

PROPERTY FOR LEASE

**6555 15 Mile Road**  
Sterling Heights, MI 48312



## PROPERTY SUMMARY



### Property Highlights

- 50,318 SF For Lease
- First Class Hi-Tech/Flex Facility
- Well Maintained
- More Warehouse Possible
- 175 Car Parking
- Equidistant to M-59 & I-696



### FOR MORE INFORMATION:

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**248.637.9700 | www.LMCap.com**

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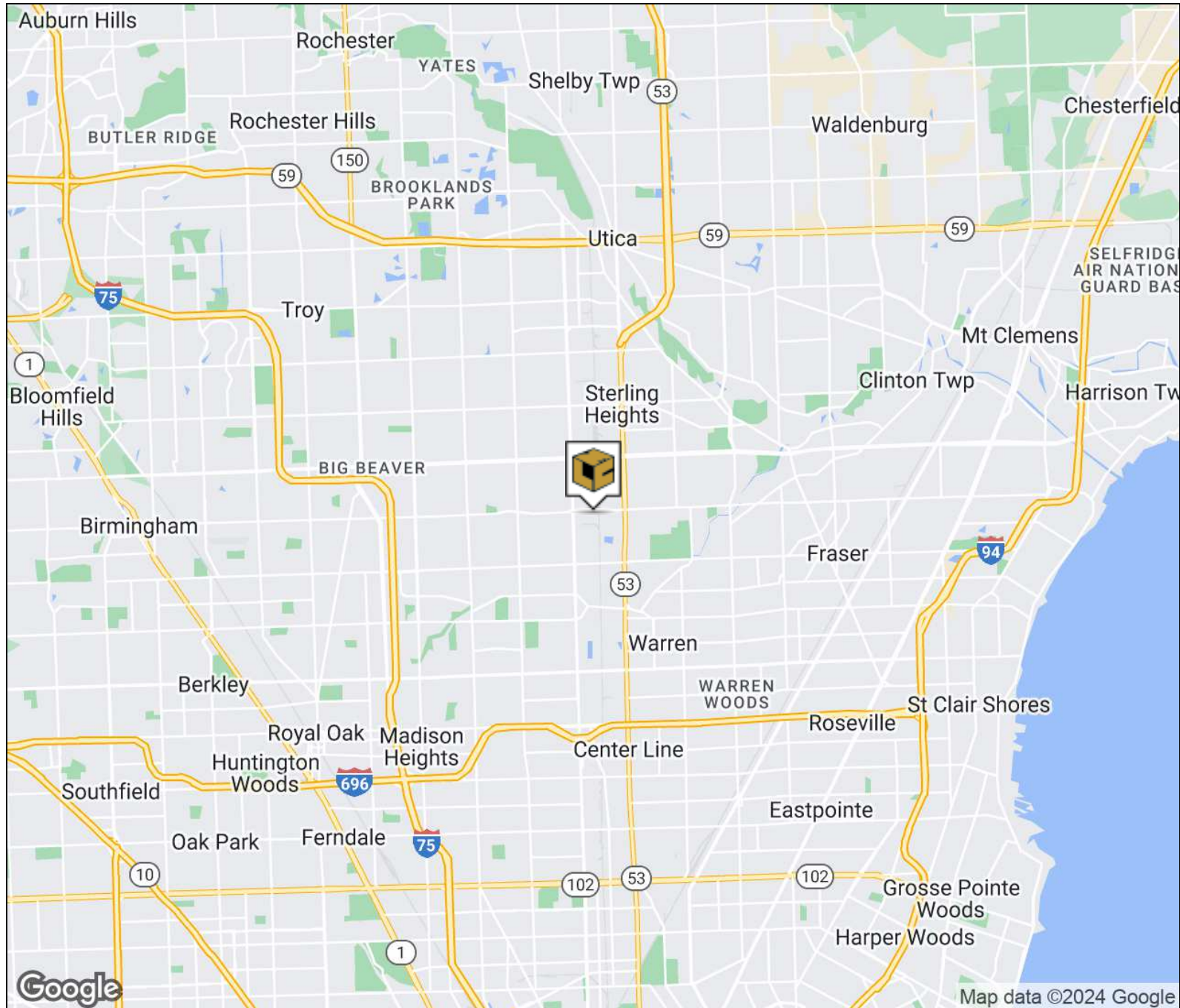
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**L. MASON CAPITANI**  
CORFAC INTERNATIONAL

**LOCATION MAP**



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## INDUSTRIAL PROPERTY DETAILS

Lease Rate	<b>\$7.95 SF/yr NNN</b>
Taxes	<b>\$2.10/SF</b>

### Location Information

Street Address	6555 15 Mile Road
City, State, Zip	Sterling Heights, MI 48312
County	Macomb
Side of Street	North
Nearest Highway	I-696
X-Way Distance	4 Miles

### Property Information

Property Type	Industrial
Zoning	M-2
Property Subtype	Hi-Tech/Flex
APN #	10-10-28-378-036

### Building Information

Building Size	50,318 SF
Available SF	50,318 SF
Factory SF	6,400 SF
Office Space	43,918 SF
Year Built	1985
Tenancy	Single
Number of Grade Level Doors	2
Overhead Door Size	10' x 10'; 10' x 12'
Number of Cranes	0
Bay Size	Clear Span
Power Details	480
Number of Parking Spaces	175
Heating	Central
A/C	100%
Restrooms	6
Lighting	Metal-Halide
Expandable	Yes
Storage	No
Buss	Yes
Sprinklered	100%
Airlines	Yes
Compressor	No
Floor Drains	Yes

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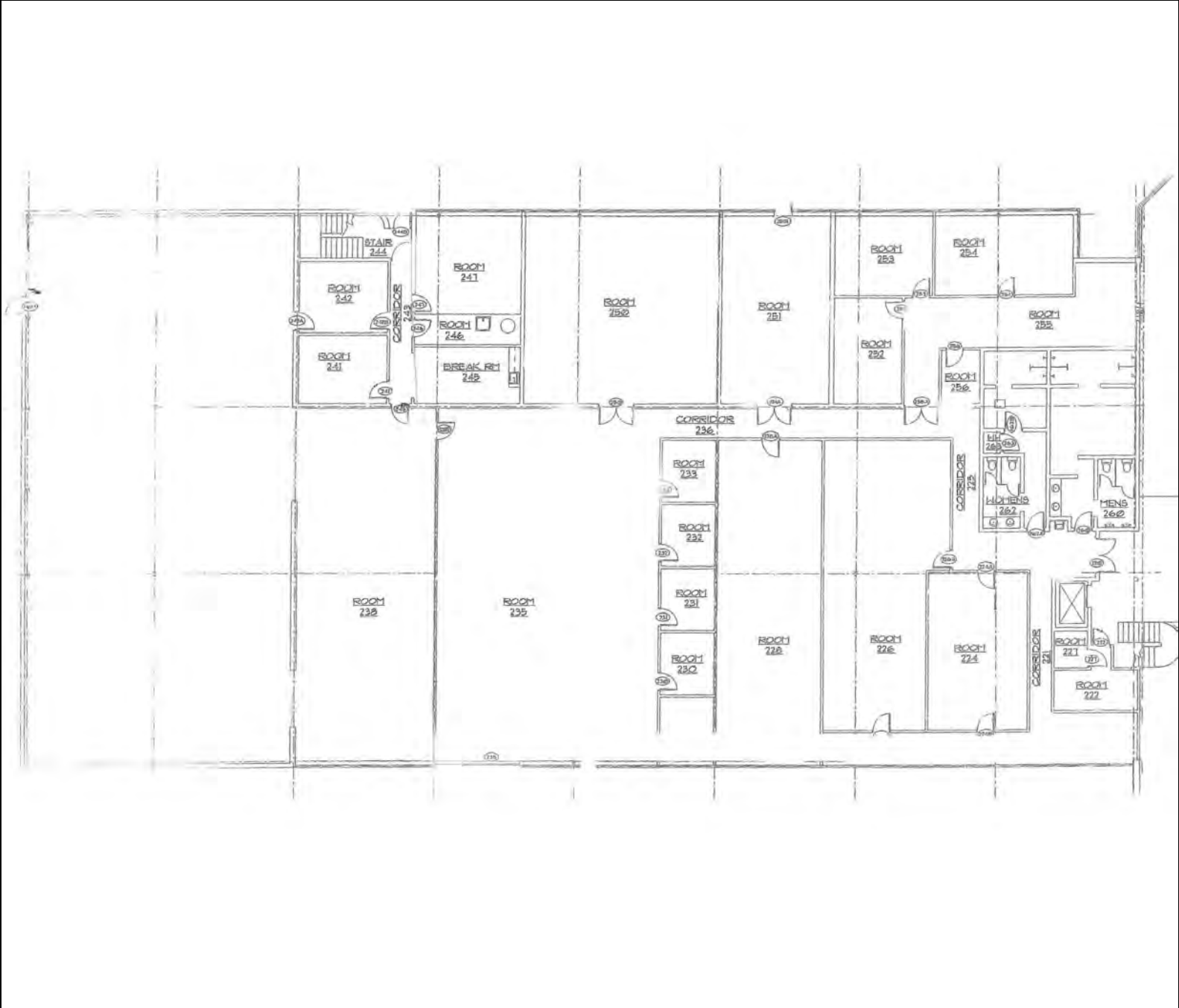
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NORTH BUILDING FIRST FLOOR



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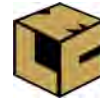
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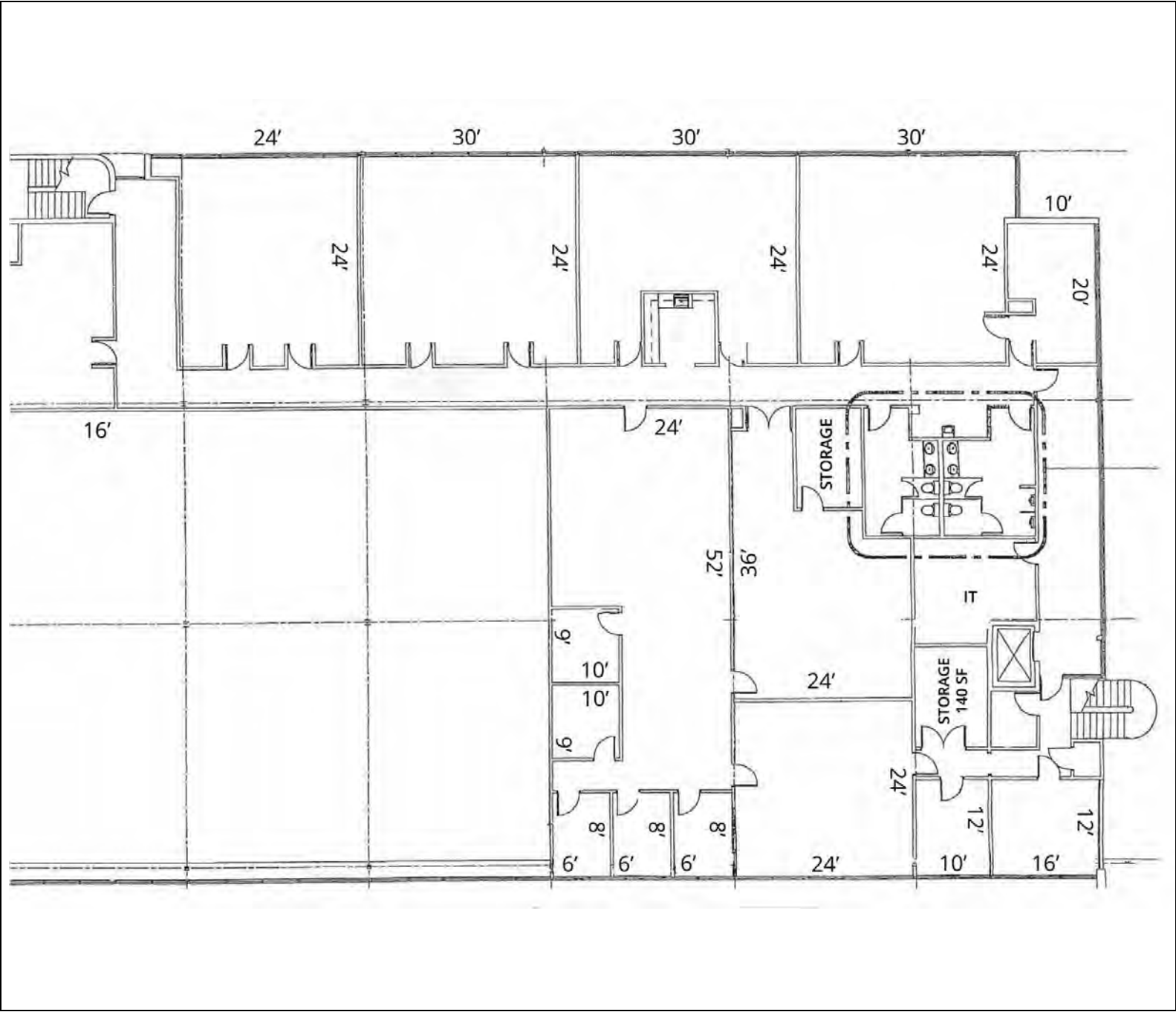
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L. MASON CAPITANI  
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NORTH BUILDING SECOND FLOOR



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