



Asking Sale Price:

\$1,150,000
(\$78.86/SF)

Asking Lease Rate:

\$7.95/SF/YR NNN

CONTACT US

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FOR SALE OR LEASE

31701 Research Park Drive Madison Heights, MI

Industrial Space Available

Property Highlights

- 14,582 Total SF
- 13,800± SF of Office Space (Can Be Removed To Suit)
- 16' Ceiling Height
- One (1) 12' x 14' Grade Level Door
(Knockout for One (1) Additional 12' x 14' Grade Level Door)
- 800A/480V/3-Phase Power
(To Be Verified By Purchaser/Tenant)
- 100% HVAC
- Four (4) Parking Spaces Per 1,000 SF
- Zoned M-1 (Light Industrial)

Adjacent Building Also Available:

31751 Research Park Drive – 17,589 Total SF

Asking Sale Price: \$1,390,000

Asking Lease Rate: \$7.95/SF/YR NNN

Building Specifications

Highlights

- 13,000± SF Office (Can Be Removed To Suit)
- 100% HVAC
- Zoned M-1 (Light Industrial)
- Adjacent Building Also Available:
31751 Research Park Drive – 17,589 SF
Asking Sale Price: \$1,390,000
Asking Lease Rate: \$7.95/SF/YR NNN

Gross SF:	14,582
Office SF:	13,000± (Can Be Removed To Suit)
Warehouse SF:	1,582±
Year Built:	1984
Construction:	Brick/Block
Ceiling Height:	16'
Grade Level Doors:	One (1) 12' x 14' (Knockout for One (1) Additional)
Docks:	None
Bay Size:	Open Floor Plan

Financials

Sale Price	\$1,150,000
Sale Price Per SF	\$78.86
Lease Rate	\$7.95/SF/YR NNN
Annual Property Taxes:	
2024 Summer	\$18,000.89
2024 Winter	\$4,474.15
Property Taxes PSF:	\$1.54

Power:	800A/480V/3-Phase (To Be Verified by Purchaser/Tenant)
HVAC:	100%
Sprinklers:	No
Rail:	No
Parking:	Four (4) Spaces Per 1,000 SF
Parcel Id:	25-01-327-012
Acreage:	1.29 Acres
Zoning:	M-1 (Light Industrial)
Crossroads:	E. 14 Mile Road / John R Road

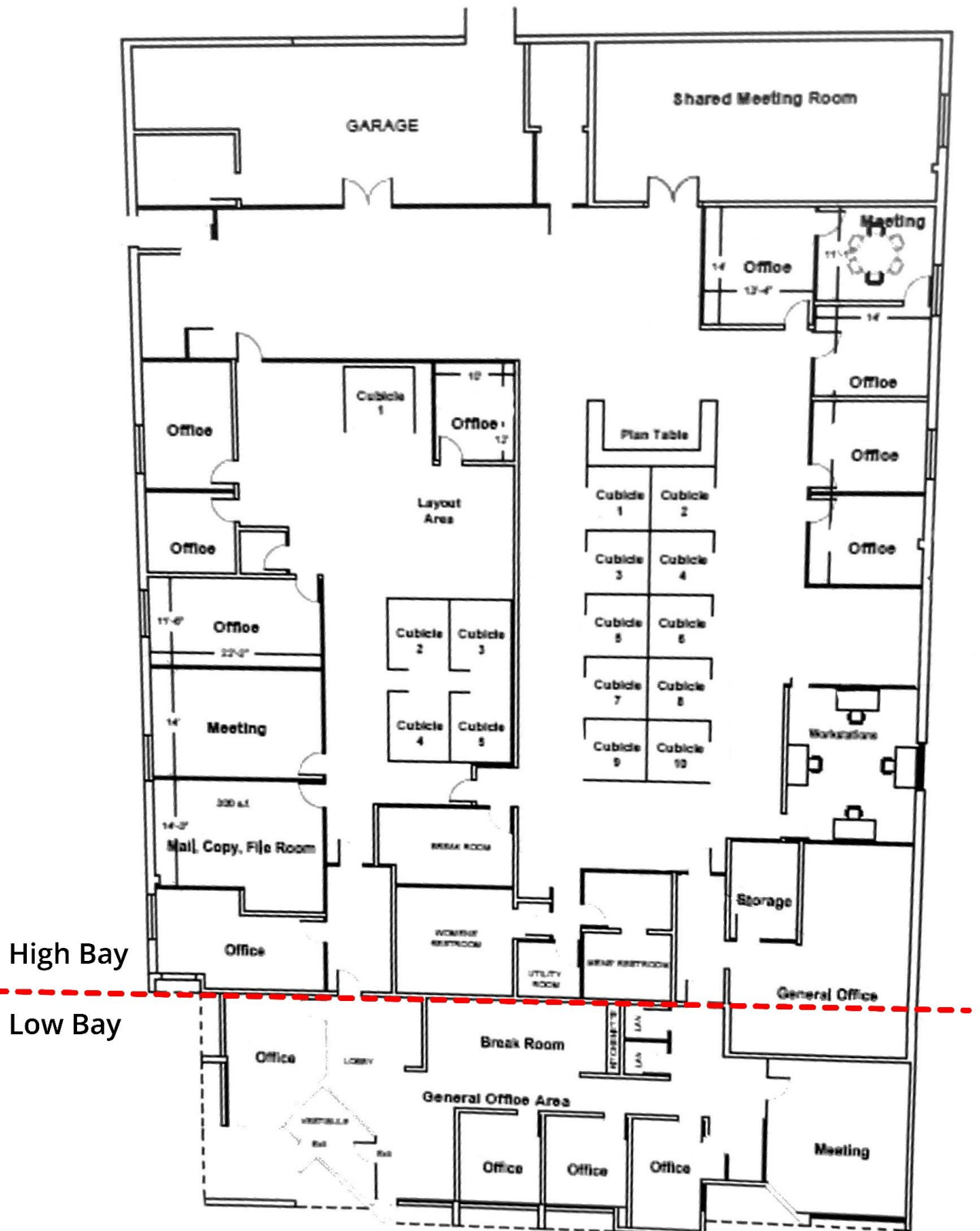
INDUSTRIAL/FLEX SPACE AVAILABLE

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Property Photos



Floor Plan



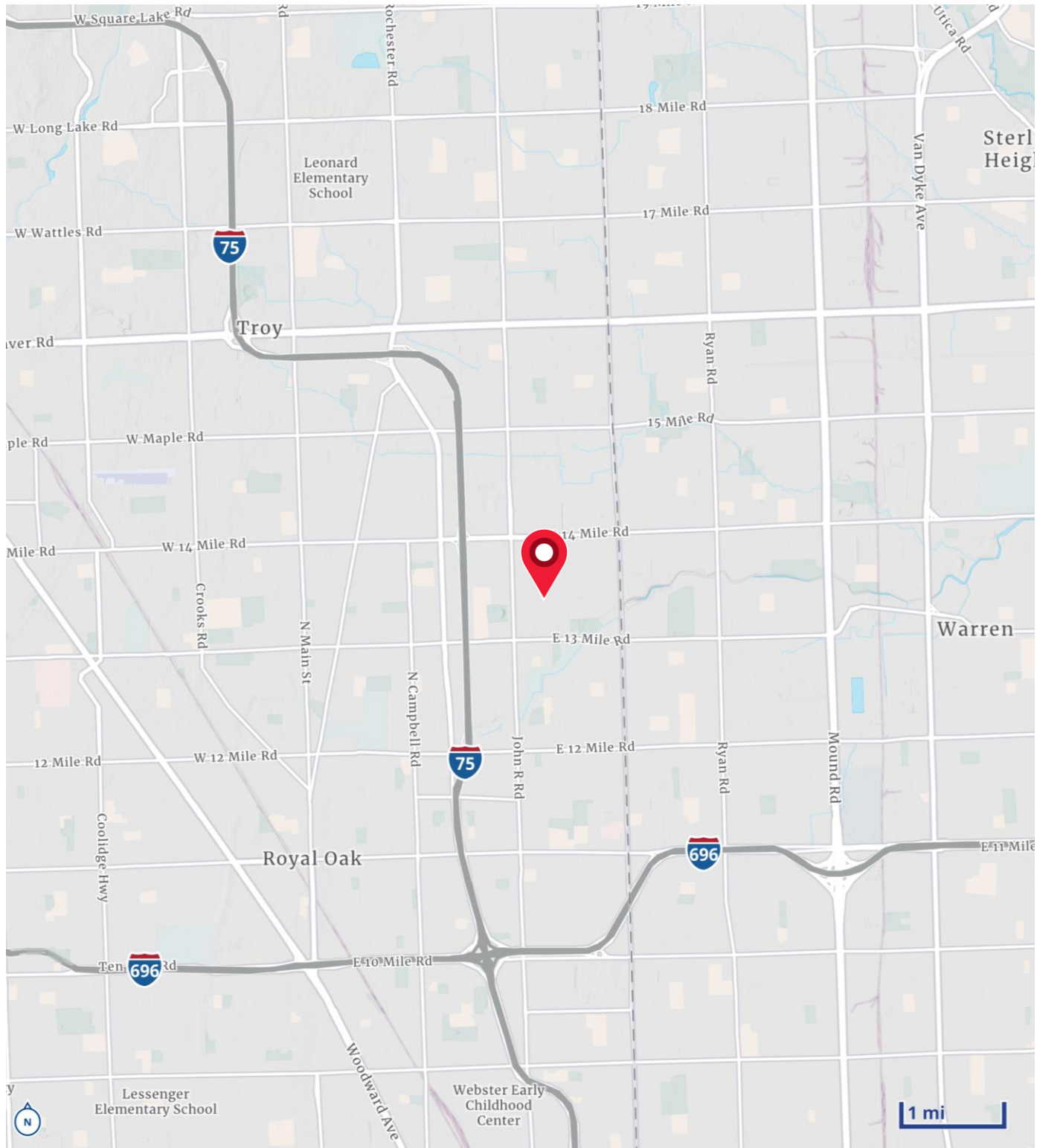
INDUSTRIAL/FLEX SPACE AVAILABLE

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Aerial Map



Location Map



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