



Industrial For Sale

Property Name:
Location: 550 S. Telegraph Road
City, State: Pontiac, MI
Cross Streets: Orchard Lake Rd.
County: Oakland
Zoning: B-1

BUILDING SIZE / AVAILABILITY

| | | | |
|--------------------------------|--------|----------------------------------|--------|
| Building Type: | Built | Mezzanine: | N/A |
| Total Building Sq. Ft.: | 12,685 | Available Shop Sq. Ft.: | 11,685 |
| Available Sq. Ft.: | 12,685 | Available Office Sq. Ft.: | 1,000 |
| | | Office Dim: | N/A |
| | | Shop Dim: | N/A |

PROPERTY INFORMATION

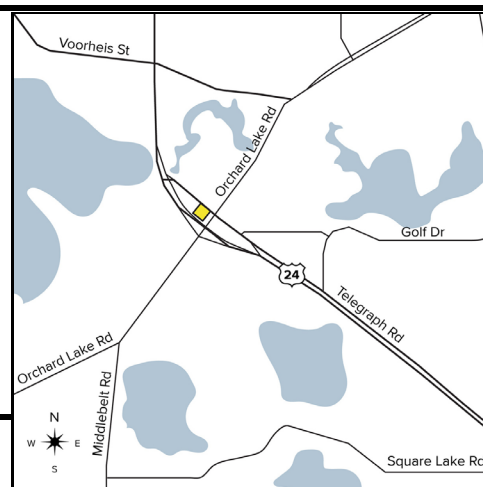
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|-------------------------------|---------------------|-------------------------|-------------|
| Freestanding: | Yes | Year Built: | 1920 |
| Clear Height: | 16' | Rail: | No |
| Grade Level Door(s): | 5: 10 x 12, 12 x 14 | Security: | Yes |
| Truckwells or Docks: | 0 | Interior: | N/A |
| Exterior Construction: | Brick | Lighting: | Yes |
| Structural System: | Brick | Bay Sizes: | N/A |
| Air-Conditioning: | N/A | Restrooms: | Yes |
| Heating: | Radiant Tube | Cranes: | No |
| Availability: | Immediately | Parking: | 70, Surface |
| Power (Amps/Volts): | N/A | Land Dimensions: | N/A |
| | | Sprinklers: | No |
| | | Signage: | Yes |
| | | Exterior: | N/A |
| | | Roof: | New |
| | | Floors: | 6" |
| | | Floor Drains: | No |
| | | Acreage: | 0.720 |

PRICING INFORMATION

| | | | | | |
|--------------------|--------------------------|-----------------|-----|--------------------|-----|
| Sale Price: | \$640,000 (\$50.45/sqft) | Deposit: | N/A | TD: | N/A |
| Taxes: | \$0.66/sf (2018) | Options: | N/A | Assessor #: | N/A |
| Parcel #: | 14-31-377-011 | | | | |

COMMENTS

Vacant building previously used as a storage/warehouse. Main road frontage on Telegraph Road, plenty of land for outdoor storage. Great for landscaping/warehousing.



Broker: SIGNATURE ASSOCIATES

Agent(s):

Marty Maier, (248) 948-0110, mmaier@signatureassociates.com