

INDUSTRIAL PROPERTY // FOR SALE

RECENTLY RENOVATED INDUSTRIAL BUILDING IDEAL FOR CAR COLLECTORS & ENTHUSIASTS!

21380 BRIDGE ST
SOUTHFIELD, MI 48033



- 12,050 SF owner/user industrial building
- Extensively renovated inside and out in 2024
- Perfect opportunity for a man cave, automotive storage, or private car collection
- Shop Space is 9,530 SF, and Office is 2,520 SF
- 16' Clear Height & One (1) 12' x 14' Overhead Door
- Central HVAC, Heavy 3-Phase Power, Exhaust Fans
- 0.95-Acre Lot with Trailer Parking & 32 Parking Spaces
- Excellent Southfield location near 8 Mile & Telegraph
- Central Metro Detroit location with convenient regional access



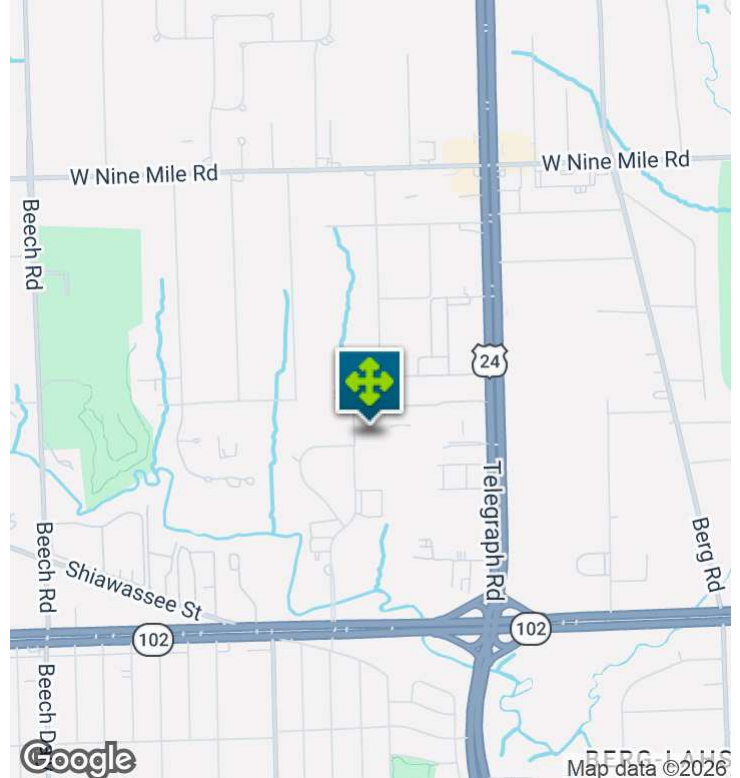
P.A. COMMERCIAL
Corporate & Investment Real Estate

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EXECUTIVE SUMMARY



Sale Price	\$1,600,000
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OFFERING SUMMARY

Building Size:	12,050 SF
Lot Size:	0.95 Acres
Price / SF:	\$132.78
Year Built:	1982
Renovated:	2024
Zoning:	I-L
Market:	Detroit
Submarket:	Southfield
Traffic Count:	45,400

PROPERTY OVERVIEW

21380 Bridge Street is a well-maintained 12,050 SF industrial building for sale in Southfield, Michigan. Extensively renovated in 2024 with improvements to both the interior and exterior, the property offers an excellent opportunity for an owner/user seeking a clean, functional facility with immediate occupancy potential.

The building features approximately 9,530 SF of warehouse/shop space complemented by 2,520 SF of office, providing an efficient layout for a variety of industrial, warehouse, distribution, service, or light manufacturing users. Industrial features include 16' clear height, heavy 3-phase power, a 12' x 14' grade-level overhead door, gas-forced-air shop heat, exhaust fans, and central HVAC with air-conditioned office space. Situated on approximately 0.95 acres, the property provides 32 surface parking spaces along with trailer parking—a valuable amenity for businesses requiring additional vehicle or equipment storage. 21380 Bridge Street offers users the opportunity to acquire a move-in-ready industrial facility in the heart of Metro Detroit.

LOCATION OVERVIEW

Strategically located within Southfield's established industrial market, near the major commercial and transportation corridors of 8 Mile Rd and Telegraph Rd. The location provides convenient access throughout Metro Detroit and places the property within easy reach of Detroit, Oakland County, and surrounding suburban communities. Southfield's central position makes the property well-suited for businesses serving customers, employees, and suppliers throughout Southeast Michigan. Its proximity to major regional roadways provides efficient connectivity for industrial, warehouse,



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INDUSTRIAL DETAILS

Property Type:	Warehouse, Distribution, or Man Cave
Building Size:	12,050 SF
Space Available:	12,050
Shop SF:	9,530 SF
Office SF:	2,520 SF
Mezzanine SF:	None
Occupancy:	Immediate
Zoning:	I-L
Lot Size:	0.95 Acres
Parking Spaces:	32 Spaces
Fenced Yard:	No
Trailer Parking:	Yes
Year Built / Renovated:	1982 / 2024
Construction Type:	Block
Clear Height:	16'
Overhead Doors:	One (1) 12' x 14'
Truckwells/Docks:	None
Cranes:	None
Column Spacing:	Clear-Span
Power:	Heavy 3-Phase Power
Central HVAC:	Yes
Air Conditioning:	Office Only
Heat Type:	GFA
Exhaust Fans:	Yes
Lighting:	Fluourescent
Sprinklers:	No
Floor Drains:	No
Taxes:	\$24,000 (2025-2026)



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ADDITIONAL PHOTOS



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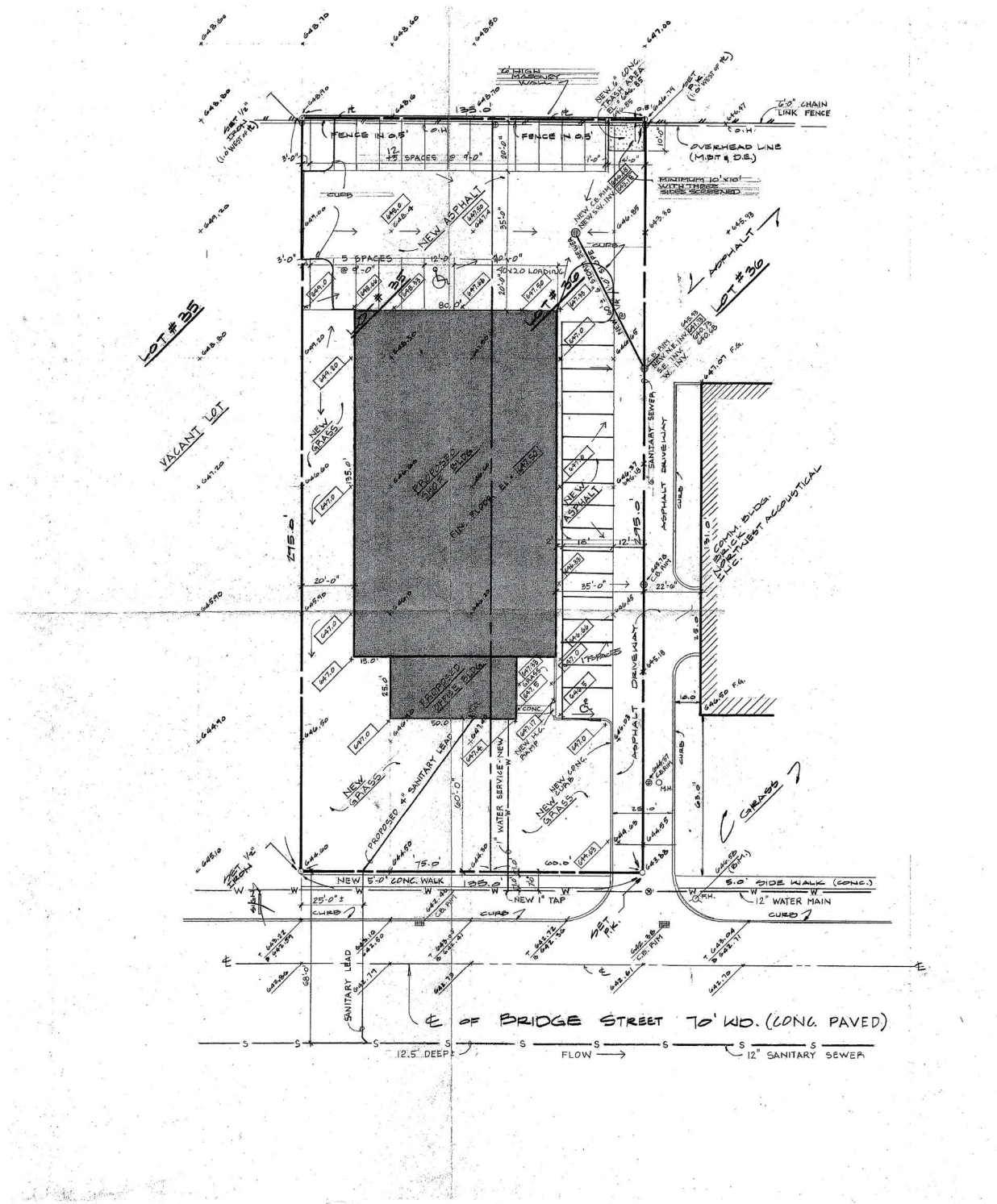
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SITE PLAN



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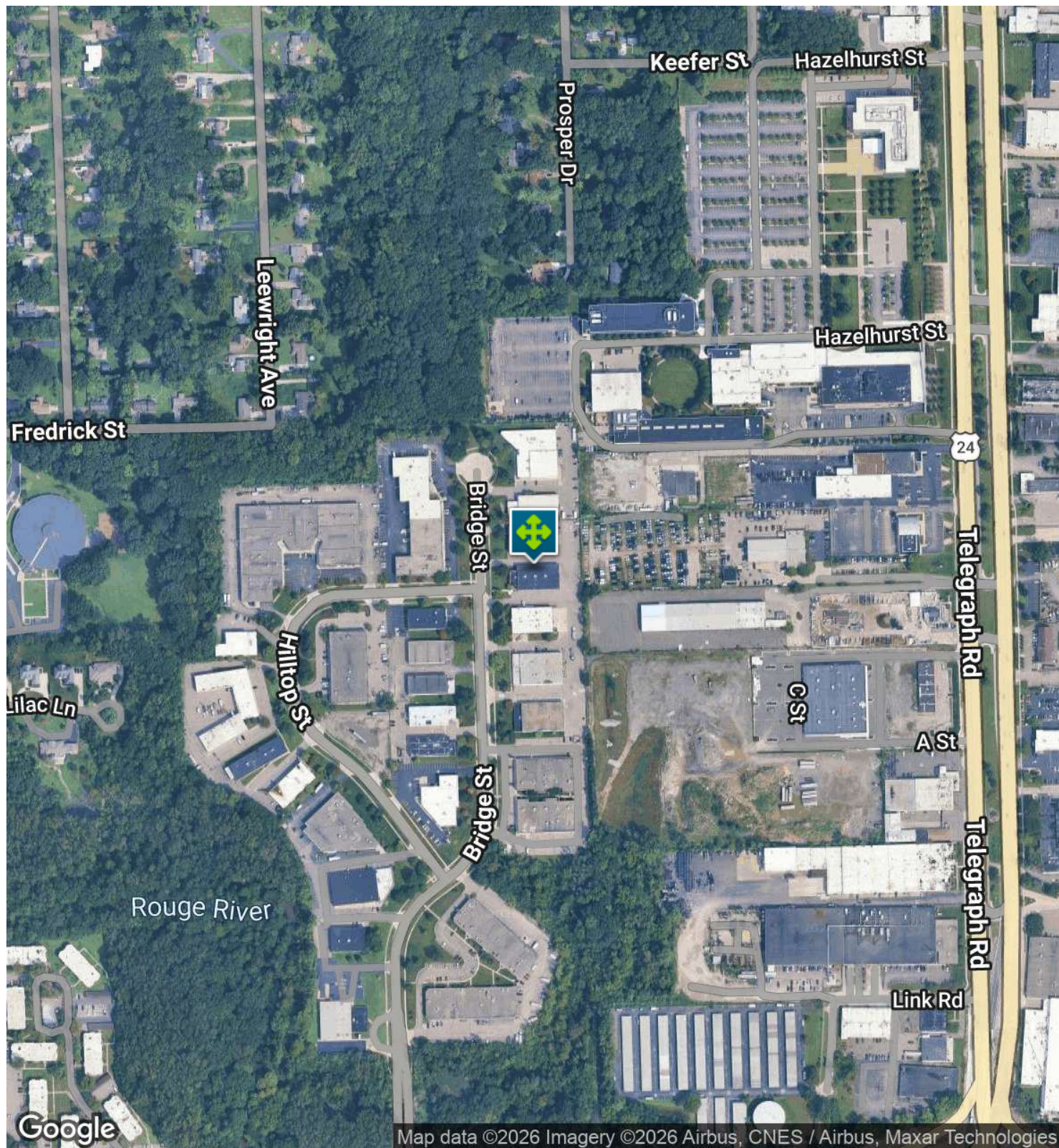
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AERIAL MAP



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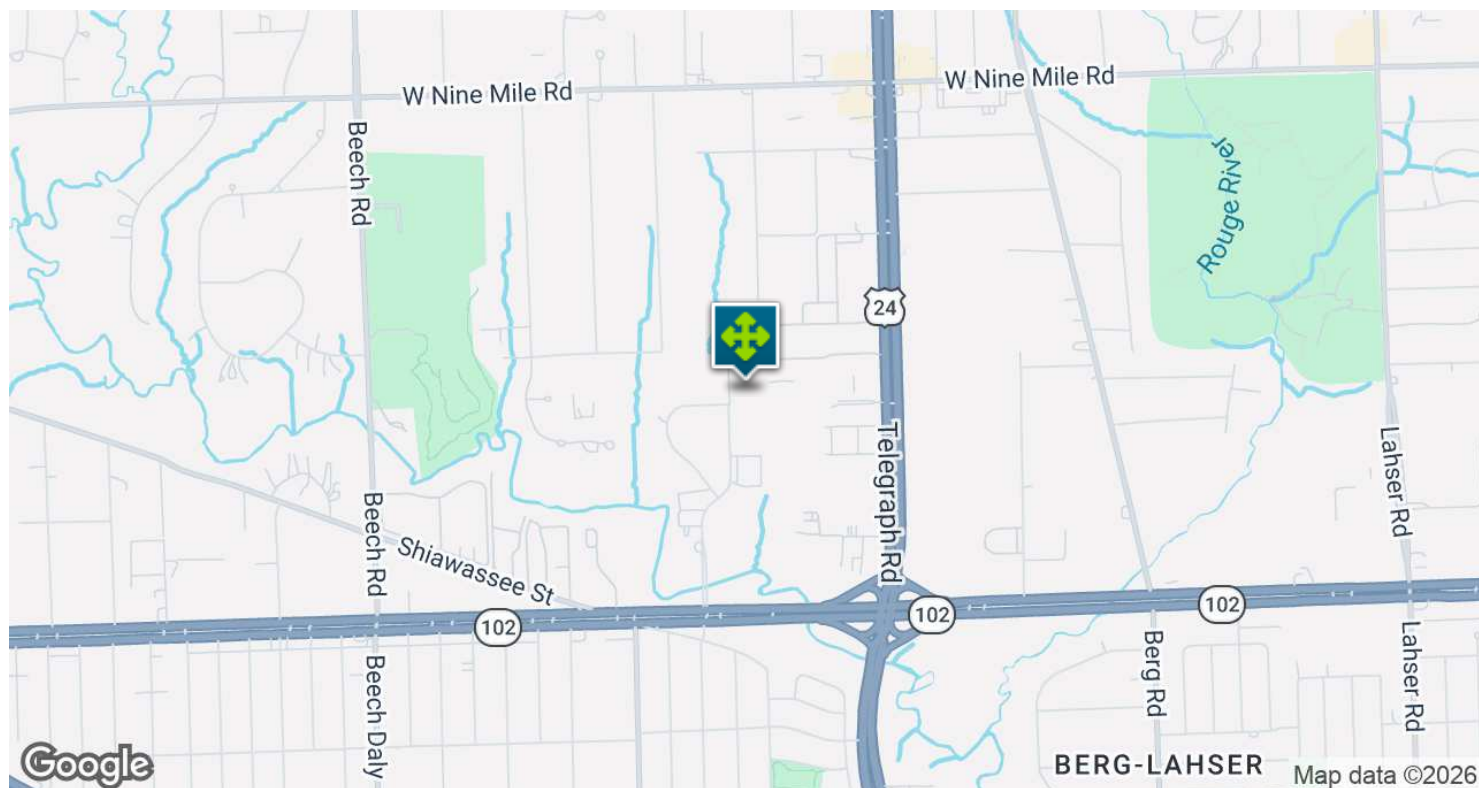
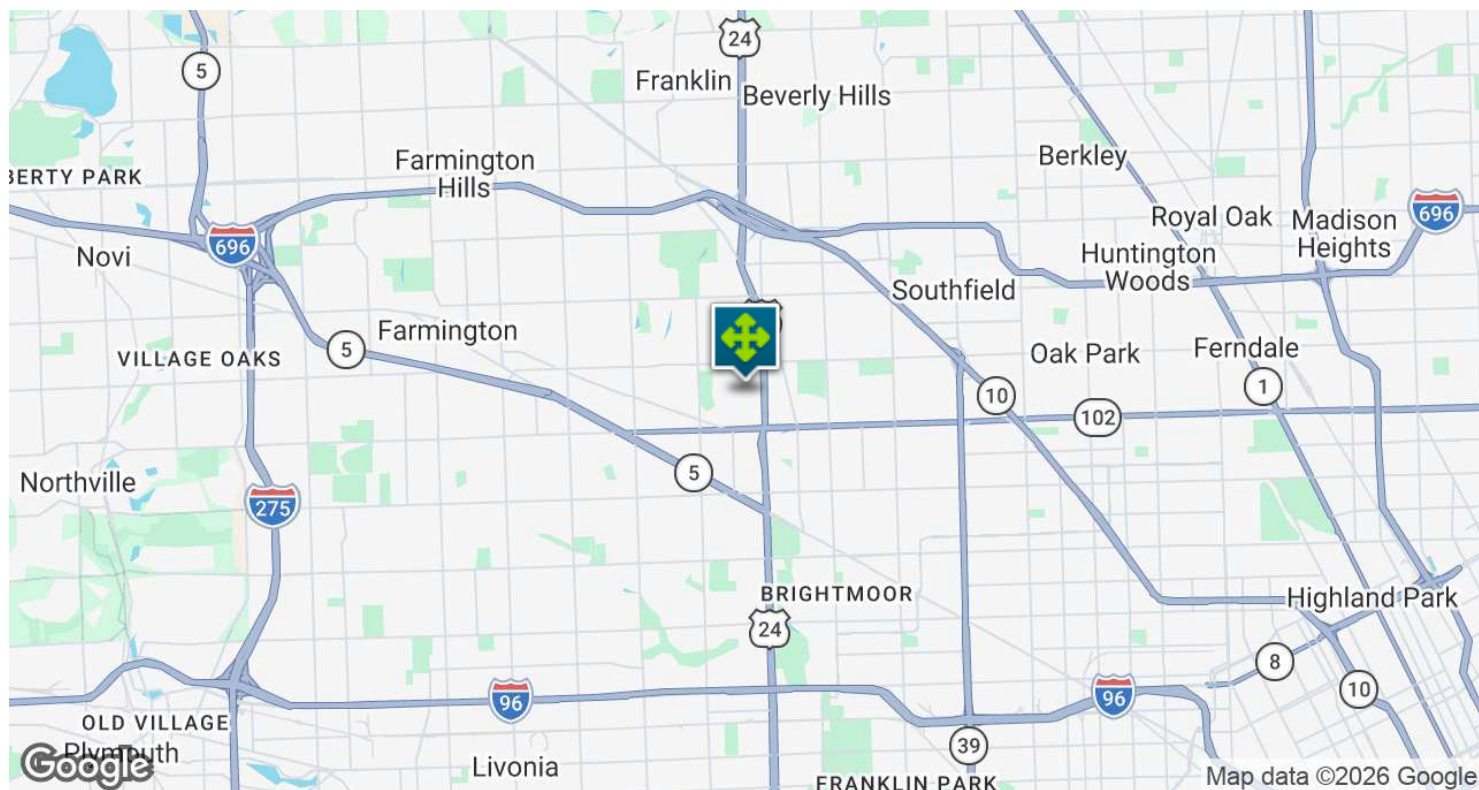
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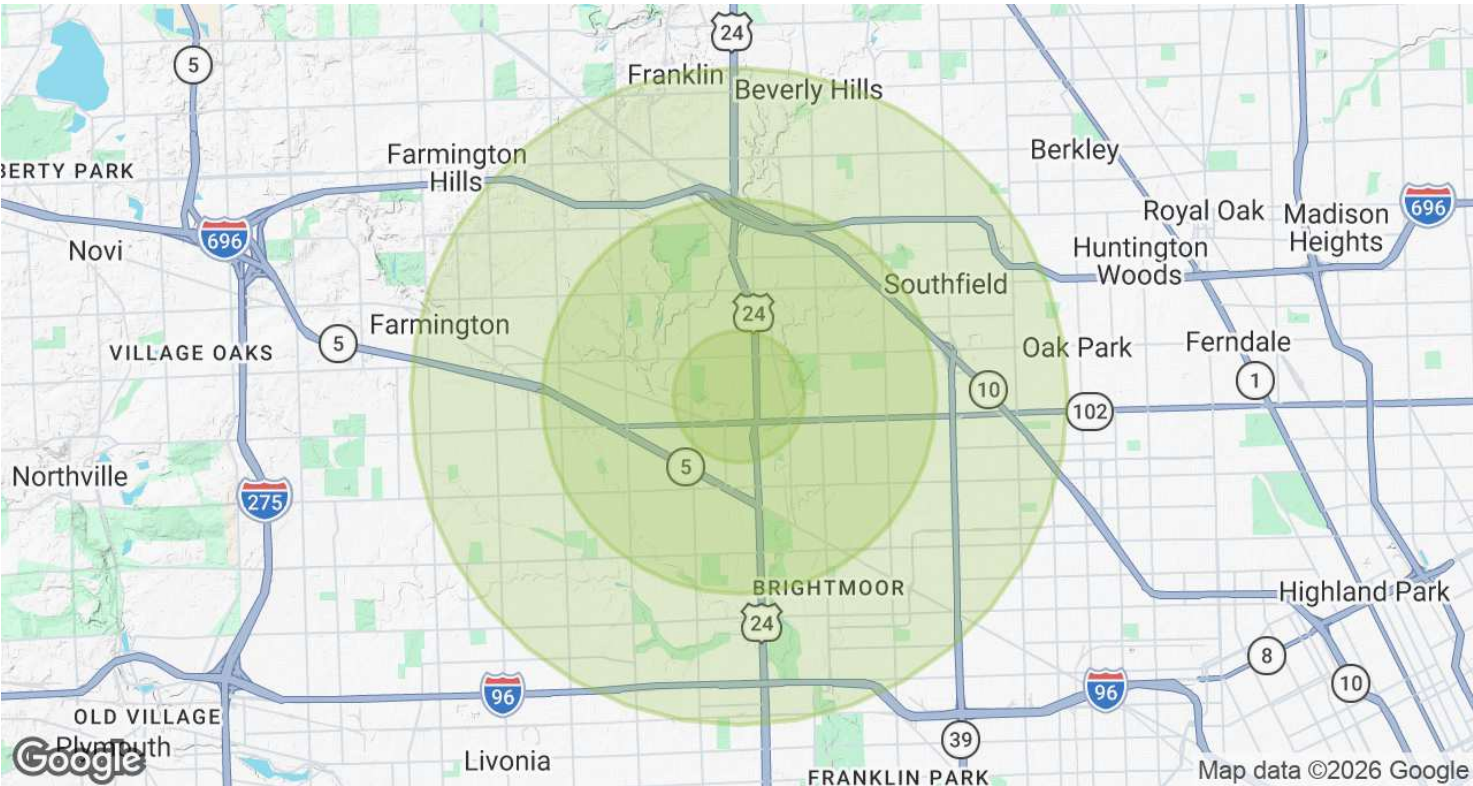
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LOCATION MAP



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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,803	91,989	277,183
Average Age	41.1	40.6	41.1
Average Age (Male)	40.5	38.3	38.3
Average Age (Female)	45.3	42.2	43.3

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,419	39,651	115,202
# of Persons per HH	2.0	2.3	2.4
Average HH Income	\$61,703	\$69,825	\$82,469
Average House Value	\$128,043	\$151,239	\$197,352

2023 American Community Survey (ACS)

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CONTACT US



FOR MORE INFORMATION, PLEASE CONTACT:



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