

FOR LEASE

18501 KRAUSE STREET
RIVERVIEW, MI 48193



PROPERTY FEATURES:

- 17,350 SF available for lease
- Four (4) drive-in doors (14'x14')
- Three (3) 30,000 lbs cranes
- 30' clear height / 36' ceiling height
- Heavy power
- Close access to I-75
- Rental rate \$5.50 NNN



FOR MORE INFORMATION PLEASE CONTACT:

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eCODE 547

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FOR LEASE

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BUILDING SF:	17,350 SF
AVAILABLE SF:	17,350 SF
WAREHOUSE SF:	15,850 SF
OFFICE SF:	1,500 SF
LAND SIZE:	2.98
COUNTY:	WAYNE

SITE

LAND (ACRES):	2.98
PARCEL NUMBER:	51-013-02-0001-002
ZONING:	M2-GENE

GENERAL

PARKING SPACES:	30
PARKING RATIO:	N/A
PARKING TYPE:	SURFACE

PRICING & AVAILABILITY

LEASE RATE:	\$5.50 SF/YR (NNN)
LEASE TYPE:	NNN
MIN AVAILABLE SF:	± 17,350 SF
MAX SPACE AVAILABLE:	± 17,350 SF
OCCUPANCY:	SINGLE

BUILDING INFORMATION

YEAR BUILT:	1978
STORIES:	1
LIGHTING:	HALOGEN
CLEAR HEIGHT:	30'
CEILING HEIGHT:	36'
RESTROOMS:	2
CRANES:	THREE (3)
CRANE DESCRIPTION:	30,000 LBS
ELECTRICAL:	HEAVY POWER
SPRINKLERS:	YES
# DOCKS/TRUCKWELLS:	N/A
# OVERHEAD DOORS:	4
DOOR DIMENSIONS (HXW):	14' X 14'

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