



Industrial For Sale

Property Name:
Location: 32800 Eight Mile Road
City, State: Farmington/F. Hills, MI
Cross Streets: East of Farmington Road
County: Oakland
Zoning: I-1, Lt Industrial

BUILDING SIZE / AVAILABILITY

Total Building Sq. Ft.:	9,800	Building Type:	Built	Mezzanine:	N/A
Available Sq. Ft.:	9,800	Available Shop Sq. Ft.:	8,000	Office Dim:	N/A
		Available Office Sq. Ft.:	1,800	Shop Dim:	N/A

PROPERTY INFORMATION

Freestanding:	Yes	Year Built:	1962
Clear Height:	15'	Rail:	No
Grade Level Door(s):	3: 12 x 14, 10 x 10	Security:	Yes
Truckwells or Docks:	0	Interior:	N/A
Exterior Construction:	Block	Lighting:	LED
Structural System:	Block/Steel	Bay Sizes:	40'
Air-Conditioning:	Office	Restrooms:	3
Heating:	Radiant	Cranes:	No
Availability:	Immediate	Parking:	18
Power (Amps/Volts):	400 Amps, 240 Volts, 3-Phase	Roof:	New - 2022
		Floors:	N/A
		Floor Drains:	No
		Acreage:	0.600
		Land Dimensions:	N/A

PRICING INFORMATION

Sale Price:	\$795,000 (\$81.12/sqft)	Deposit:	N/A	TD:	N/A
Taxes:	\$1.07/sf (2022)	Options:	N/A	Assessor #:	N/A
Parcel #:	23-34-335-012				

COMMENTS

Cold storage recently demolished to open up rear fenced yard.

Recent renovations include:

- Interior/exterior painted warehouse
- New roof (2022)
- New gutters



Broker: SIGNATURE ASSOCIATES

Agent(s):

Christopher M. D'Angelo, (248) 948-0109, cdangelo@signatureassociates.com
 Jeff Lemanski, (248) 359-0641, jlemanski@signatureassociates.com