

FOR SALE | RARE OPPORTUNITY

350 S MILL ST



350 S MILL ST PLYMOUTH, MI 48170

PROPERTY HIGHLIGHTS:

- 74,915 SF on 5.02 AC For Sale
- 14' - 18'9" Clear Height
- +/- 50,000 SF is 17'9" - 18'9" Clear Height
- 480v, 3 phase, 1800 amps & buss ducts
- (3) 12' x 14' Grade Level doors, (1) 14'x 14' Grade Level door
- (3) truckwells & common area dock high access
- Gas Unit Heaters in warehouse
- Currently multi-unit building but can easily be converted back to (1) unit
- 40% of building is occupied by 2 tenants on short term leases
- Building is 100% fire suppressed
- Excellent location ½ mile from downtown Plymouth and quick access to I-275 & I-96
- Great user building at low price psf or redevelopment site
- Built in 1953 and renovated in 1989
- Sale Price: \$4,450,000

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FOR MORE INFORMATION PLEASE CONTACT:



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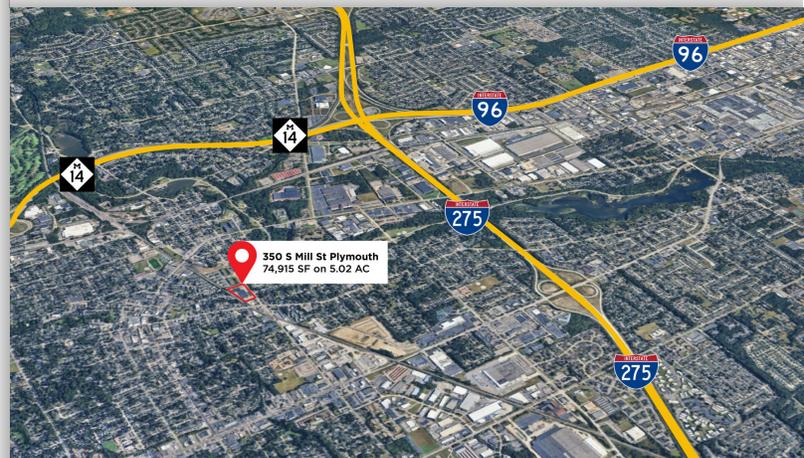


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350 S MILL ST

PROPERTY INFORMATION

HIGHLIGHTS

Building SF:	74,915 SF
County:	Wayne
Cross Streets:	Mill St & Ann Arbor Trail

SITE

Land (acres):	5.02 Acres
Parcel Number:	49-006-09-0632-003
Zoning:	I-2 Heavy Industrial

PRICING & AVAILABILITY

Asking Price:	\$4,450,000
Taxes:	\$57,957.51
Occupancy:	40% - Two Tenants

BUILDING INFORMATION

Type:	Industrial
Year Built:	1953
Sprinkler:	Yes
Clear Height:	14' - 18'9"
Electrical:	480v, 3 phase, 1800 amps & buss ducts
# Docks/Truckwells:	3
# Grade Level Doors:	4
Door Dimensions (HXW):	(3) 12' x 14' & (1) 14' x 14'

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350 S MILL ST
PROPERTY PHOTOS



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