

FOR SALE AND LEASE!



PILOT

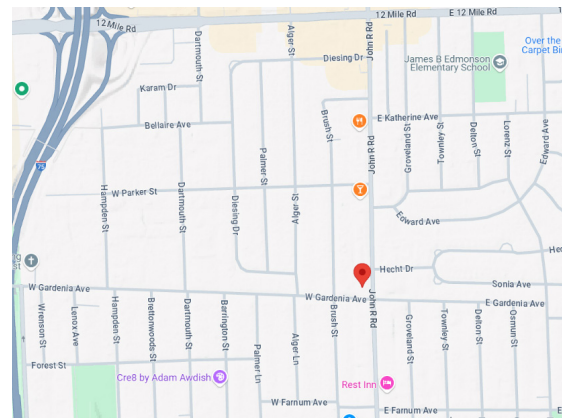
PROPERTY GROUP

28003-28009 JOHN R, MADISON HEIGHTS, MI 48071

PROPERTY OVERVIEW:

- Well-positioned 3-unit building currently generates \$2,300/month in rental income from two occupied units, with the third available for owner-occupancy or additional rental upside.
- Former Dog Grooming and Washing business space available.
- Ample Parking. Close to I-696 and I-75, with strong traffic counts on John R.
- Building signage available - main road frontage.
- Special introductory lease rate of \$2,500/month for the 1st 6 months of the lease for qualified tenants.

Property Type:	Commercial
Cross Streets:	West side of John R at Gardenia (11½ Mile Rd)
Total Square Footage:	4,776
Minimum Square Footage:	2,800
Maximum Square Footage:	2,800
Parcel Size:	0.462 Acres
Year Built:	1953
Zoning:	B-3
Parking Spaces:	16+/-
Heat Type:	Package heating and cooling
Lease Rate:	\$15.00 \$14.00 PRICE REDUCED!
Lease Type:	Gross plus utilities
Sale Price:	\$599,000



AGENT CONTACT INFO

ALEX TERMINI O: 586.254.0900 x104 • C: 586.291.0499 • alex@pilotpg.com

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ADDITIONAL PHOTOS



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