



Asking Sale Price:  
\$4,000,000

Asking Lease Rate:  
\$5.50/SF/YR NNN

## CONTACT US

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FOR SALE OR LEASE

32900 N. Avis Drive  
Madison Heights, MI

Industrial Space Available

### Property Highlights

- 58,253 Total Square Feet
  - 55,853 SF of Warehouse
  - 2,400 SF of Office
- 14' Clear Ceiling Height
- Two (2) Grade Level Doors
- Four (4) Truck Docks with Recent Improvements
- New HVAC Systems
- 2,000A/480/220V/3-Phase Power  
(To Be Verified by Purchaser/Tenant)
- Buss Duct Throughout
- Air Lines
- 111 Parking Spaces
- Zoned Industrial

# Building Specifications

## Highlights

- Two (2) Grade Level Doors
- Four (4) Truck Docks
- Buss Duct Throughout
- Air Lines
- 111 Parking Spaces
- New HVAC Systems
- Zoned Industrial

**Gross SF:** 58,253

**Office SF:** 2,400

**Warehouse SF:** 55,853

**Year Built:** 1974

**Year Renovated:** 2011

**Construction:** Masonry

**Ceiling Height:** 14'

**Grade Level Doors:** Two (2)

**Docks:** Four (4) with Recent Improvements

**Crane:** None

## Financials

**Sale Price** \$4,000,000

**Sale Price Per SF** \$68.67

**Lease Rate** \$5.50/SF/YR NNN

### Annual Property Taxes

**2024 Summer:** \$46,779.02

**2024 Winter:** \$11,627.04

**Property Taxes PSF** \$1.00

**Power:** 2,000A/480/220V/3-Phase  
(To Be Verified by Purchaser/Tenant)

**Sprinklers:** Yes

**Buss Duct:** Yes – Throughout

**Air Lines:** Yes

**Rail:** No

**Parking:** 111 Spaces

**Acreage:** 4.3 Acres

**Parcel Id:** 25-01-202-034

**Zoning:** Industrial

**Crossroads:** Dequindre Road /  
14 Mile Road



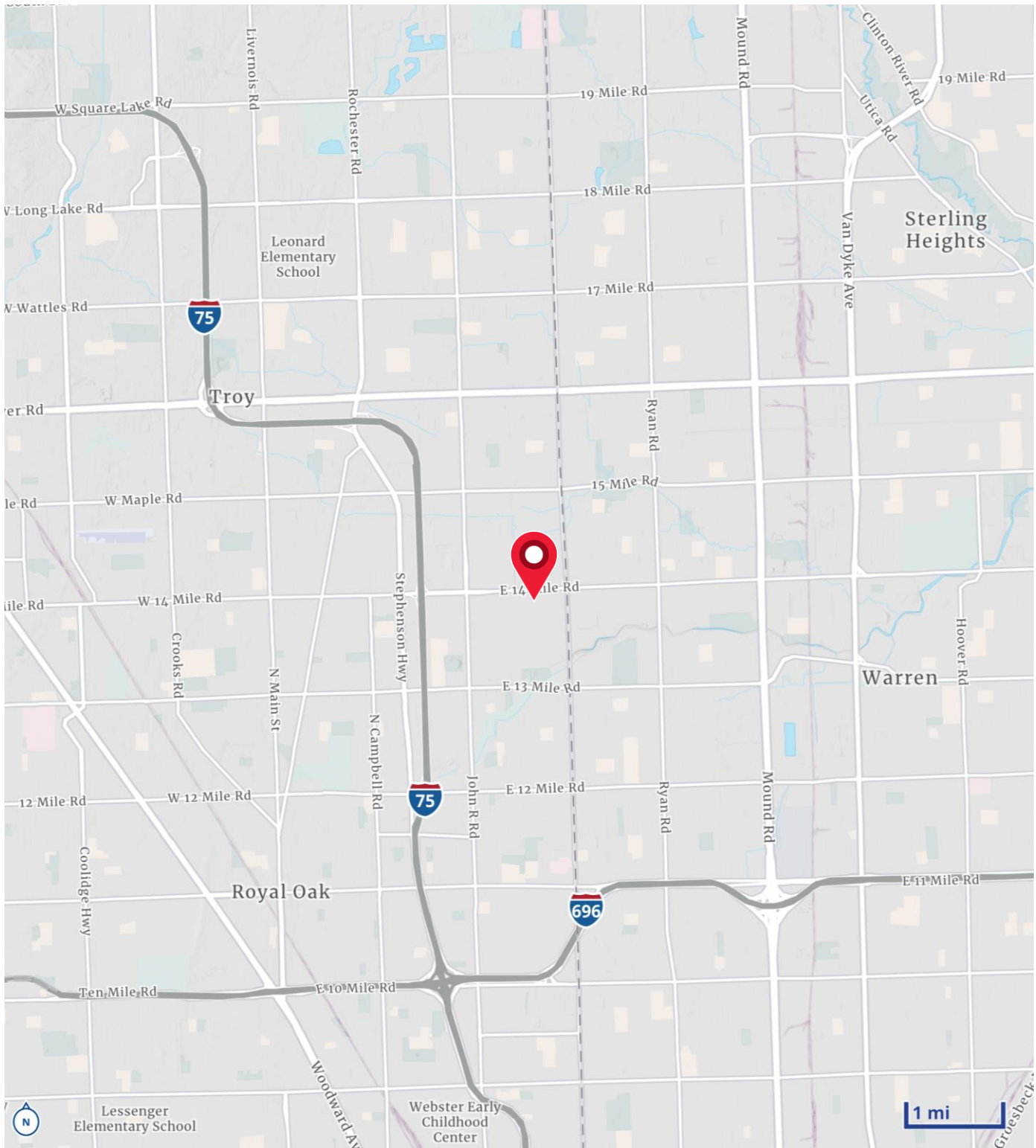
INDUSTRIAL FOR SALE OR LEASE

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# Aerial Map



# Location Map



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