

263 E. WALTON BLVD.
PONTIAC, MICHIGAN

INVESTMENT SALE - INDUSTRIAL
47,039 Square Feet Available



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HIGHWOOD INDUSTRIAL PARK



PROPERTY FEATURES

- 47,039 square feet available
- 17' clear height
- (4) 12x14 grade level doors
- Zoned II
- 4.05 acres allow for almost 3 acres of outside fenced storage
- Occupied by AT&T for the last 20 years
- Office, shop, and maintenance facility
- Lease has been extended through July 31, 2027
- Average rental rate is \$5.80/sq. ft. NNN with approximately 9.5% Cap Rate
- Call Listing Broker for lease information
- Sale Price: \$2,990,000 (\$63.56/sq.ft.)



For more information, please contact:

JOE BANYAI
(248) 948 0108
jbanyai@signatureassociates.com

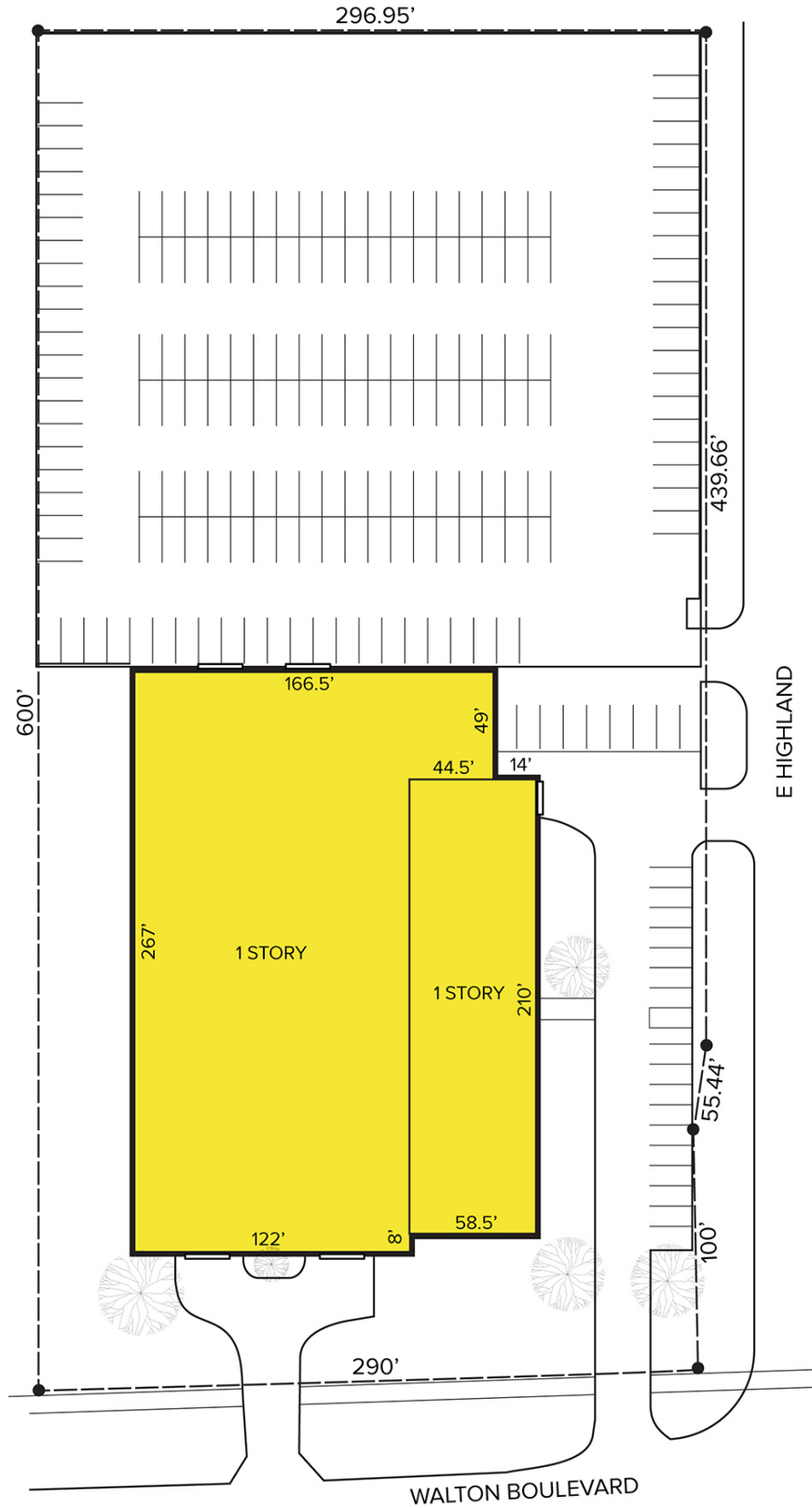
SIGNATURE ASSOCIATES
One Towne Square, Suite 1200
Southfield, MI 48076
www.signatureassociates.com

263 E. Walton Blvd. – Pontiac, Michigan

Investment Sale – Industrial

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Square Feet
AVAILABLE

Site Plan



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Aerial



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Information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing withdrawal.