



## Industrial For Sale

**Property Name:**

**Location:** 1600 - 1634 E. Grand Boulevard  
**City, State:** Detroit, MI  
**Cross Streets:** Mt. Elliott St./ I-94  
**County:** Wayne  
**Zoning:** M-4

### BUILDING SIZE / AVAILABILITY

**Total Building Sq. Ft.:** 184,738  
**Available Sq. Ft.:** 184,738

**Building Type:** Built  
**Available Shop Sq. Ft.:** 101,079  
**Available Office Sq. Ft.:** 83,659

**Mezzanine:** N/A  
**Office Dim:** N/A  
**Shop Dim:** N/A

### PROPERTY INFORMATION

**Clear Height:** 12' - 20'  
**Grade Level Door(s):** 1: 14 x 12  
**Truckwells or Docks:** 3  
**Exterior Construction:** Brick  
**Structural System:** Steel  
**Air-Conditioning:** Office Only  
**Heating:** Gas Forced Air  
**Availability:** Immediately  
**Power (Amps/Volts):** 240/440 Volts

**Multi-Tenant:** Yes  
**Rail:** No  
**Security:** No  
**Interior:** No  
**Lighting:** Fluorescent  
**Bay Sizes:** N/A  
**Restrooms:** Yes  
**Cranes:** No  
**Parking:** 200

**Year Built:** 1989  
**Sprinklers:** No  
**Signage:** Yes  
**Exterior:** Yes  
**Roof:** Flat  
**Floors:** N/A  
**Floor Drains:** Yes  
**Acreage:** 7.000  
**Land Dimensions:** N/A

### PRICING INFORMATION

**Sale Price:** Contact Broker  
**Taxes:** \$11,619.47 (2020)  
**Parcel #:** 1500059.003; 002

**Deposit:** N/A  
**Options:** N/A

**TD:** N/A  
**Assessor #:** N/A

### COMMENTS

Immediate access to I-94 expressway, just east of I-75. Close to new FCA Plant, Dakkota Integrated Systems, and GM Poletown Plant. Secured gated parking.

- 2-Building Portfolio Sale:  
 - 1600 E. Grand Blvd: 80,479 sq. ft office building  
 - 1634 E. Grand Blvd: 104,259 sq. ft. industrial/warehouse building



**Broker:** SIGNATURE ASSOCIATES

**Agent(s):**

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