

# Sturgis Warehouse

210 Broadus St, Sturgis, MI



**383,680 SF Warehouse (Divisible down to 76,800 SF)**



**Lease Rate: \$4.20 to \$5.40/SF/Year NNN**

210 Broadus St offers flexible warehouse/manufacturing suits with sizes ranging from 383,680 SF to 76,800 SF. Clear heights range from 20' to 16'. New LED lighting throughout.

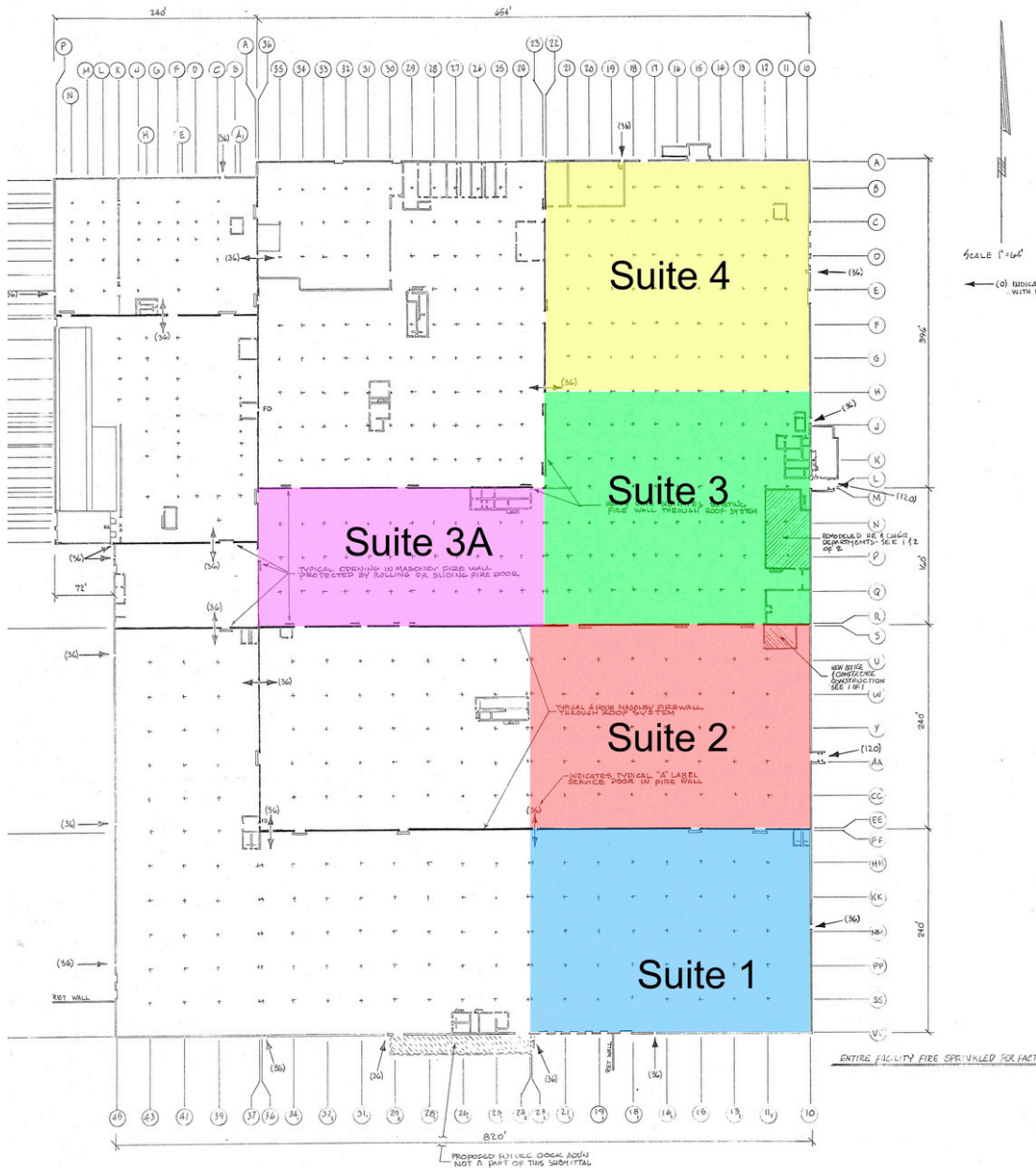


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#### **Suite 1:**

76,800 SF  
\$5.40/SF/YR NNN  
40x40 Bay Spacing  
20' Clear Height  
5 Docks  
1 OH Door

#### **Suite 2:**

76,800 SF  
\$4.20/SF/YR NNN  
40x40 Bay Spacing  
16' Clear Height  
Docks TBD  
OH Doors TBD

#### **Suite 3:**

76,800 SF  
\$4.20/SF/YR NNN  
40x26 Bay Spacing  
16' Clear Height  
5 OH Doors

#### **Suite 3A:**

76,800 SF  
\$4.20/SF/YR NNN  
40x26 Bay Spacing  
20' Clear Height

#### **Suite 4:**

76,800 SF  
\$4.20/SF/YR NNN  
40x26 Bay Spacing  
16' Clear Height  
4 Docs  
1 OH Door

