

36177 Mound Rd  
Sterling Heights, MI 48310-4736



36177 Mound Rd

### Availability Information

<b>Total Vacant</b>	17,660 sf	<b>For Lease/For Sale</b>	For Lease		
<b>Total Available</b>	17,660 sf	<b>Direct Lease Rate</b>	\$7.95 NNN		
<b>Min/Max Available</b>	6,036 - 17,660 sf				
<b>TI Allowance / sf</b>		<b>Asking Sale Price</b>			
Direct Avail	Bldg 36177	Ste 36177	17,660 rsf	Divisible: 6,036 rsf	\$7.95 - \$7.95 NNN

### Expense Information

<b>Expense Total</b>		<b>Insurance</b>	\$0.25
<b>Electric</b>		<b>CAM</b>	\$0.50
<b>Taxes</b>	\$1.35		

### Property Information

<b>Property Size</b>	23,247 sf	<b>Property Type / Subtype</b>	Industrial/R&D/Flex
<b>Alternate Size</b>		<b>Owner/Tenant Status</b>	Single-tenant
<b>Lot/Land Size</b>		<b>Construction Status</b>	Completed
<b>Parking Ratio</b>		<b>Construction Type</b>	
<b>Number of Bldgs/Floors</b>	1/1	<b>Zoning</b>	C-3
<b>Const./Renov. Date</b>	1/1/2003 - 1/1/2010	<b>Map Location</b>	
<b>Last Update</b>	5/6/19	<b>Parcel Number</b>	
<b>Property ID</b>	75752	<b>Logistics Class:</b>	

### Property Specifications

<b>Clear Height Max</b>	16.00	<b>Office Space</b>	6,036
<b>Clear Height Min</b>	16.00	<b>Parking Description</b>	25+
<b># of Private Offices</b>		<b>Heating Type</b>	
<b>Grade Doors</b>		<b>Cranes</b>	No
<b>Dock Doors</b>		<b>Rail</b>	No
<b>Parking Spaces</b>	25	<b>Sprinkler</b>	Yes
<b>Power Amps</b>		<b>NKF Exclusive</b>	Yes
<b>Power Volts</b>			
<b>Power Phase</b>			

### Location Description

Metro Parkway & Mound

### Comments

Main road (Mound) exposure. Immediate occupancy. Convenient parking at front door for employees and guest. Signage available. Several private offices with open floor plan as well.

### Contact Information

<b>Relationship</b>	<b>Company Name</b>	<b>Contact Name</b>	<b>License #</b>	<b>Direct/Company Phone</b>
Lease Agent	Newmark Knight Frank MI Detroit	Christopher Dowell		248.447.2717 / 248.350.9500
Lease Agent	Newmark Knight Frank MI Detroit	Jack Coury		248.372.2276 / 248.350.9500