



CORFAC INTERNATIONAL

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## PROPERTY INFORMATION



**PROPERTY NAME:** 8125 21 Mile Road

**LOCATION:** 8125 21 Mile Road

**CITY:** Shelby Township

**COUNTY:** Macomb

**PROPERTY TYPE:** Office

**YEAR BUILT:** 1940

**LOCATION DESCRIPTION:** NE Corner of Van Dyke & 21 Mile Rd

**GROSS SF:** 1,736

**AVAILABLE SF:** 1,736

**MAX. AVAILABLE:** 1,736

**MIN. AVAILABLE:** 1,736

**FLOORS:** 1

**PARKING:** Ample

**ZONING:** C-2

**PROPERTY DESCRIPTION:** Newly renovated office building for sale. Building sits on almost an acre of land with a large garage in the rear, perfect for equipment storage. Main road frontage right on 21 Mile Road. Centrally located minutes from M-59.

## ECONOMIC DATA

**MIN RENTAL RATE:**

**MAX RENTAL RATE:**

**OPERATING EXPENSES:**

**ANNUAL ESCALATIONS:**

**TERMS:**

**LOAD FACTOR:**

**PARTITION ALLOWANCE:**

**SALE PRICE:** \$399,000.00

**AGENT:** R. Gojcaj