

Burger

& COMPANY

FOR LEASE

38092 Abruzzi Drive
Westland, Michigan 48185
4,914 Square Feet



- Centralized Location with Easy Access to Ford Road and I-275
- Clean Clear Span Warehouse
- Rare Free Standing Building For Lease
- 16' Clear Height To Joist
- Bonus 1,250 SF of Mezzanine Storage Not Included in Total Square Footage
- (1) 12'x14' Grade Level Door and (1) Exterior Truckwell
- 208v/3 Phase Power
- Recent Improvements Include Fresh Paint and Flooring in the Office and LED Lighting in the Warehouse
- \$4,914/Month Modified Gross

Burger & Company

Nicolo Burger, CCIM

Vice President
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Jack Bushart

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248.536.2888
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38345 W. 10 Mile Road, Suite 100
Farmington Hills, MI 48335

Information contained herein is deemed to be reliable but is not guaranteed and may be withdrawn at any time.

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BUILDING SPECIFICATIONS

Location	Near Ford Road/Hix Road	Total Building Square Feet	4,914 SF
County	Wayne	Square Feet Available	4,914 SF
Zoning	I-1 Light Industrial	Office Square Feet	1,250 SF
Year Built	1988	Warehouse Square Feet	3,664 SF

Construction	Brick/Block	Roof	Flat
Clear Height	16'	Grade Level Doors	(1) 12'x14'
Lighting	LED	Dock Doors	(1) Exterior Truckwell
Heating	Radiant Tube	Power	208v/3 Phase
Parking	Ample	Sprinklers	No
Office Floors	Carpet	Restrooms	(1) Office (1) Shop
Warehouse	Clear Span	Freestanding	Yes

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Lease Rate

\$4,914/Month

Lease Type

Modified Gross

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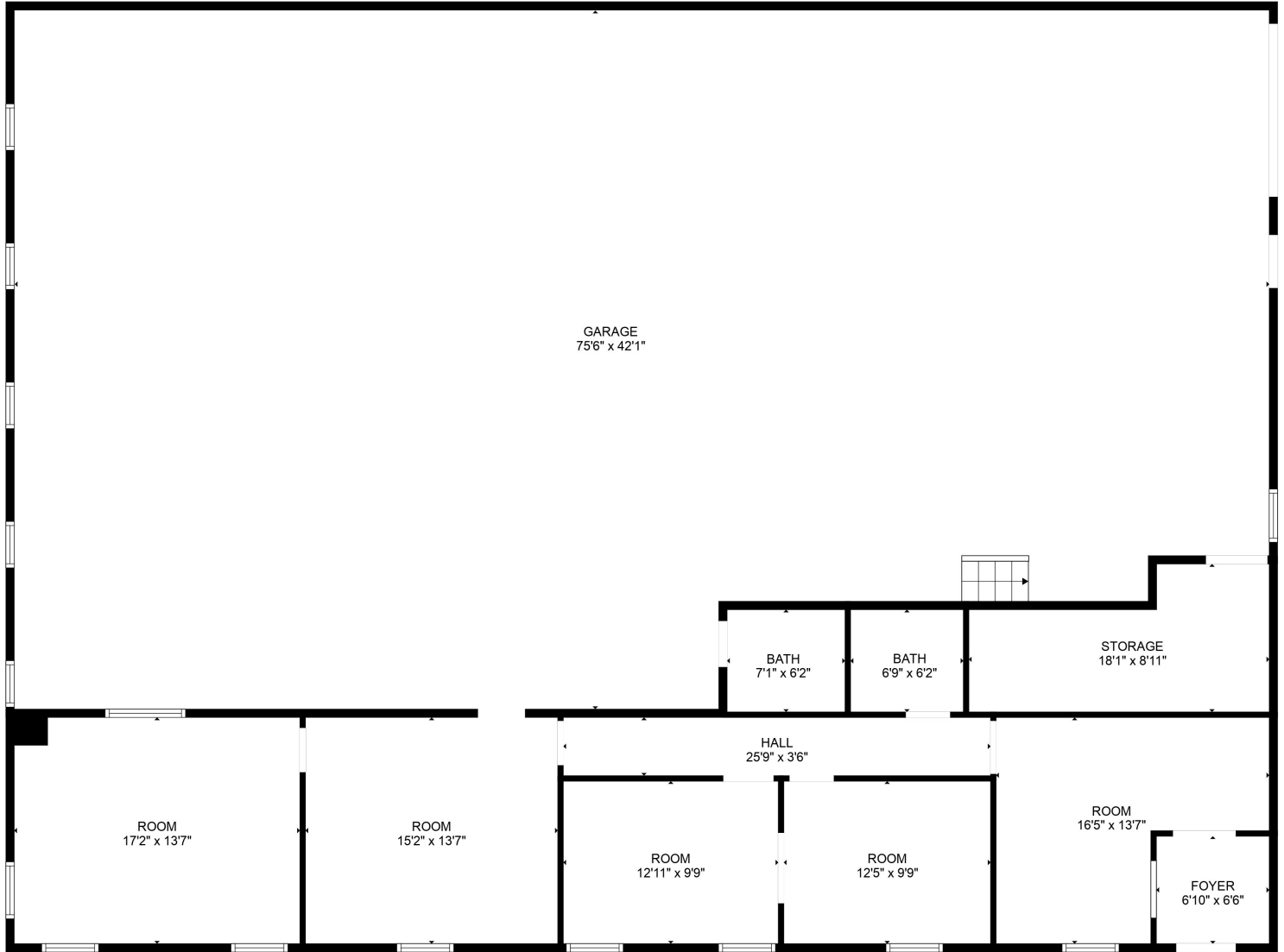
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OFFICE



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EXTERIOR



WAREHOUSE



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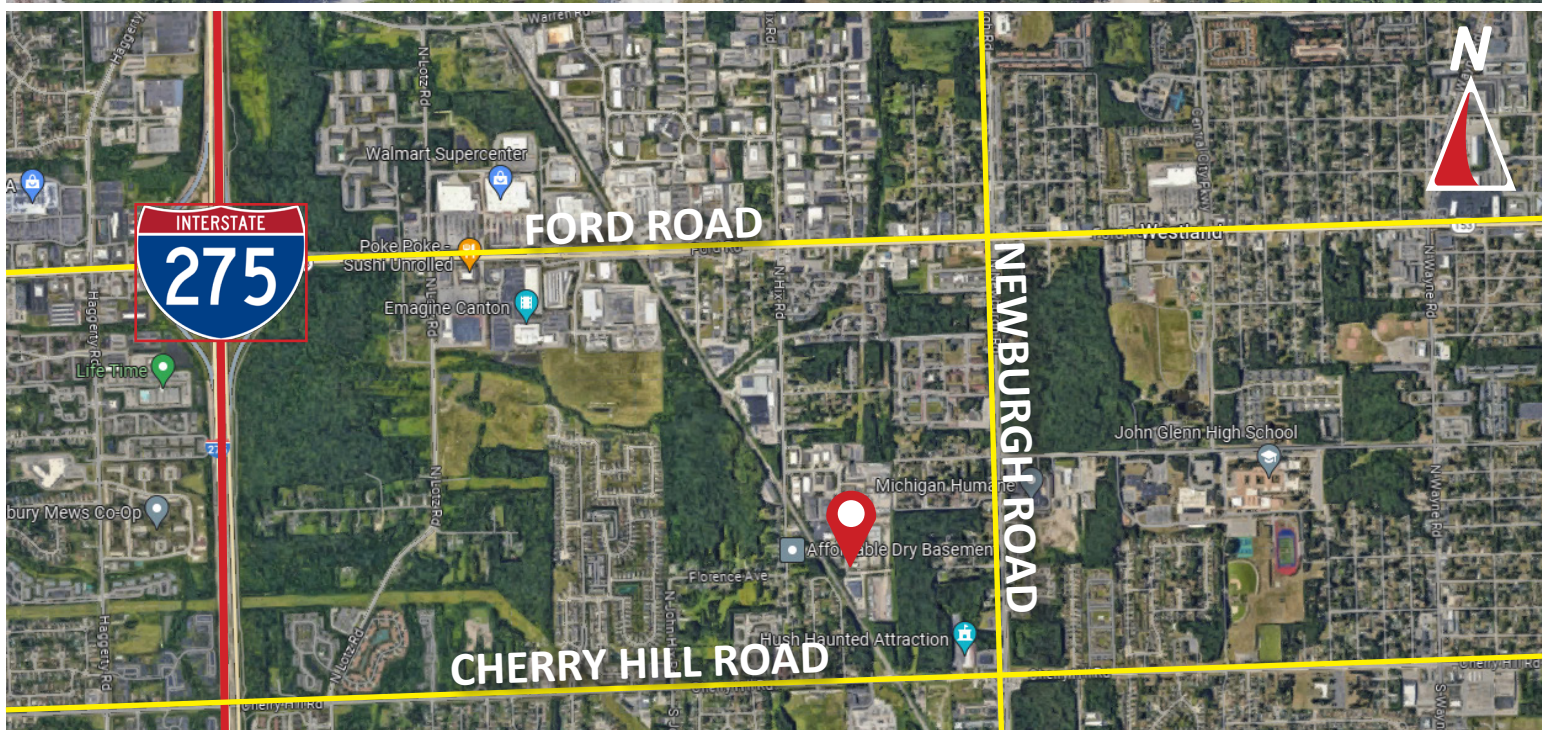
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AERIALS



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