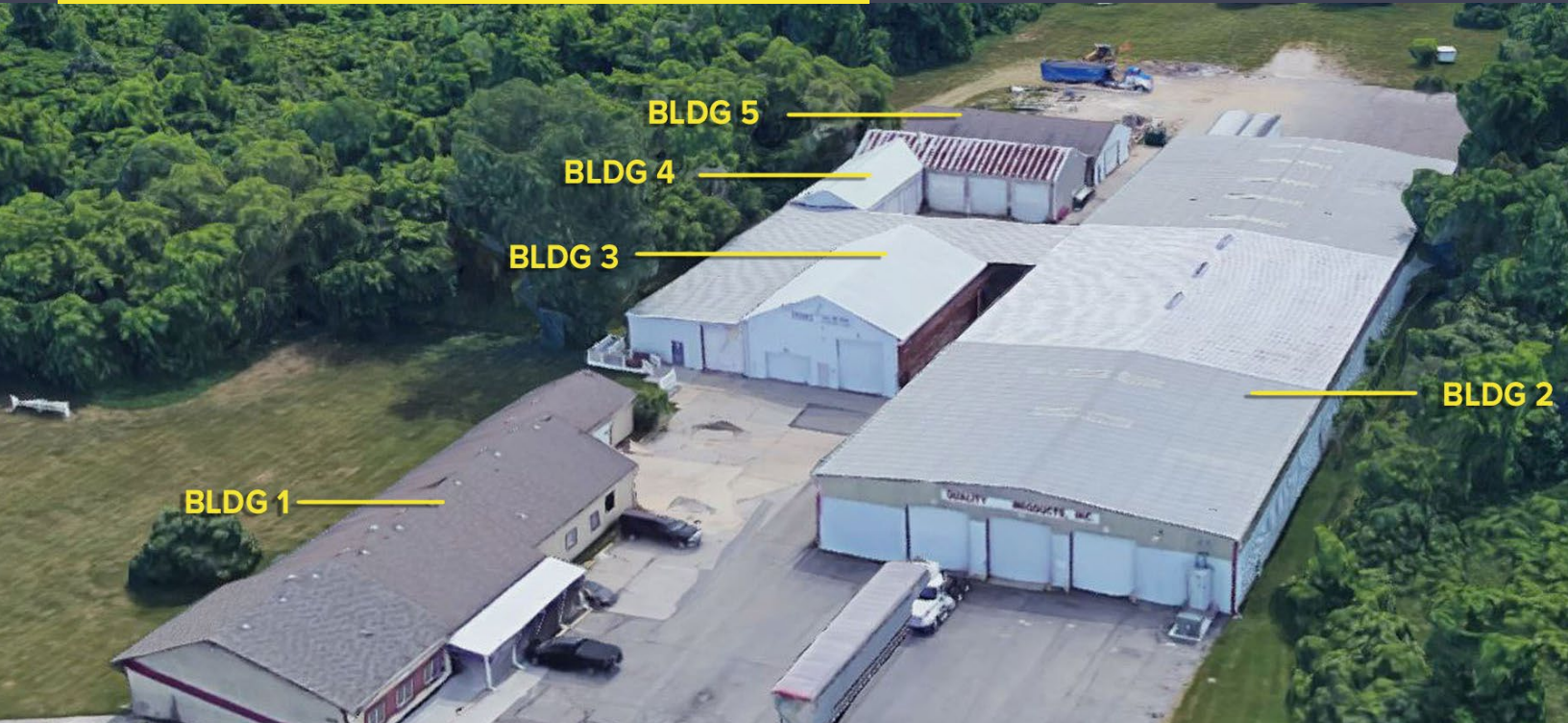


14544 - 14580 TELEGRAPH ROAD  
FLAT ROCK, MICHIGAN

INDUSTRIAL FOR SALE OR LEASE  
5,984 - 45,484 Square Feet Available



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## PROPERTY FEATURES

- 5,984 - 45,484 square feet available
- (16) grade level doors, (3) truckwells
- Office building has been refurbished
- Zoned Industrial – 20' clear height
- 1000 amps, 480/208/120-volt power (estimated)
- Situated on 17.11 acres – partial paved truck parking
- Lease Rate: \$5.50/sq. ft. NNN
- Sale Price: \$2,400,000 (\$55.19/sq. ft.)



For more information, please contact:

**BRAD VIERGEVER**  
(248) 799 3146  
bviergever@signatureassociates.com

**JACK TOWNSEND**  
(248) 948 0115  
jtownsend@signatureassociates.com

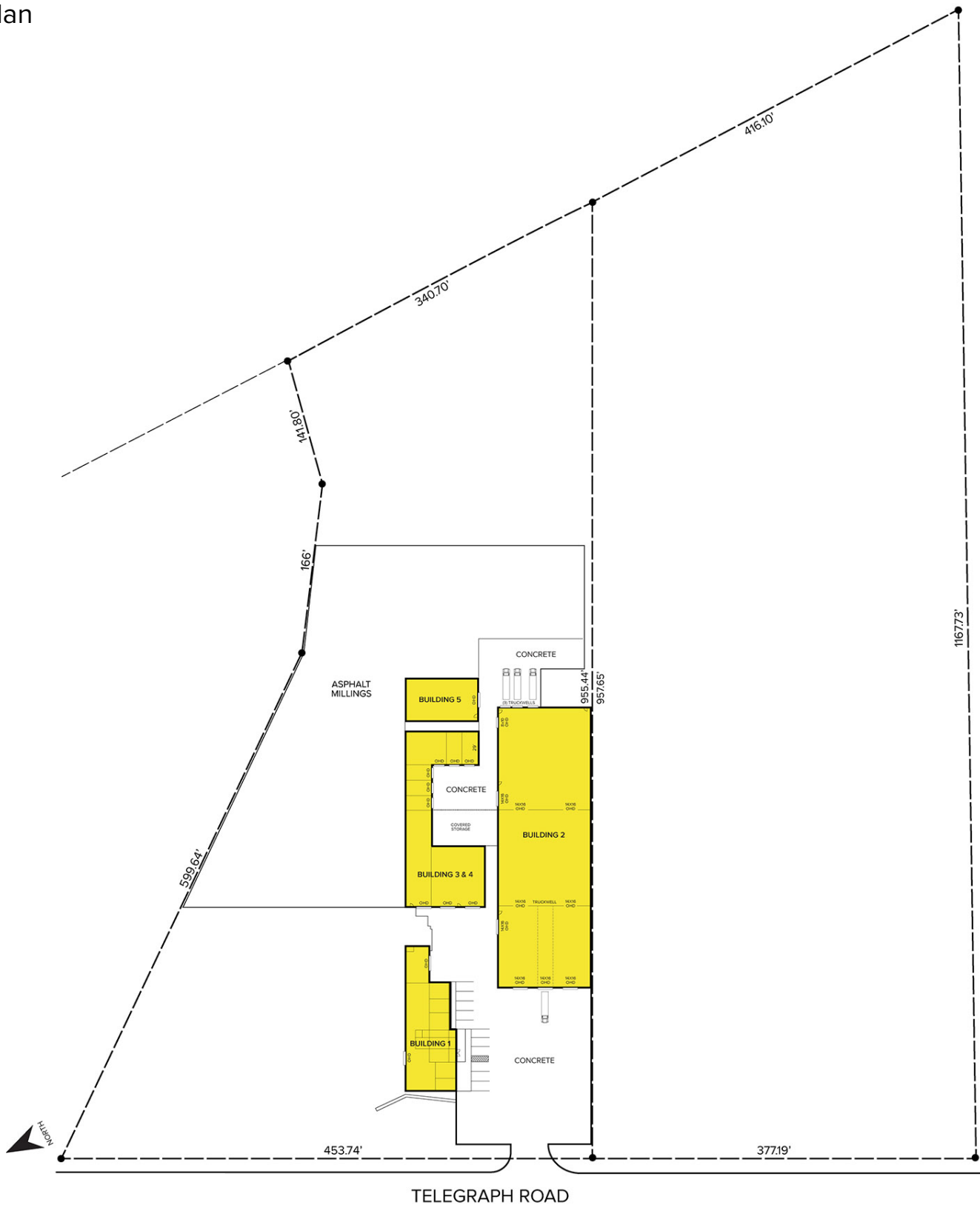
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# 14544 Telegraph Road – Flat Rock, Michigan

Industrial For Sale or Lease

5,984 - 45,484  
Square Feet  
AVAILABLE

## Site Plan



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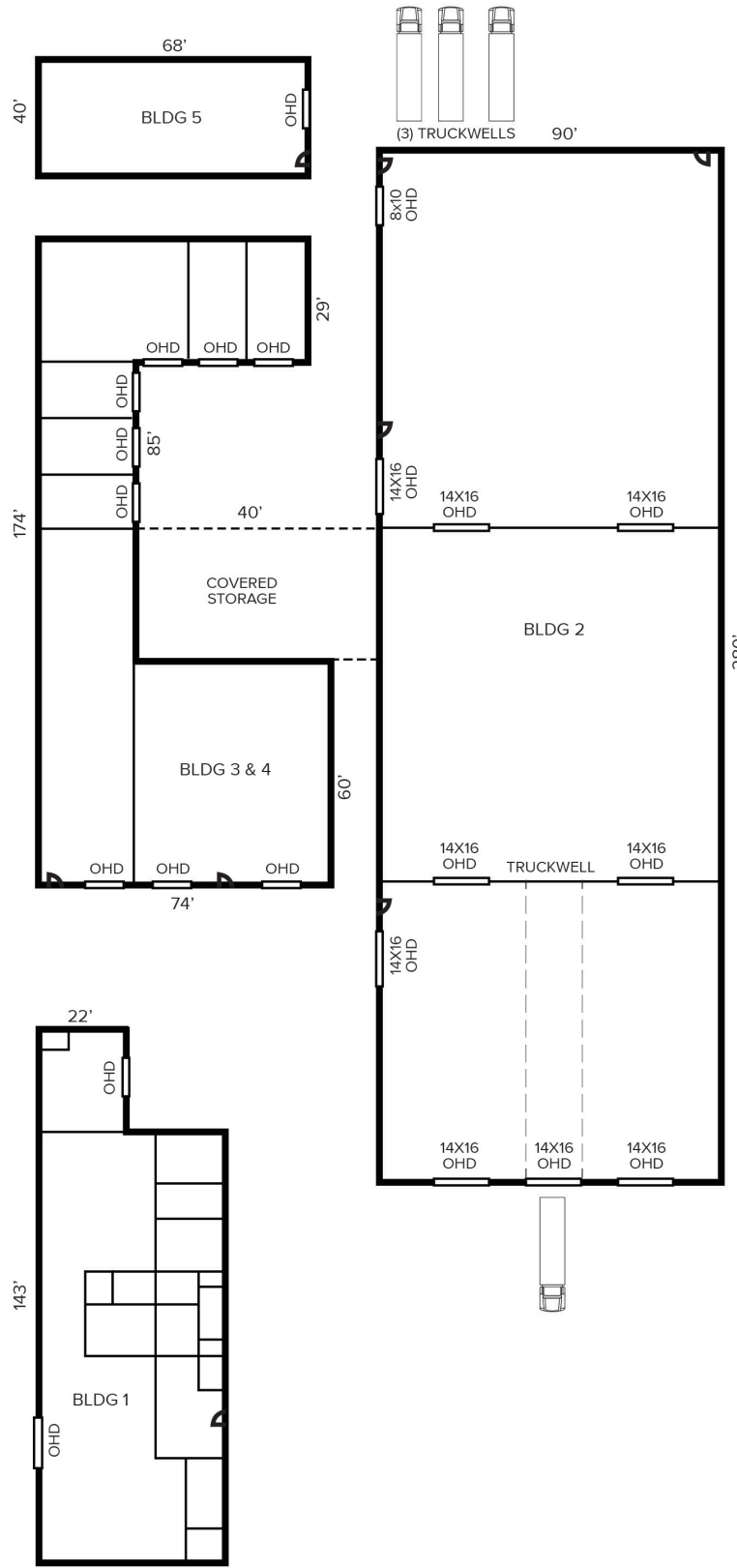
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## Floor Plan



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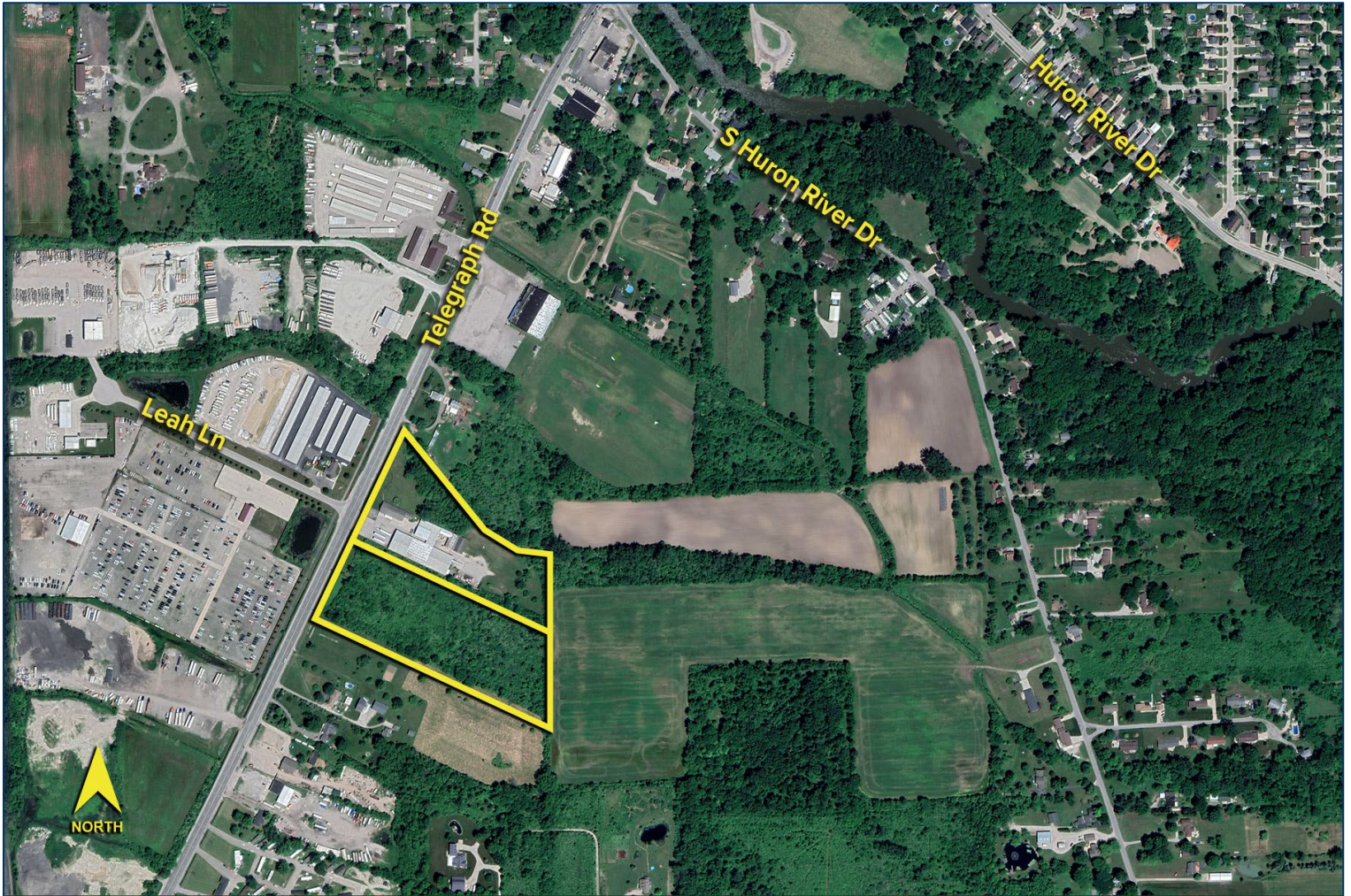
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Aerial



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