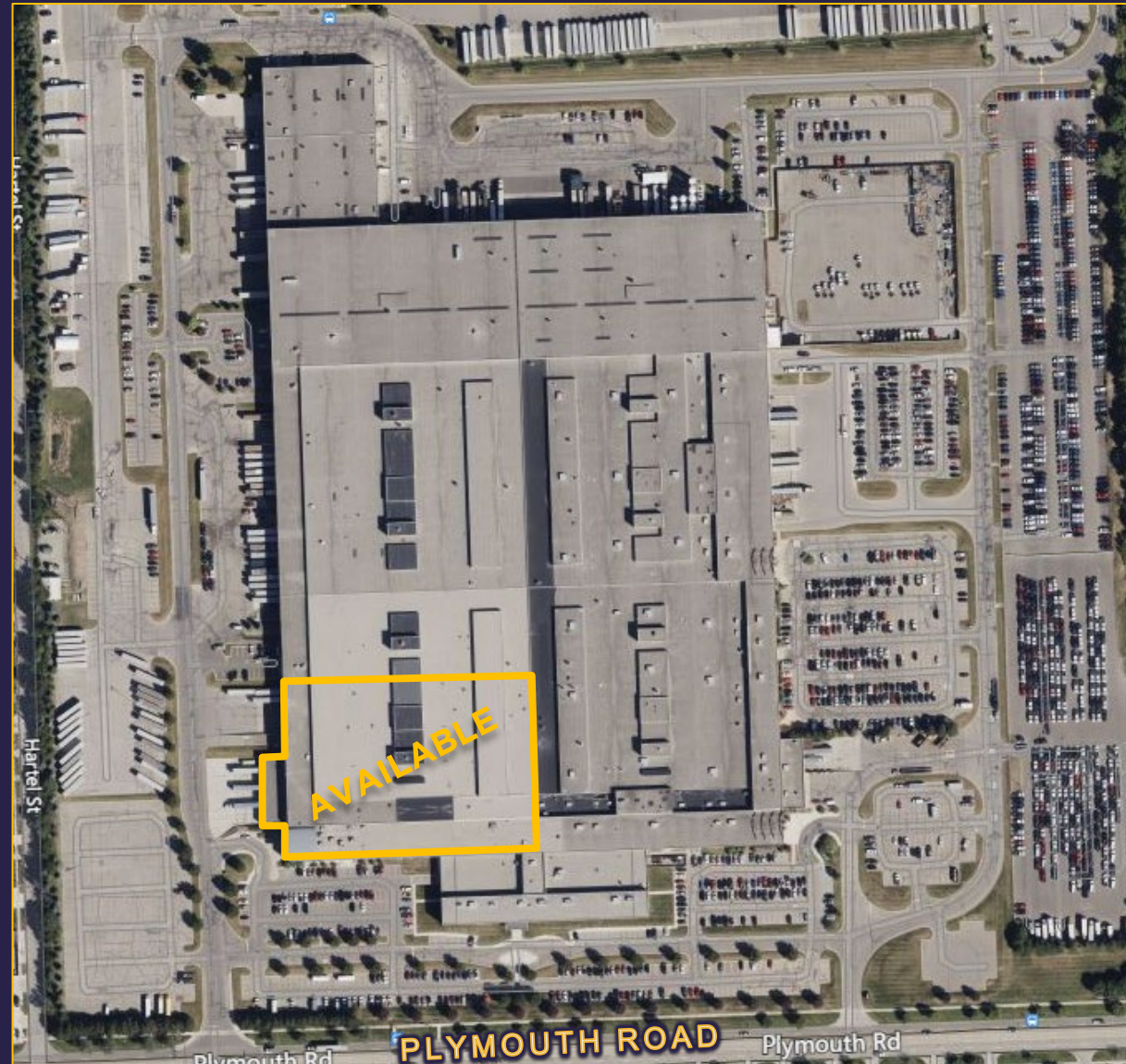
127,218 SF (Expandable to 150,635 SF)



Available March 2026

PROPERTY DETAILS

Address	28320 Plymouth Rd Livonia, MI 48150
Space Available	127,218 SF to 150,635 SF
Office Space	17,812 SF (2 story)
Availability	March 2026
Year Built/Renovated	1955 / 2014
Total Site	75.88 Acres
Divisible	No
Construction	Steel frame / insulated block
Bay Size	40'x48'
Grade Level Doors	1 (14'x14')
Docks/Wells	14 (8 are 9'x10') (6 are 10'x10'6")
Roof	Ballast
Floor	EPDM 8" dock area / 7" warehouse area
Ceiling Height	30'
Parking	2,543 spaces (complex total)
HVAC	Radiant tube & forced air
Power	480/277v 3p
Lighting	LED
Sprinklers	ESFR K34
Zoning	M2: General Manufacturing
Asking Rate	\$7.25/SF NNN
2025 Est. OPEX	\$1.64/SF (includes domestic water)



AERIAL MAP



7 MILES

MERRIMAN ROAD

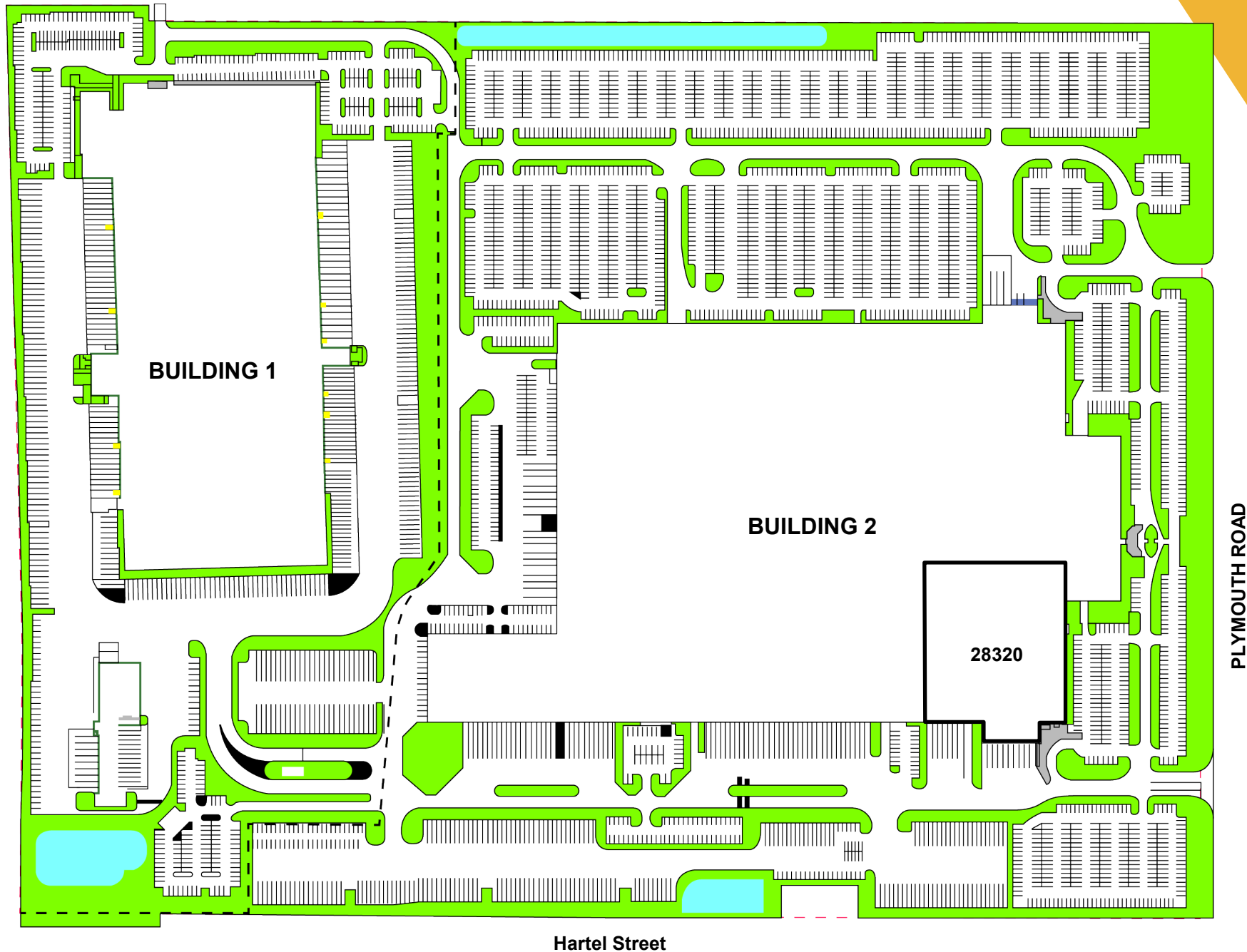
MIDDLEBELT ROAD

INKSTER ROAD

PLYMOUTH ROAD

10 MILES

SITE PLAN



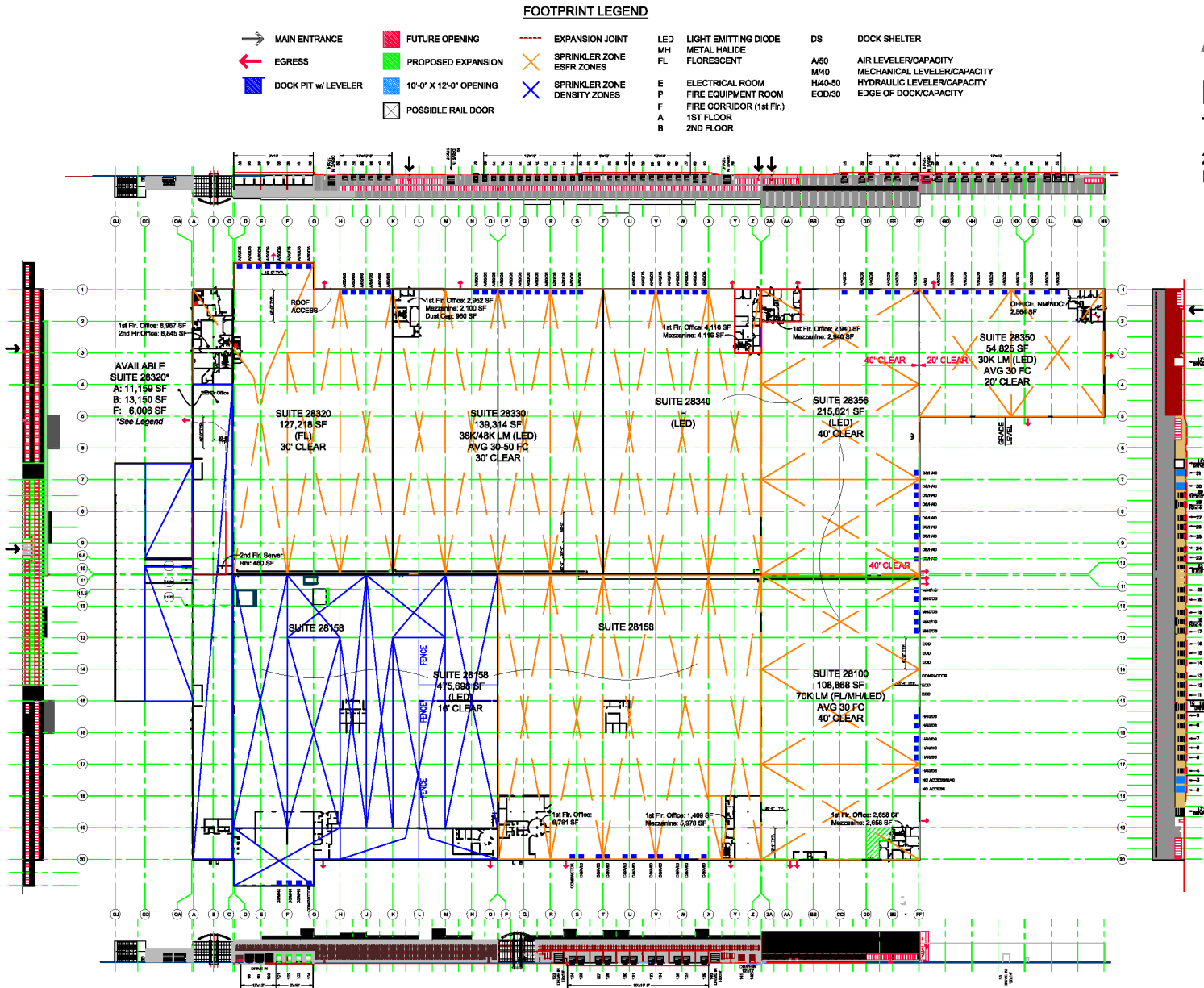
FLOOR PLAN

150,635 SF

AshleyCapital

Plymouth Road Technical Center

28100 - 28400 Plymouth Road
Livonia, MI 48150



BUILDING SHELL

CLEAR HEIGHT:
16'-0", 20'-0", 30'-0" & 40'-0"

FLOORS:
DOCK AREA: 8" CONCRETE
REINFORCED W/ STEEL &
FIBER MESH ON 12" STONE

WAREHOUSE LIGHTING:
METAL HALIDE ONE (1) 1000 WATT
FIXTURE PER BAY
PROVIDING UP TO 25 +/- FC,
LED LIGHT FIXTURES OR
FLUORESCENT (T5HO)

WALLS
INSULATED SHEET METAL SIDING
W/ GLASS & BRICK

ROOF
GALVASTEEL SINGLE PLY EPDM
OVER METAL DECK W/ INTERNAL
RAIN LEADERS

STEEL FRAME
12" STRUCTURAL COLUMNS
w/ JOIST & BEAM OR
JOIST GIRDER/FRAME

BUILDING SYSTEMS

ELECTRICAL SERVICE:
ONE (1) 1000 KVA
ONE (1) 500 KVA
FOUR (4) 2000 KVA
FIVE (5) 750 KVA
480/277 VOLT 3-PHASE

TELECOMMUNICATIONS:
PHONES / FIBER / CABLE

NATURAL GAS SERVICE:
10 PSI

HEATING (HVAC):
GAS FIRED RADIANT TUBE HEATERS
FORCED AIR GAS FIRED FURNACE
PROVIDING 50 DEGREES AT 0
DEGREES OUTSIDE TEMPERATURE

DOMESTIC WATER:
4" FROM 12" LOOPED
CITY WATER MAIN

FIRE PROTECTION:
ESFR & DENSITY ZONE
(0.35-0.4) FROM A 2000 GPM
ELECTRICAL PUMP

SANITARY:
8" INTO 15" CITY MAIN

	DRIVE IN 12'x12'	DRIVE IN 13'x14'	DRIVE IN 13'x15'	DRIVE IN 14'x14'	TOTAL DRIVE IN
NORTH	-	2	1	-	3
EAST	5	3	-	-	8
SOUTH	-	-	-	-	-
WEST	1	1	-	2	4
TOTAL	6	6	1	2	15

	DOCK 8'x9'	DOCK 9'x10'	DOCK 10'x10'	DOCK 10'x10'-6"	DOCK 10'x12'	TOTAL DOCKS	TOTAL DOCKS
NORTH	1	-	25	-	4	30	33
EAST	-	4	-	11	-	15	23
SOUTH	-	-	-	-	-	-	-
WEST	-	14	32	6	5	57	61
TOTAL	1	18	57	16	10	102	117



0 50 100 150

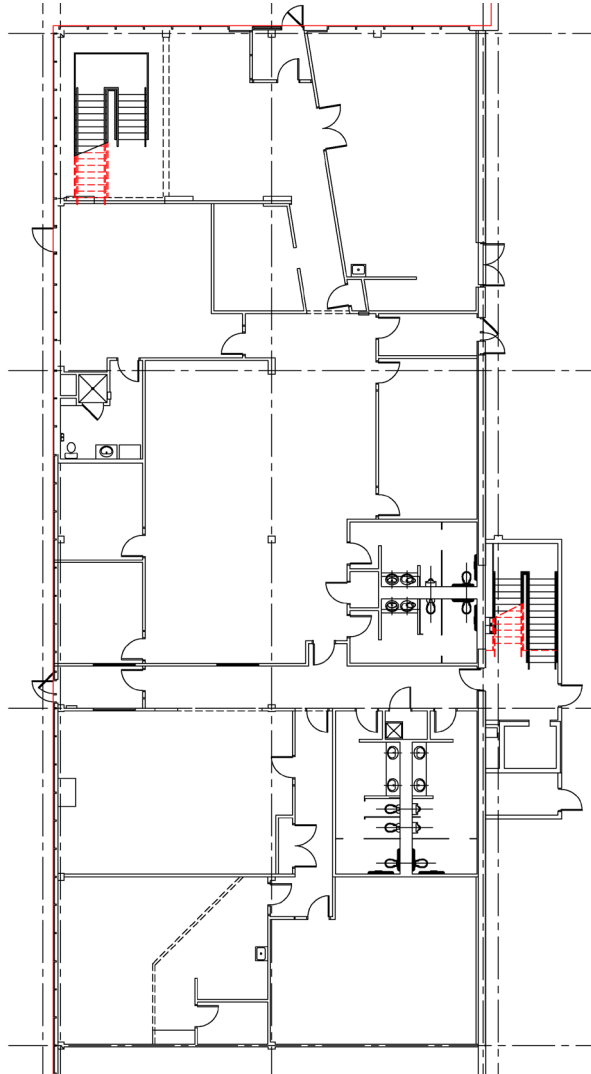
LVS / 1,079,755 / 26,637 / 55,99,14 / M-2

REVISION DATE: 09/14/25

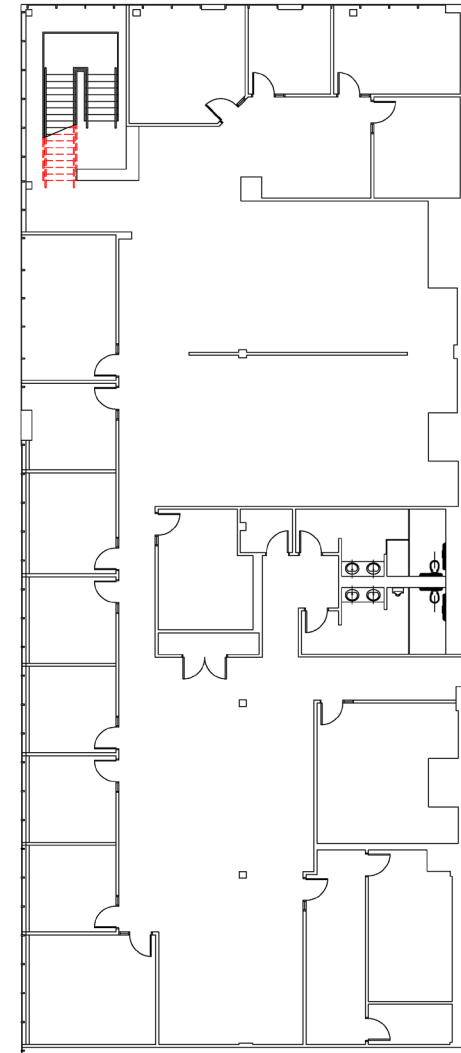
OFFICE

17,812 SF

1ST FLOOR OFFICE



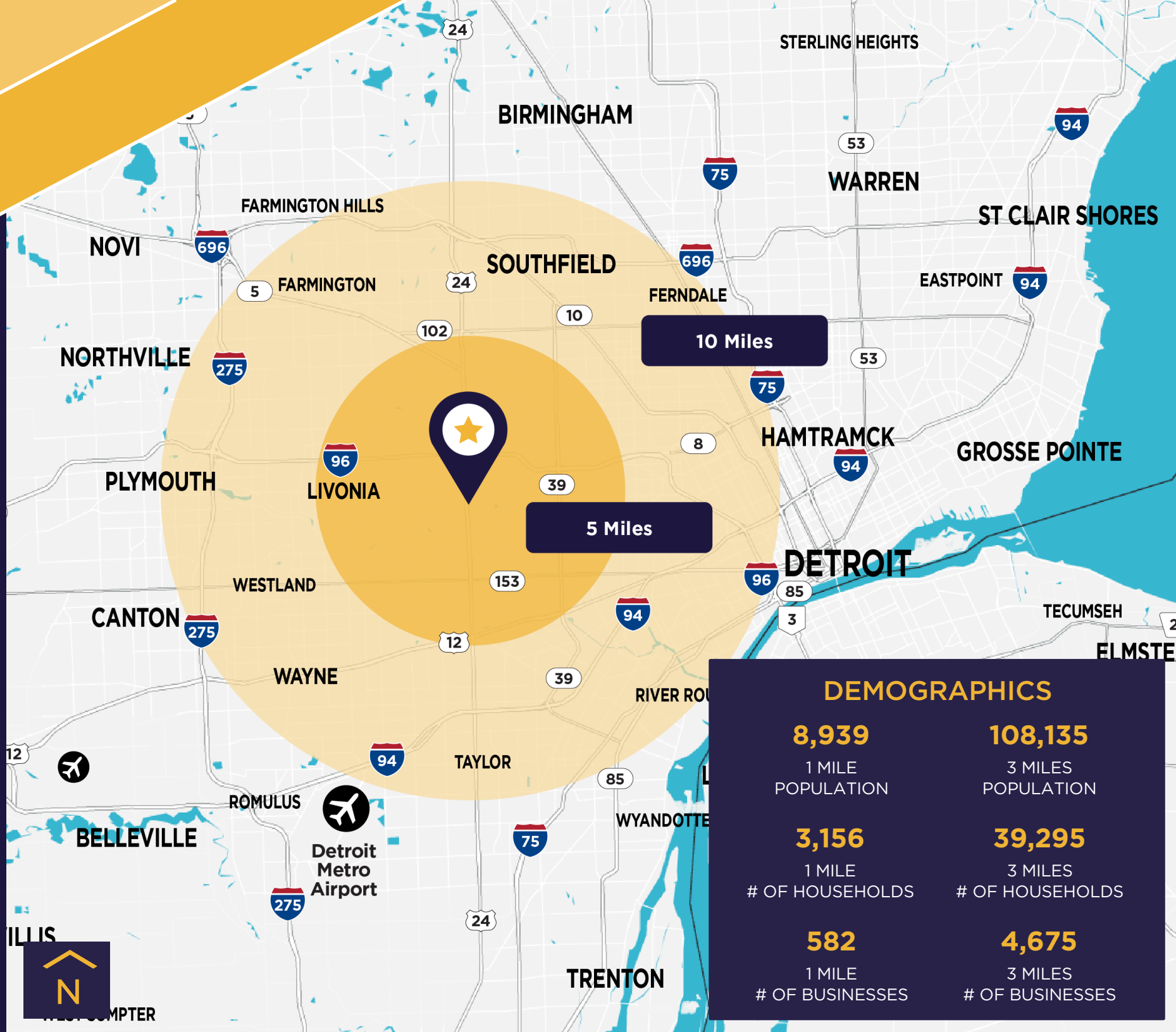
2ND FLOOR OFFICE



PHOTOS



LOCATION MAP



DEMOGRAPHICS

8,939

1 MILE
POPULATION

108,135

3 MILES
POPULATION

3,156

1 MILE
OF HOUSEHOLDS

39,295

3 MILES
OF HOUSEHOLDS

582

1 MILE
OF BUSINESSES

4,675

3 MILES
OF BUSINESSES



For more information,
please contact:

Tony Avendt

Executive Director

+1 248 358 6115

tony.avendt@cushwake.com

Conner Salsberry

Director

+1 248 258 6114

conner.salsberry@cushwake.com

27777 Franklin Rd, Suite 1050

Southfield, MI 48034

Direct +1 248 358 6100

cushmanwakefield.com

©2024 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.