SUBLEASE OPPORTUNITY THROUGH JULY 31, 2019

105,168 SQUARE FEET

WARREN BUSINESS CENTER

26195 BUNERT ROAD | WARREN, MI



MICHAEL J. BENNETT, SIOR, CCIM
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COLLIERS INTERNATIONAL | 2 CORPORATE DRIVE, SUITE 300 | SOUTHFIELD, MI 48076

PROPERTY SPECIFICATIONS / FINANCIALS

PROPERTY SPECIFICATIONS	
TOTAL SQUARE FEET	620,964
AVAILABLE SQUARE FEET	105,168
OFFICE SQUARE FEET	3,200 (Approximately)
ACREAGE	37.28
CEILING HEIGHT	23' Clear
AVAILABLE DOCKS	(8) 9' X 10' Dock Doors; (6) Dock Doors Equipped w/50,000 lb. Capacity In-Floor Airbag Levelers; (1) Dock Door Equipped w/40,000 lb. Capacity In-Floor Mechanical Leveler; (1) Dock Door Equipped w/30,000 lb. Capacity Edge of Dock Leveler Dock Doors Have Shelters and Bumpers
AVAILABLE DRIVE-IN DOORS	(1) 12' x 14' Grade Level
POWER	800A / 480/277V / 3-Phase Panel
HVAC	Radiant Tube Heat; Roof Mounted Wall Fans Supply Warehouse Ventilation
LIGHTING	Metal Halide
SPRINKLERS	ESFR
COLUMN SPACING	50' X 38'
PARKING	49 Spaces
ZONING	M-2

FINANCIALS	
LEASE RATE	$4.50/SF NNN
TAXES	$0.73/SF (2016)
TENANT'S PRO RATA SHARE OF COMPLEX	17%



SUBLEASE OPPORTUNITY >

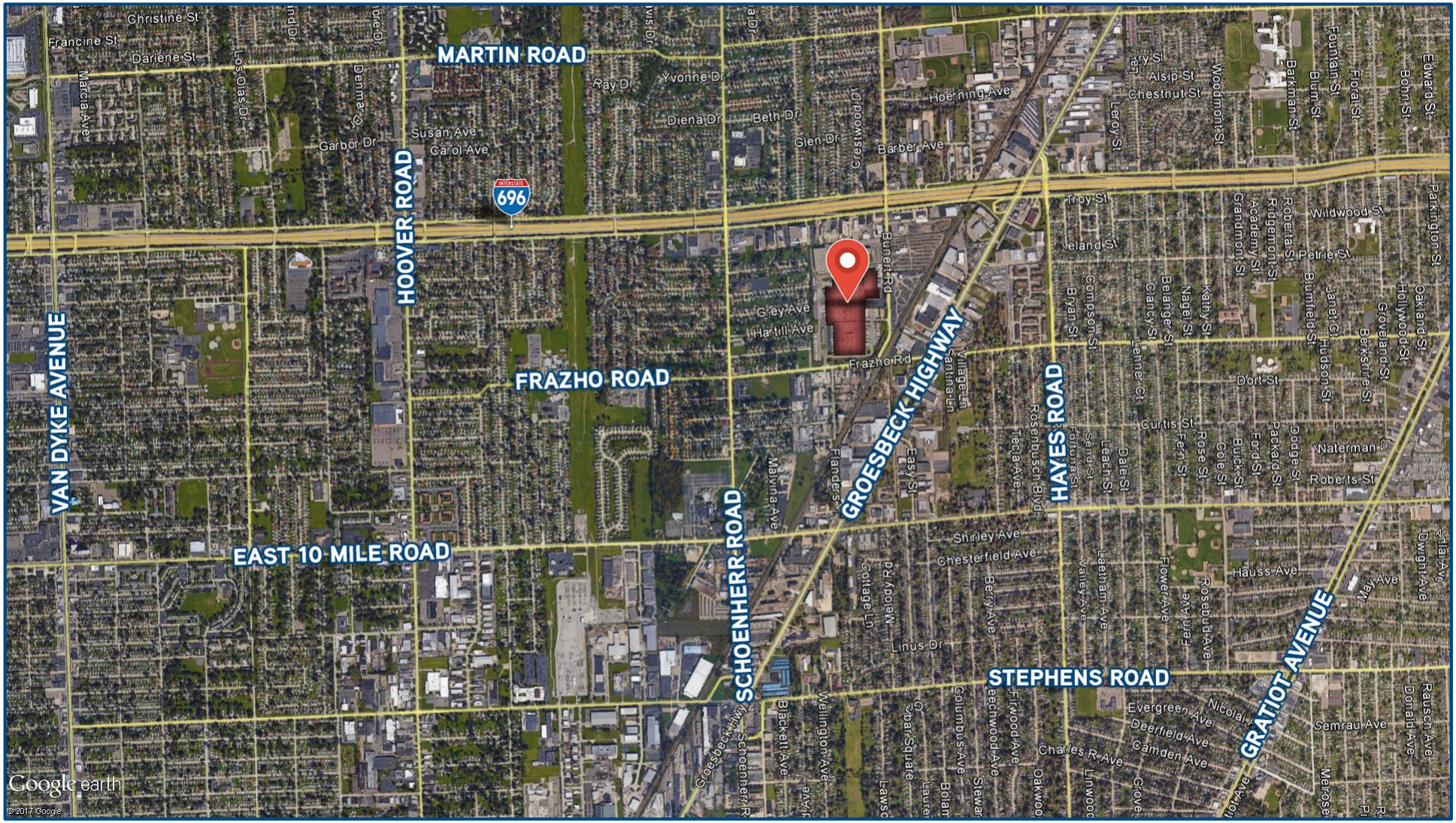
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LOCATION AERIAL



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BIRD'S EYE VIEW



SUBLEASE OPPORTUNITY >

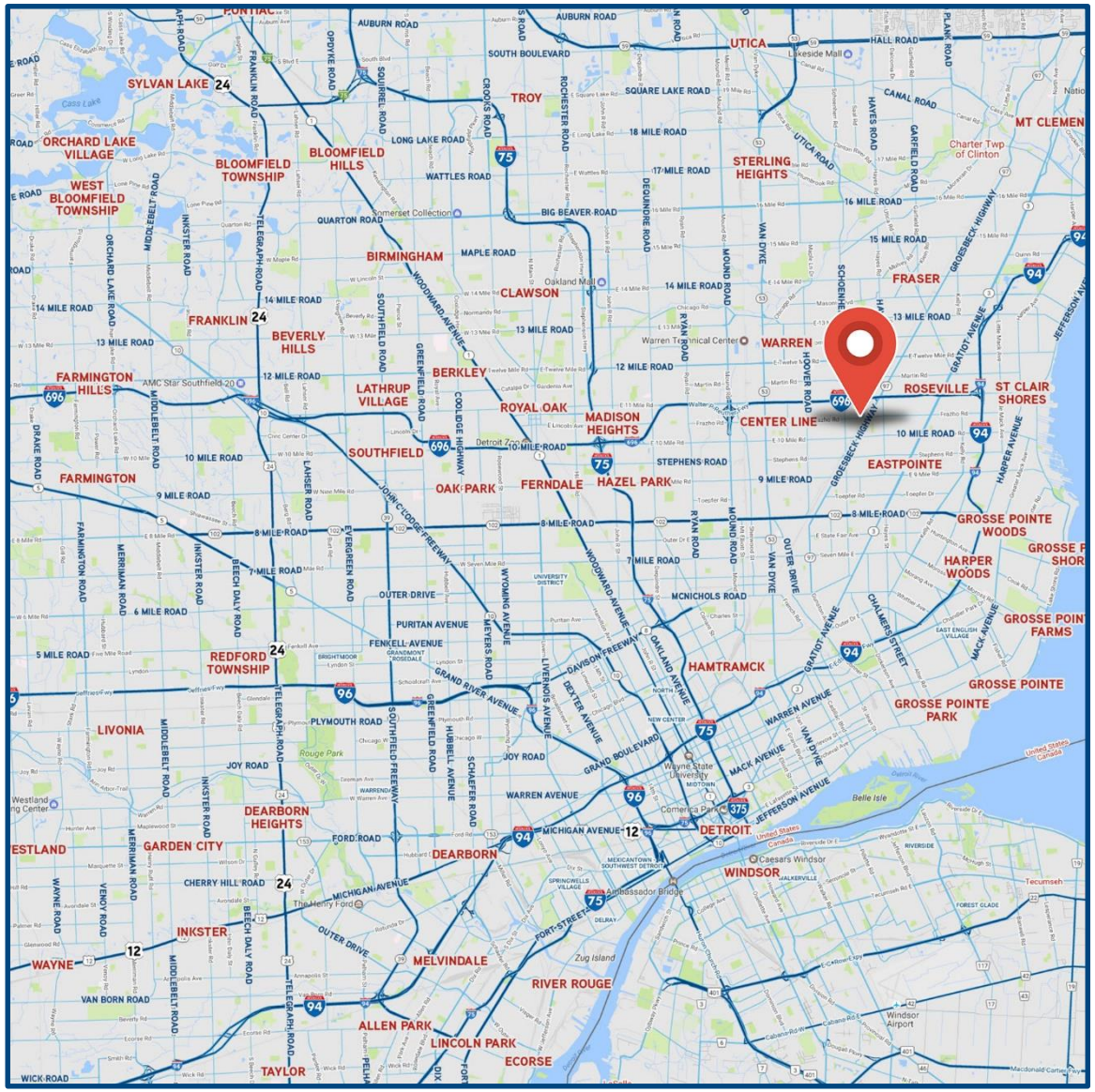
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LOCATION MAP



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