

FOR LEASE

47677-47683 AVANTE DRIVE

1,940 SF IMMEDIATELY AVAILABLE FOR LEASE
WIXOM, MICHIGAN



UP TO 1,940 SF INDUSTRIAL WAREHOUSE **NOW AVAILABLE**

BECK-TEC INDUSTRIAL PARK

- + Attractive brick masonry construction built in 1995
- + Each space has approximately 460 SF of office space with new carpet and paint; 1,480 SF of warehouse with new epoxy flooring
- + 16' clear height in warehouse with one (1) grade level door
- + Parking: 2.3/1000
- + Power: 200 Amps / 220 Volts
- + Immediate access to I-96 at the Beck Road Interchange providing connectivity to M-5, I-696, and I-275
- + Lease Rate: \$8.50/SF NNN (Est. NNN @ \$2.34/SF)



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CONTACT US

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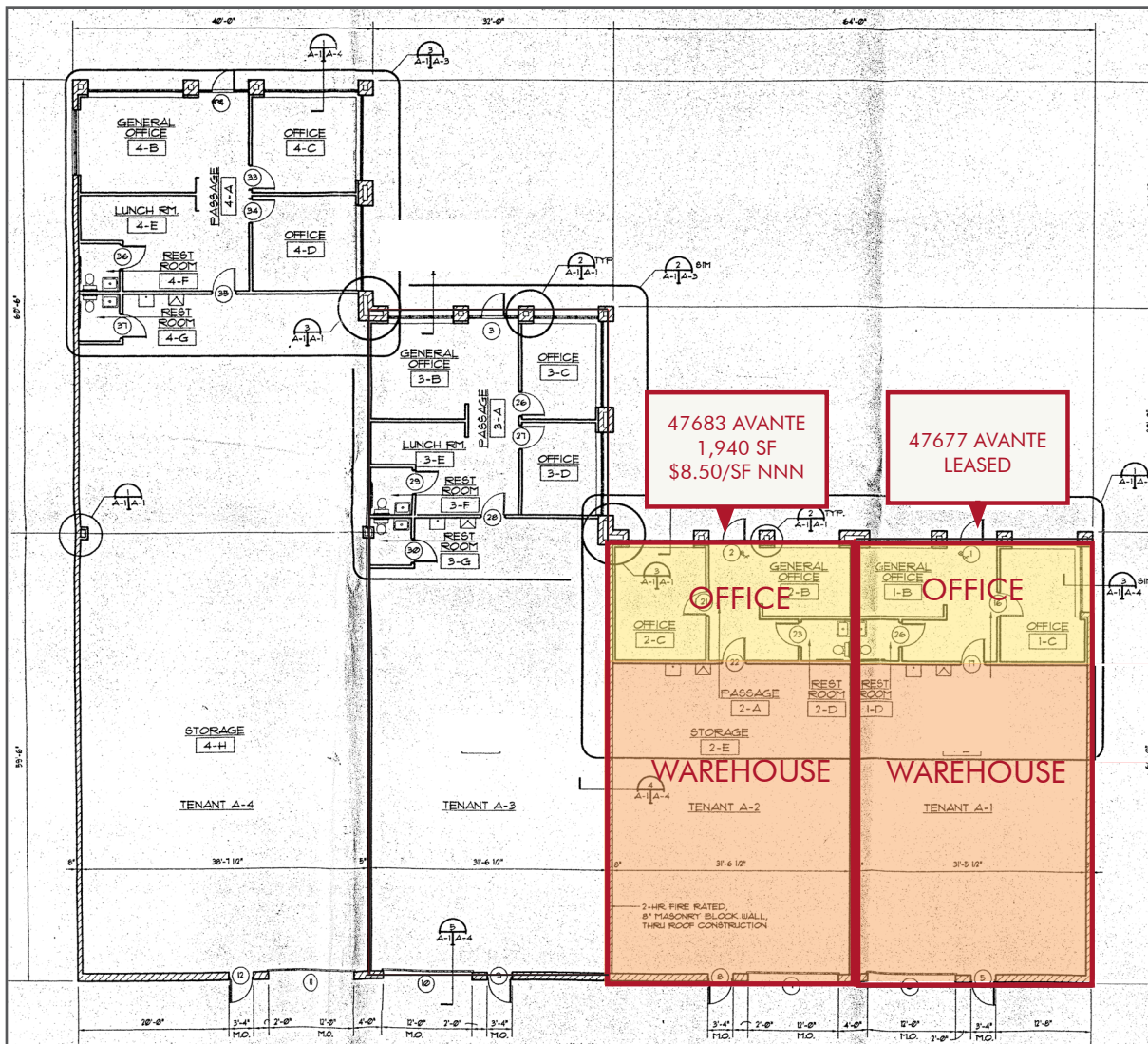
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INDUSTRIAL WAREHOUSE FOR LEASE

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PROPERTY OVERVIEW

- + County: Oakland
- + Total Building Size: 11,160 SF
- + Lease Rate: \$8.50/SF NNN
- + Zoning: M-1 (Lt. Industrial)
- + Divisible (Min/Max): 1,940 SF
- + Tenant is responsible for utilities, janitorial, interior repairs, and maintenance



LAND & STRUCTURES

Year Built:	1995	Parking:	2.3/1,000
Divisible:	No	HVAC:	GFA
Acreage	0.98 Acres	Power:	200amp / 220 volt
Construction	Masonry	Security System:	At Tenant Expense
Roof:	Rubber Membrane	Lighting:	Fluorescent
Stories:	1	Restrooms:	Yes
Floor Drains:	No	Grade Level Doors:	1
Ceiling Height:	16'	Truckwells / Docks:	No



COMMENTS

- + Extremely well maintained industrial warehouse
- + Professional ownership group
- + Kitchenette with sink, upper and lower cabinets in the warehouse
- + New carpet and paint in office; new epoxy flooring in the warehouse
- + Immediate access to I-96 at the Beck Road Interchange providing connectivity to M-5, I-696, and I-275

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PROPERTY PHOTOS



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