

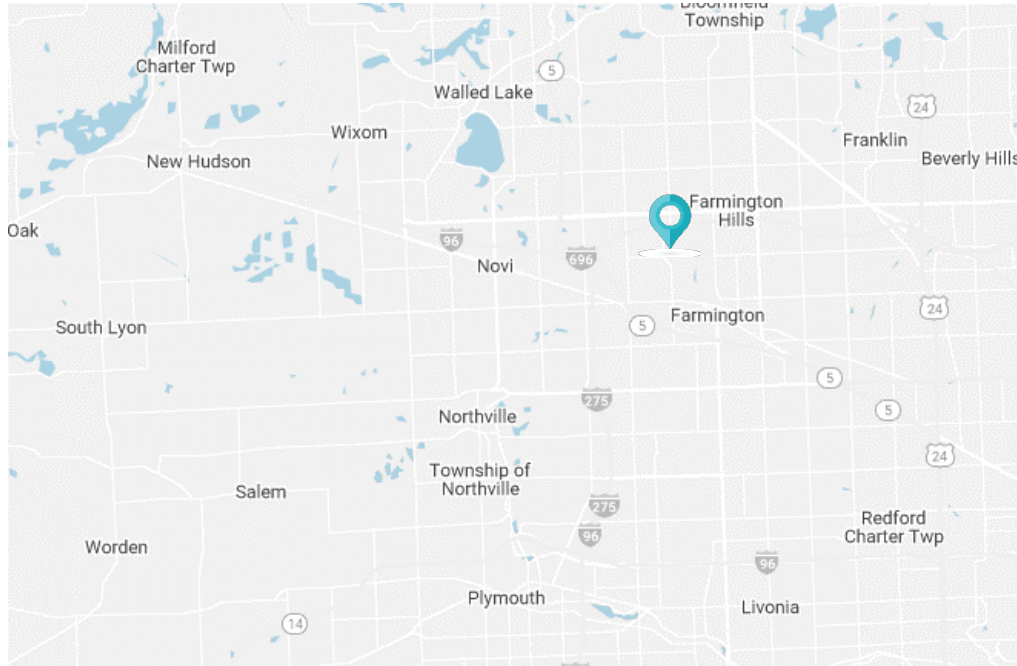
FOR SUBLEASE

27101 Hills Tech Court
Farmington Hills, MI 48331



PROPERTY FEATURES

- 12,300 SF available for sublease, term through April 30, 2026
- 5,000 SF of lab/warehouse with 7,300 SF of updated office
- Two (2) 10'x10' overhead doors
- HVAC, LED lights, epoxy floor
- Three (3) private offices, two (2) oversized conference rooms, and break rooms



Building Size:	20,592 SF
Space Available:	12,300 SF
Office Area:	7,800 SF
Warehouse Area:	5,000 SF
Site Area:	1.63 AC
Clear Height:	22'
Grade Doors:	Two (2) 10'x10'
Lighting:	LED
Parking:	85 surface spaces
Year Built:	1989
Bay Size:	Varied
Floor:	6" epoxy
Sprinkler:	Ordinary hazard
HVAC:	Warehouse HVAC
Sublease Rate:	\$10.45/SF NNN
Sublease Expiration:	April 30, 2026

AERIAL



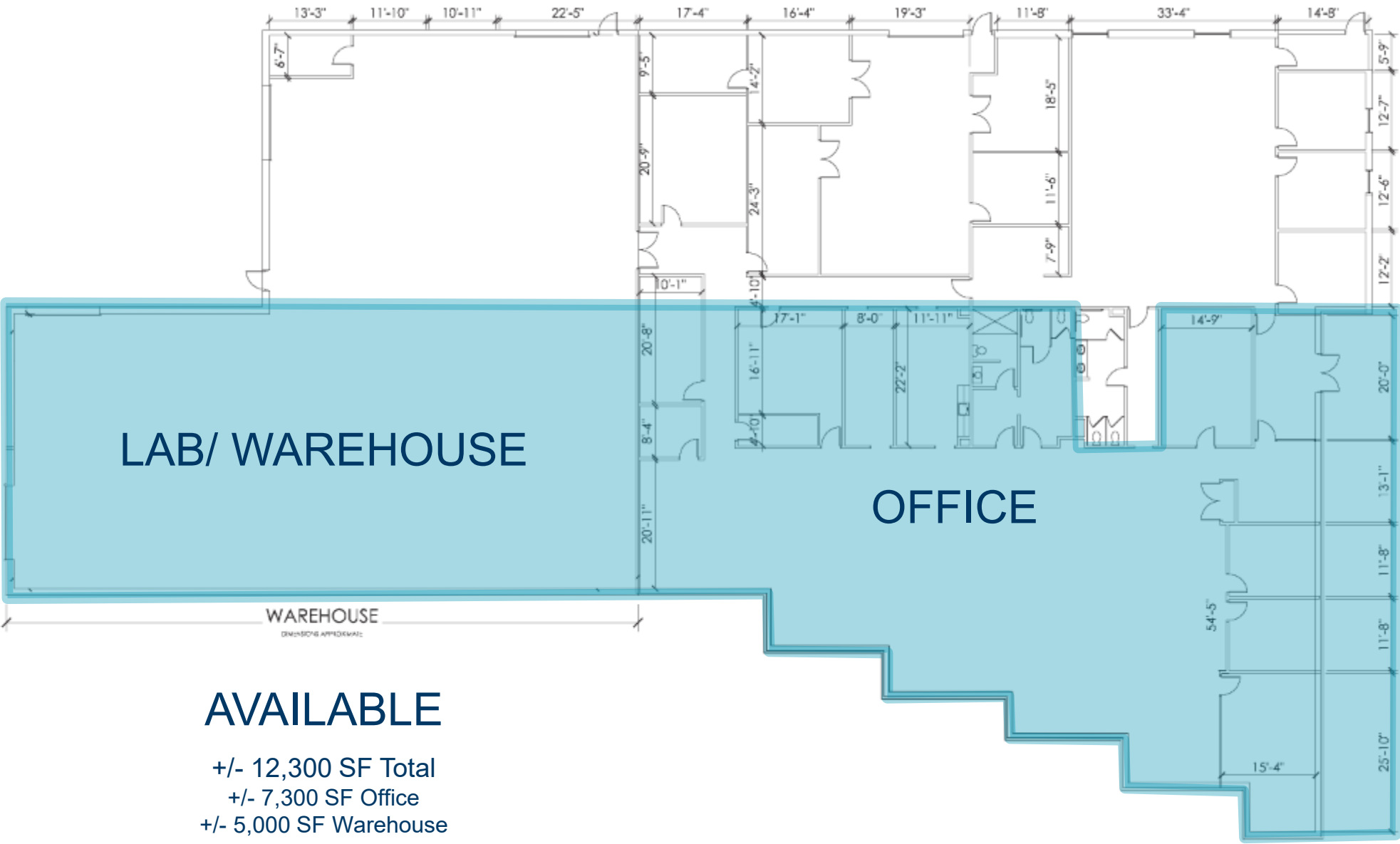
27101 HILLS TECH COURT

HAGGERTY ROAD

HILLS TECH DRIVE



FLOOR PLAN



LAB/ WAREHOUSE

OFFICE

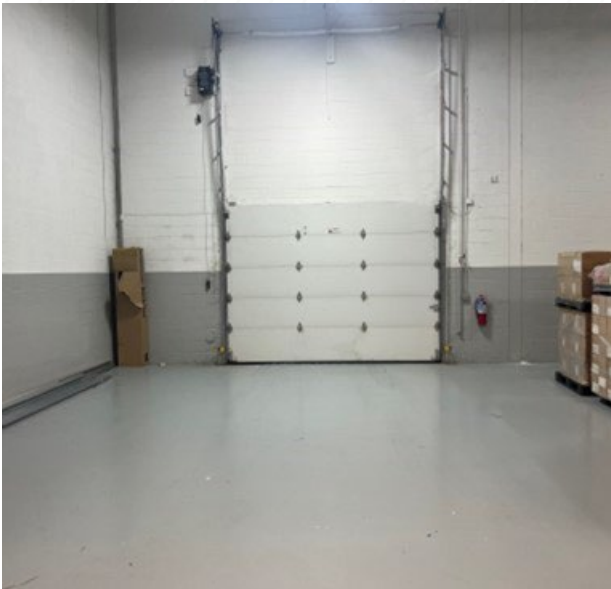
WAREHOUSE
DIMENSIONS APPROXIMATE

AVAILABLE
+/- 12,300 SF Total
+/- 7,300 SF Office
+/- 5,000 SF Warehouse

PHOTOS



PHOTOS





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