



FOR LEASE | **143,689 SF**
1101 N CENTER RD | **FLINT, MI**

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INVESTORS

Opportunity. Execution. Value Creation.

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PROPERTY HIGHLIGHTS

↖ ↗ **LARGE PARCEL WITH
ROOM TO EXPAND**

↑ ↓ **HIGH BAY SPACE
AVAILABLE WITH 42'
CLEAR HEIGHT**

🔧 **RENOVATED
IN 2020**

💻 **BTS OR MODULAR
OFFICE SPACE
AVAILABLE**



PROPERTY DETAILS

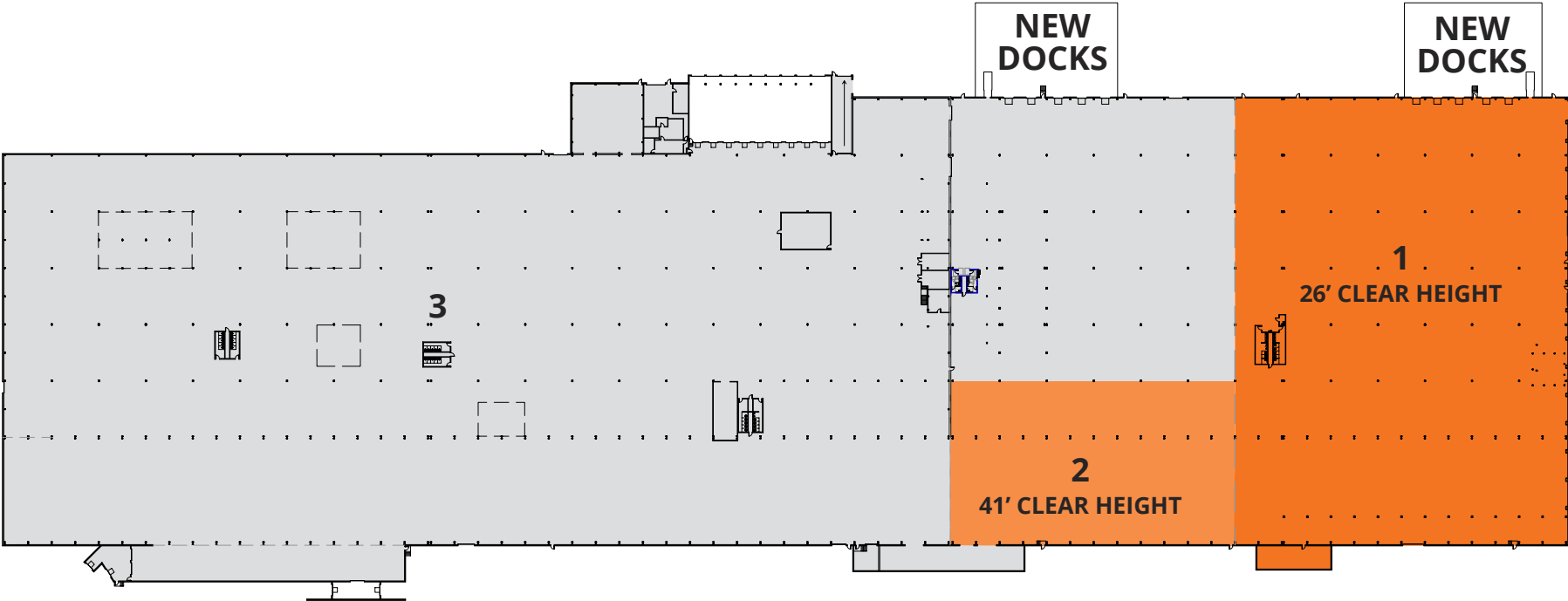
1101 NORTH CENTER RD | FLINT, MI

AVAILABLE SPACE	143,689 SF
MINIMUM DIVISIBLE	43,689 SF
OFFICE SPACE	BTS or Modular
DOCK DOORS	5
DRIVE-INS	2 (4 Possible)
CLEAR HEIGHT	26' - 41'
COLUMN WIDTH & DEPTH	20' x 48'
ROOF	TPO
WALLS	Masonry & Metal
FLOORS	8"+ Reinforced Concrete
YEAR BUILT	1960
YEAR RENOVATED	2020
FIRE SUPPRESSION	New ESFR
LIGHTING	New LED
POWER	Heavy
PARKING	1000+ Surface Spaces, Large Fenced Lot
LAND AREA	77.31 Acres
ZONING	G: Heavy Manufacturing
PARCEL ID	41-09-251-001 41-09-126-010 41-09-252-002

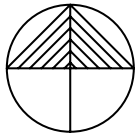


FLOOR PLAN

1101 NORTH CENTER RD | FLINT, MI



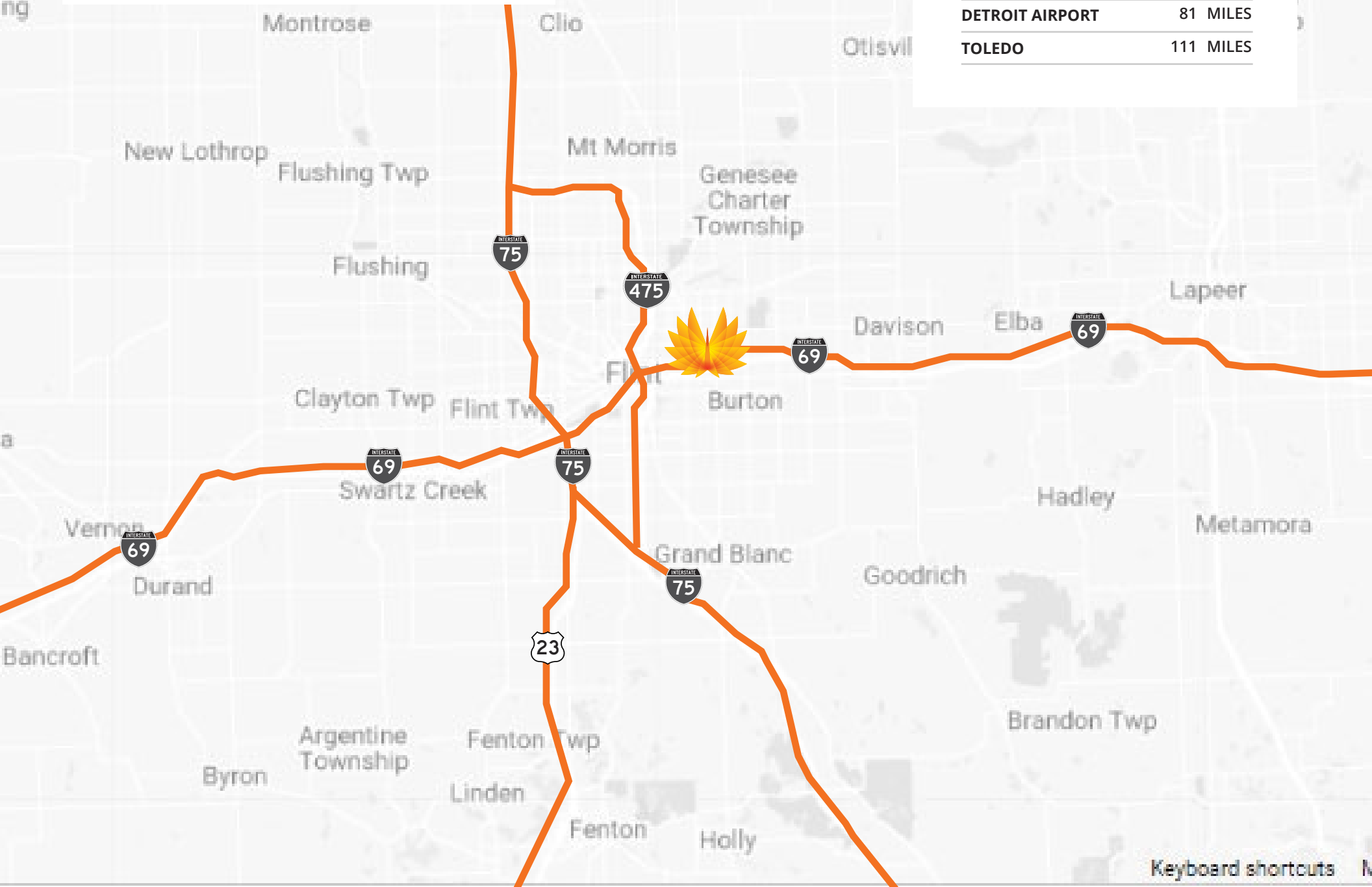
NUMBER	SPACE DESIGNATION	COLUMN SPACING	CLEAR HEIGHT	SQUARE FEET
1	AVAILABLE	20' x 48'	26'	100,000 SF
2	AVAILABLE	20' x 48'	41'	43,689 SF
TOTAL				143,689 SF



LOCATION MAP

1101 NORTH CENTER RD | FLINT, MI

LANSING	56 MILES
DETROIT	70 MILES
DETROIT AIRPORT	81 MILES
TOLEDO	111 MILES





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