

**7,734 SQ.FT. - INDUSTRIAL FOR LEASE**



**23 MILE CORRIDOR - NEW CONSTRUCTION**  
**50521 WING DR., SHELBY TWP., MI 48315**

**BUILDING OVERVIEW:**

- Located within the 23 Mile, Shelby Industrial Business Corridor.
- Easy to Locate with access from 23 Mile, or Schoenherr.
- Plan your design and lock into a long term lease.
- Two 7,734 SF Free Standing Industrial buildings being constructed on Wing Dr in Shelby Twp.
- Occupancy schedule for mid 2020.

Property Type:..... Industrial Free Standing, Single Tenant  
 Cross Streets: ..... E. of Schoenherr, S. of 23  
 Total Building Sq. Ft. .... **7,734 - 15,468 is Total of (2) Twin Buildings**  
 Office Sq. Ft.: ..... 1,537  
 Shop Sq. Ft.: ..... 6,179  
 Lease Rate: ..... \$8.95 / Sq. Ft.  
 Lease Type: ..... NNN  
 Construction: ..... Brick/Block  
 Year Built: ..... 2019  
 Power: ..... To Be Verified  
 Zoning: ..... Light Manufacturing  
 Ceiling/Clear Height: ..... 24'  
 Lighting: ..... Metal Halide  
 OH Door: ..... 1 - 12' x 14'  
 Parking: ..... 19 Spaces  
 Heat: ..... To Be Verified

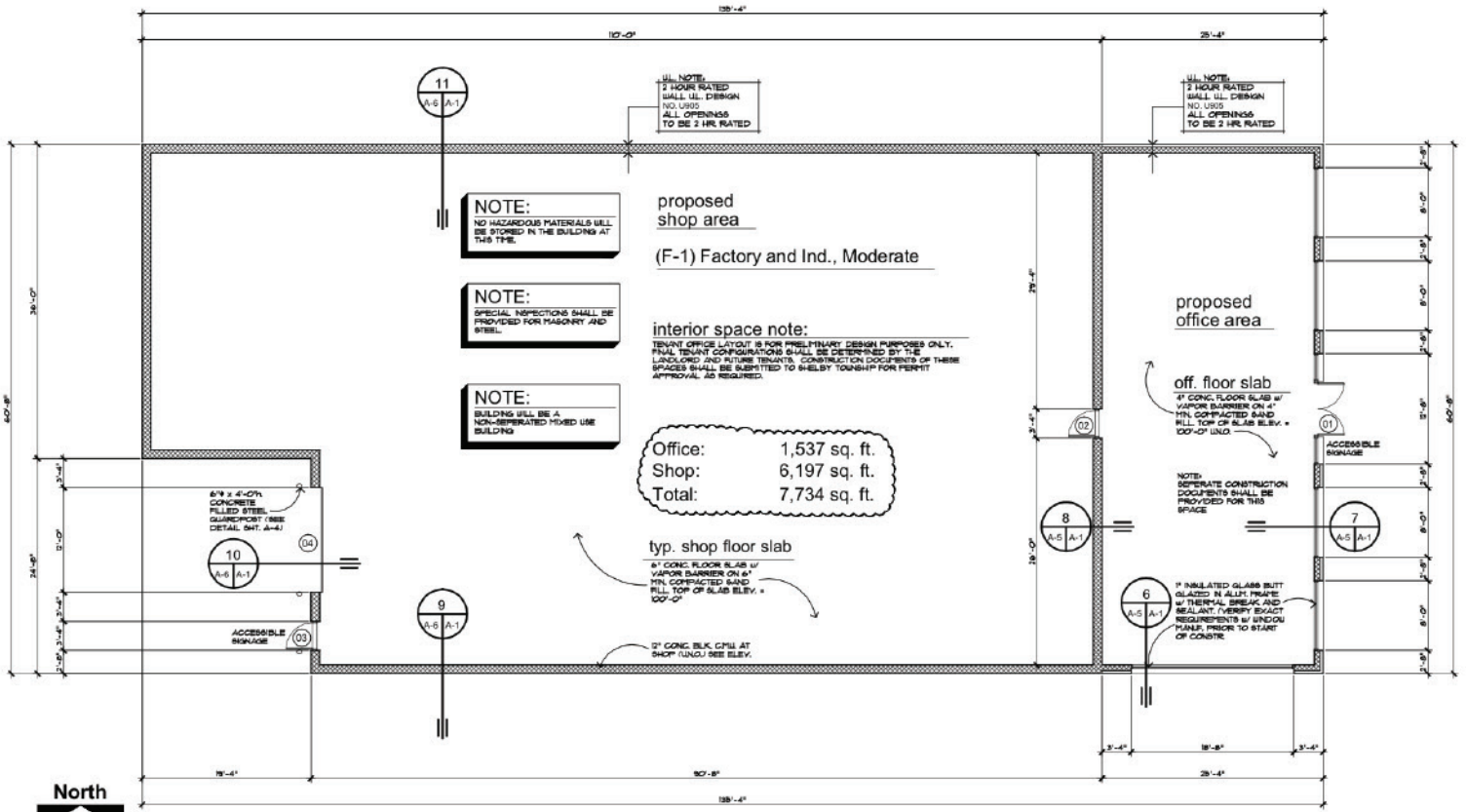


**FOR INFORMATION CALL:**

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*Matching the right people to the right place.*

## FLOOR PLAN



floor plan - building I

1/8" = 1'-0"

legend:  
⊙ SEE DOOR SCHEDULE 9-BEET A-4



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