



## Industrial For Sale

**Property Name:** Former Brown's Bakery  
**Location:** 4817,4827,4847 W. Vernor Hwy  
**City, State:** Detroit, MI  
**Cross Streets:** McKinney/Lansing St.  
**County:** Wayne  
**Zoning:** B-4

### BUILDING SIZE / AVAILABILITY

<b>Building Type:</b>	Built	<b>Mezzanine:</b>	N/A
<b>Total Building Sq. Ft.:</b>	34,959	<b>Available Shop Sq. Ft.:</b>	34,959
<b>Available Sq. Ft.:</b>	34,959	<b>Available Office Sq. Ft.:</b>	0
		<b>Office Dim:</b>	N/A
		<b>Shop Dim:</b>	N/A

### PROPERTY INFORMATION

<b>Freestanding:</b>	Yes	<b>Year Built:</b>	N/A
<b>Clear Height:</b>	12' - 30'	<b>Rail:</b>	No
<b>Grade Level Door(s):</b>	2: 10 x 12	<b>Security:</b>	No
<b>Truckwells or Docks:</b>	2	<b>Interior:</b>	No
<b>Exterior Construction:</b>	N/A	<b>Lighting:</b>	N/A
<b>Structural System:</b>	N/A	<b>Bay Sizes:</b>	N/A
<b>Air-Conditioning:</b>	N/A	<b>Restrooms:</b>	Yes
<b>Heating:</b>	Forced Air	<b>Cranes:</b>	No
<b>Availability:</b>	Immediately	<b>Parking:</b>	Ample
<b>Power (Amps/Volts):</b>	N/A	<b>Roof:</b>	N/A
		<b>Floors:</b>	N/A
		<b>Floor Drains:</b>	No
		<b>Acreage:</b>	1.194
		<b>Land Dimensions:</b>	N/A

### PRICING INFORMATION

<b>Sale Price:</b>	Contact Broker	<b>Deposit:</b>	N/A	<b>TD:</b>	N/A
<b>Taxes:</b>	\$20,685.83 (2019)	<b>Options:</b>	N/A	<b>Assessor #:</b>	N/A
<b>Parcel #:</b>	See Comments				

### COMMENTS

Listing includes 2 buildings and 3 vacant lots; 1654 Morrell St. 0.096 acre, 1646 Morrell St. 0.096 acre, 1645 Ferdinand St. 0.193 acre. This was the former Brown's Bakery headquarters. The property has been in the hands of the original owners since the company was started! The rich history and pride in their family business shines through in this meticulously maintained site. This could be a turn-key opportunity for another food service provider or any warehouse/production user.

Parcel ID#: 16000653-61, 16010067-8, 16010296, & 16010297 only the land sold, can we take this off our marketing package.



**Broker:** SIGNATURE ASSOCIATES

#### Agent(s):

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