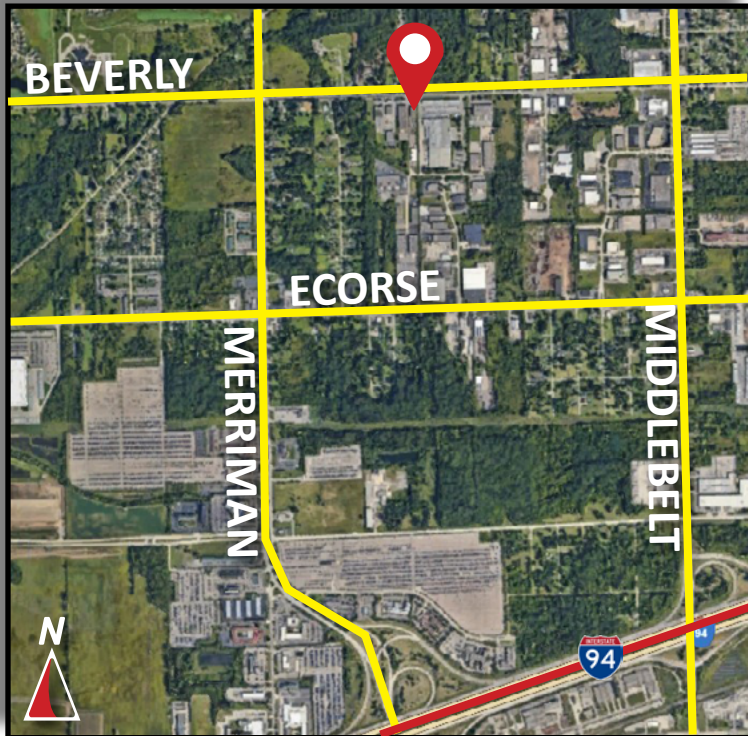


Burger

& COMPANY

FOR SALE/LEASE

30665 Beverly Road
Romulus, Michigan
8,050 Square Feet



- Tremendous Opportunity to be Part of Airport Market Area Growth
- Exceptionally Clean and Well Maintained
- Building is Built by D & G Construction Co.
- Two Docks, One Grade Level Door
- Possible Duplex with Flexible Office Layout
- Sprinklered For Fire Protection
- Fenced Yard With 140' Truck Turning Radius
- 22' Clear Height, Radiant Heat
- Mezzanine Storage Over Offices
- Must See!

Burger & Company

248.536.2888

www.burgercollc.com

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

Paul Burger, SIOR

President

Cell: 586.202.7800

paul@burgercollc.com

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FOR SALE/LEASE

30665 Beverly Road
Romulus, MI



BUILDING SPECIFICATIONS

Location	Middlebelt and I-94	Total Building Square Feet	8,050 SF
County	Wayne	Square Feet Available	8,050 SF
Zoning	Light Industrial	Office Square Feet	1,800 SF
Lot Size	.98 Acres	Warehouse Square Feet	6,250 SF
Year Built	1998		
Construction	Masonry	Roof	Rubber Membrane
Clear Height	22'	Grade Level Doors	One (12'x14' Electric)
Lighting	Metal Halide	Dock Doors	Two with Levelers
Heating	Radiant	Power	600 Amps 3 Phase 208 Volts
Parking	17 Cars	Sprinklers	Yes
Floors	6" Reinforced Concrete	Restrooms	Three
Freestanding	Yes	Property Taxes	\$10,356.86 (2023)

Description

- Located Between Two I-94 Interchanges (Middlebelt and Merriman)
- Fenced Yard, Automotive Repair Equipment (Hoist, Lube System, etc) Available
- Mezzanine Storage Over Offices, Not Included in Square Footage
- Roof Recently Redone

Sale Price \$1,250,000.00
Lease Rate TBD

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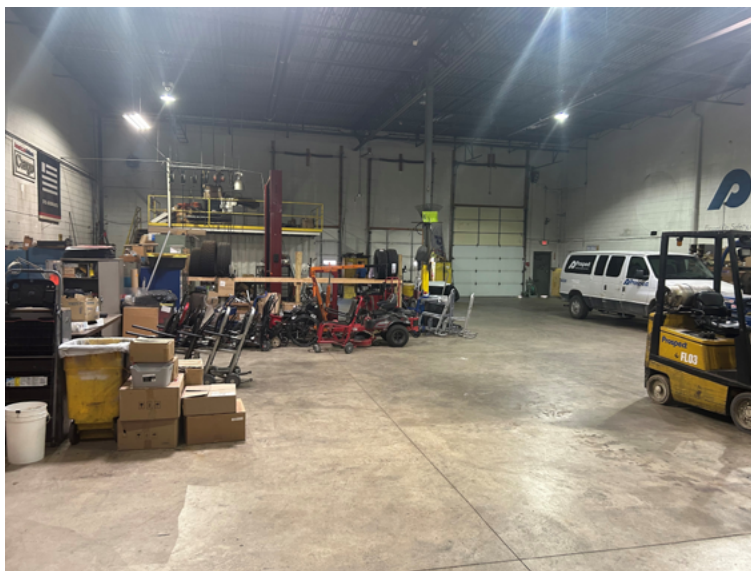
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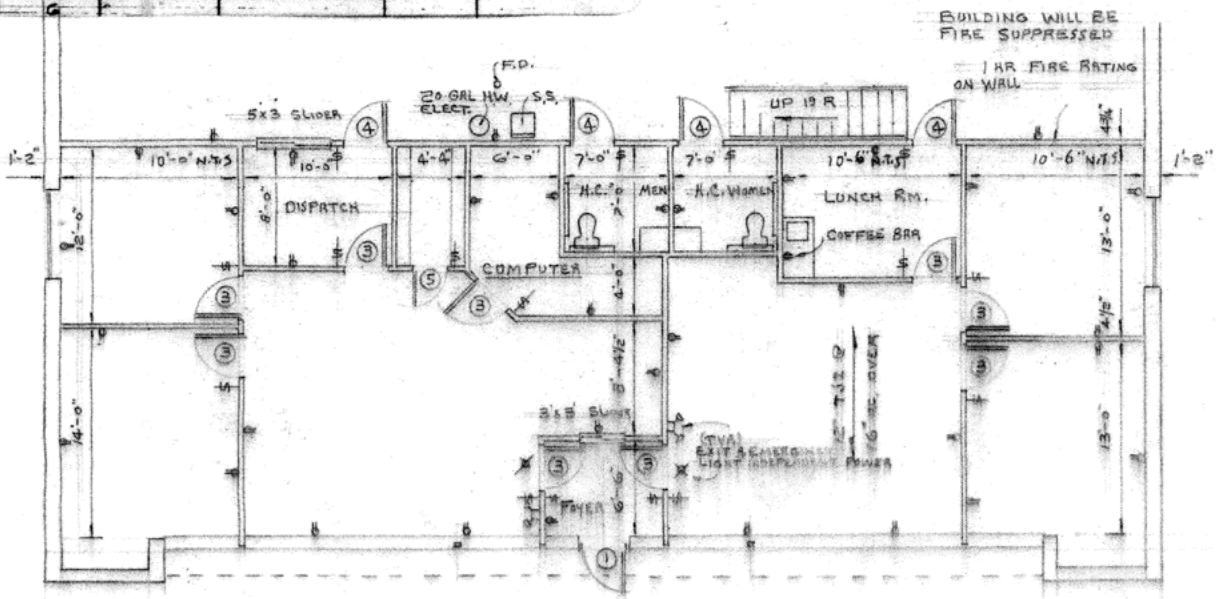
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DOOR SCHEDULE				BLDG. #1 642
MARK	SIZE	MATERIAL	LABE	REMARK
1	3'-0" x 7'-0"	ALUM. & GLASS		WEATHERSTRIP
2	3'-0" x 7'-0"	HOLLOW METAL		ALUM. THRESHOLE
3	3'-0" x 6'-8"	HOLLOW WOOD		
4	3'-0" x 6'-8"	HOLLOW METAL	A	CLOSURE
5	2'-4" x 6'-8"	HOLLOW WOOD		
6				



BUILDING #1 OFFICE PLAN 1/8" = 1'-0"



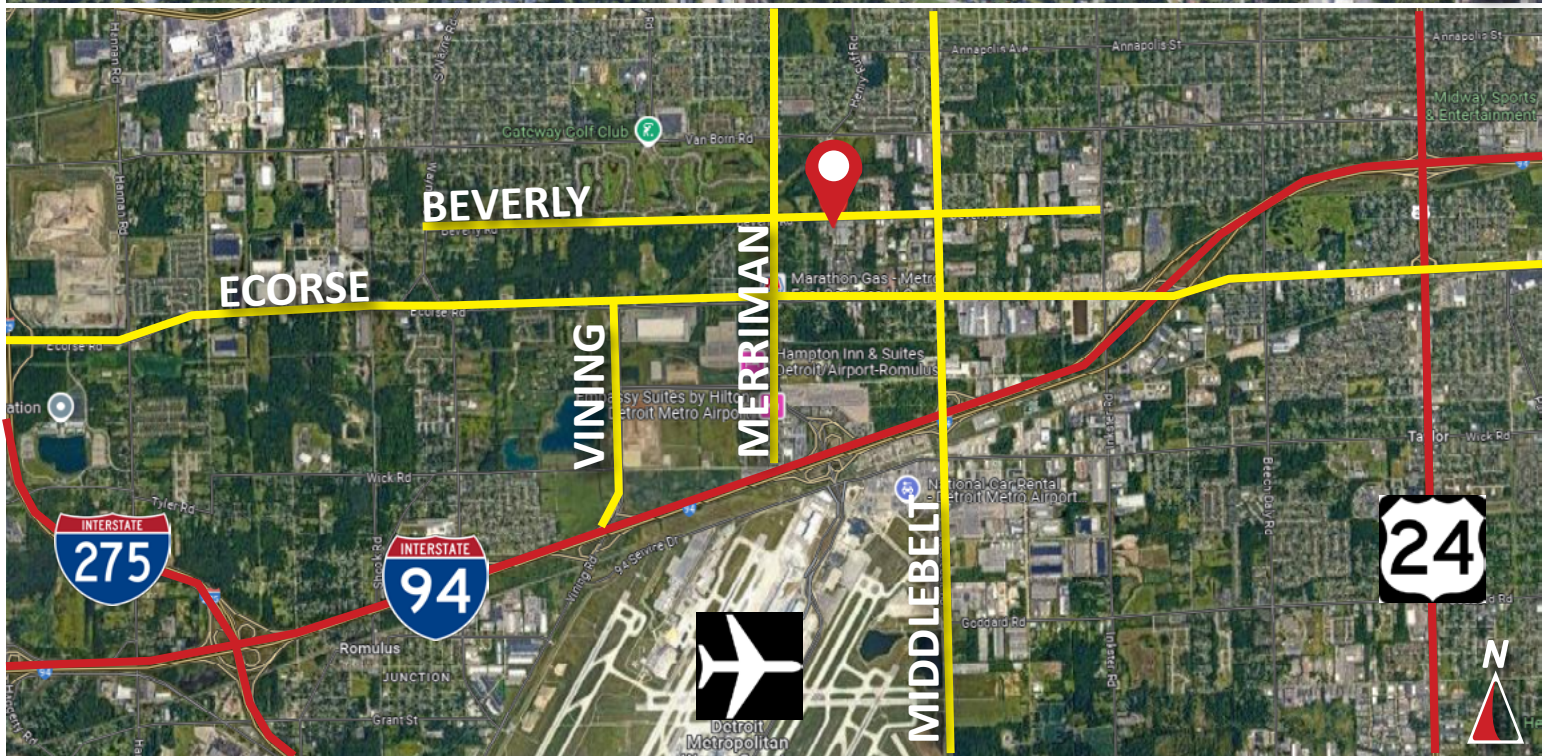
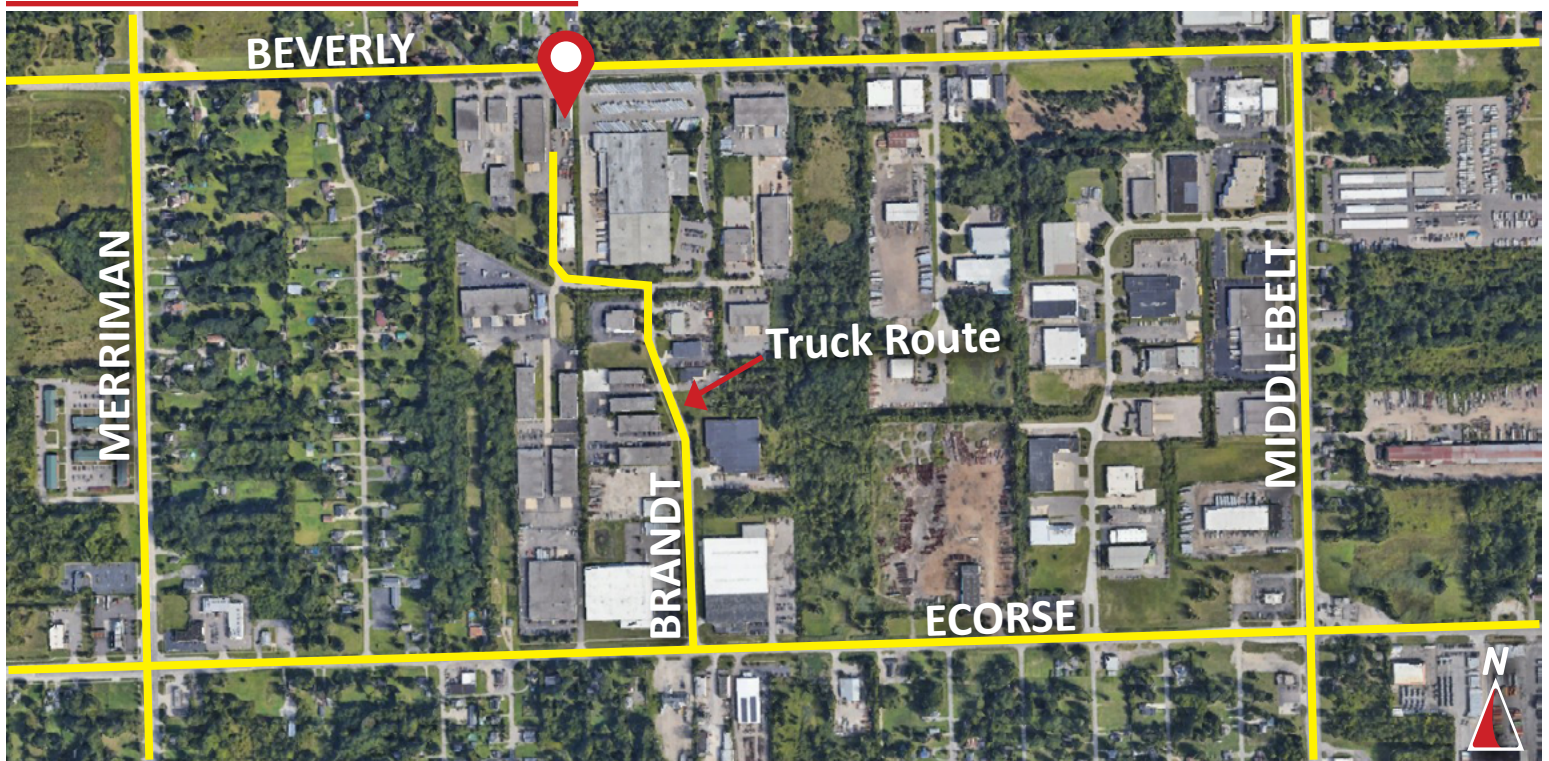
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