



Industrial For Sale or Lease

Property Name:
Location: 2181 E. Walton Boulevard
City, State: Auburn Hills, MI
Cross Streets: Lapeer Road
County: Oakland
Zoning: I-1

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.: 24,500	Building Type: Built	Mezzanine: N/A
Available Sq. Ft.: 2,250	Available Shop Sq. Ft.: 0	Office Dim: N/A
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PROPERTY INFORMATION

Clear Height: 9'	Multi-Tenant: Yes	Year Built: 2019
Grade Level Door(s): 0	Rail: No	Sprinklers: Yes
Truckwells or Docks: 0	Security: Yes	Signage: Yes
Exterior Construction: Brick	Interior: N/A	Exterior: N/A
Structural System: Steel	Lighting: LED	Roof: N/A
Air-Conditioning: Office	Bay Sizes: N/A	Floors: Cement
Heating: Office	Restrooms: Yes	Floor Drains: No
Availability: Immediately	Cranes: No	Acreage: 1.435
Power (Amps/Volts): N/A	Parking: 15	Land Dimensions: N/A

PRICING INFORMATION

Lease Rate: \$12.00	Mthly Rate: N/A	Deposit: N/A
Lease Type: G+U	Lease Term: N/A	TD: N/A
Sale Price: Contact Broker	Taxes: \$6,977.39 (2019)	Parcel #: 021411353039
Imprv Allow: N/A	Options: N/A	Assessor #: N/A
Tenant Responsibility: N/A		

COMMENTS

- Monument and building signage available
- Private suite bathrooms
- Build-out Opportunity on the unfinished second floor suite
- Tenant improvement allowance to be determined on a case-by-case situation



Broker: SIGNATURE ASSOCIATES

Agent(s):

Kris Pawlowski, (248) 359-3801, kpawlowski@signatureassociates.com