

50,000 SF Sublease



AVAILABLE IMMEDIATELY
\$8.95/SF NNN

12600 OAKLAND PARK BLVD

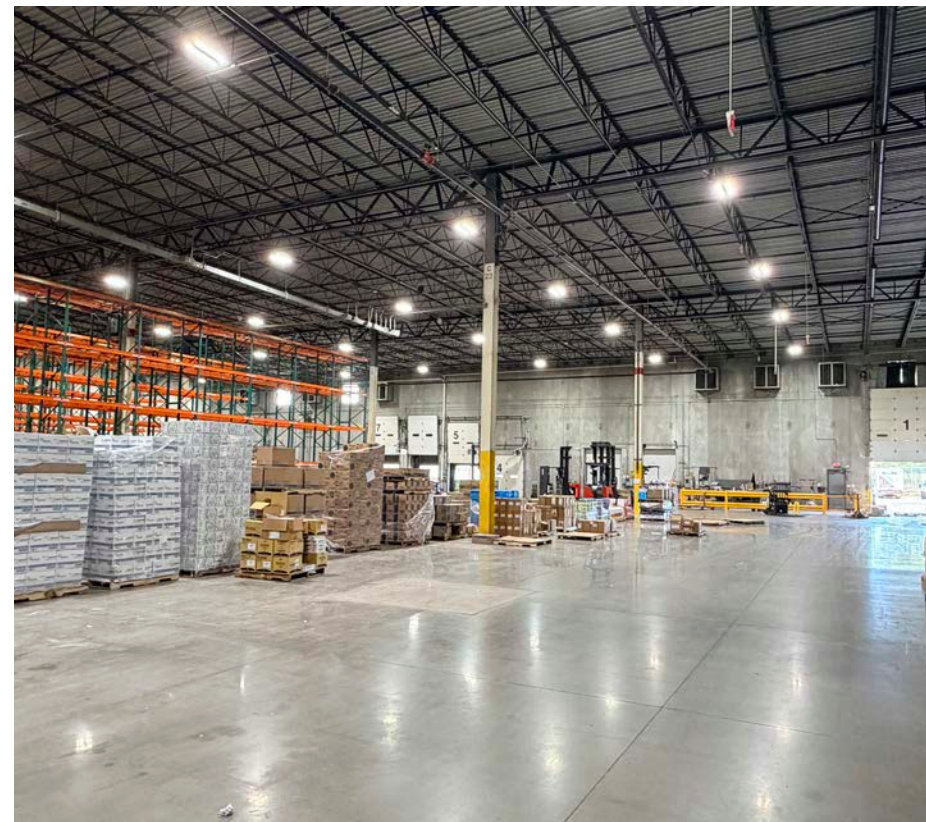
HIGHLAND PARK, MICHIGAN



12600 OAKLAND PARK BLVD

HIGHLAND PARK, MICHIGAN

Building Size:	300,000 SF
Premises Size:	50,000 SF (expandable to 150,000 SF via direct lease)
Industrial Area:	47,500 SF
Office Area:	2,500 SF
Site Area:	16.15 acres
Floors:	1
Clear Height:	32'
Loading:	9 docks (7 - 9' x 10' / 2 - 9' x 12'); 3 with pit levelers, all have shelters 1 grade level doors (12' x 14')
Year Built:	2016
Bay Size:	50' x 50'
Construction:	Precast
Roof:	TPO
Zoning:	IRD Industrial Revvelopment / Industrial Improved Distrct
Fire Suppression:	ESFR
HVAC System:	Air rotation
Power:	600a / 480v / 3p
Crane:	None
Parking:	0.85 spaces per 1,000 SF (approx 43 spaces)
Prime lease expiration:	2/28/2032 (to be verified)
Lease Rate:	\$8.95/SF NNN
OPEX 2025 (est):	\$1.21/SF

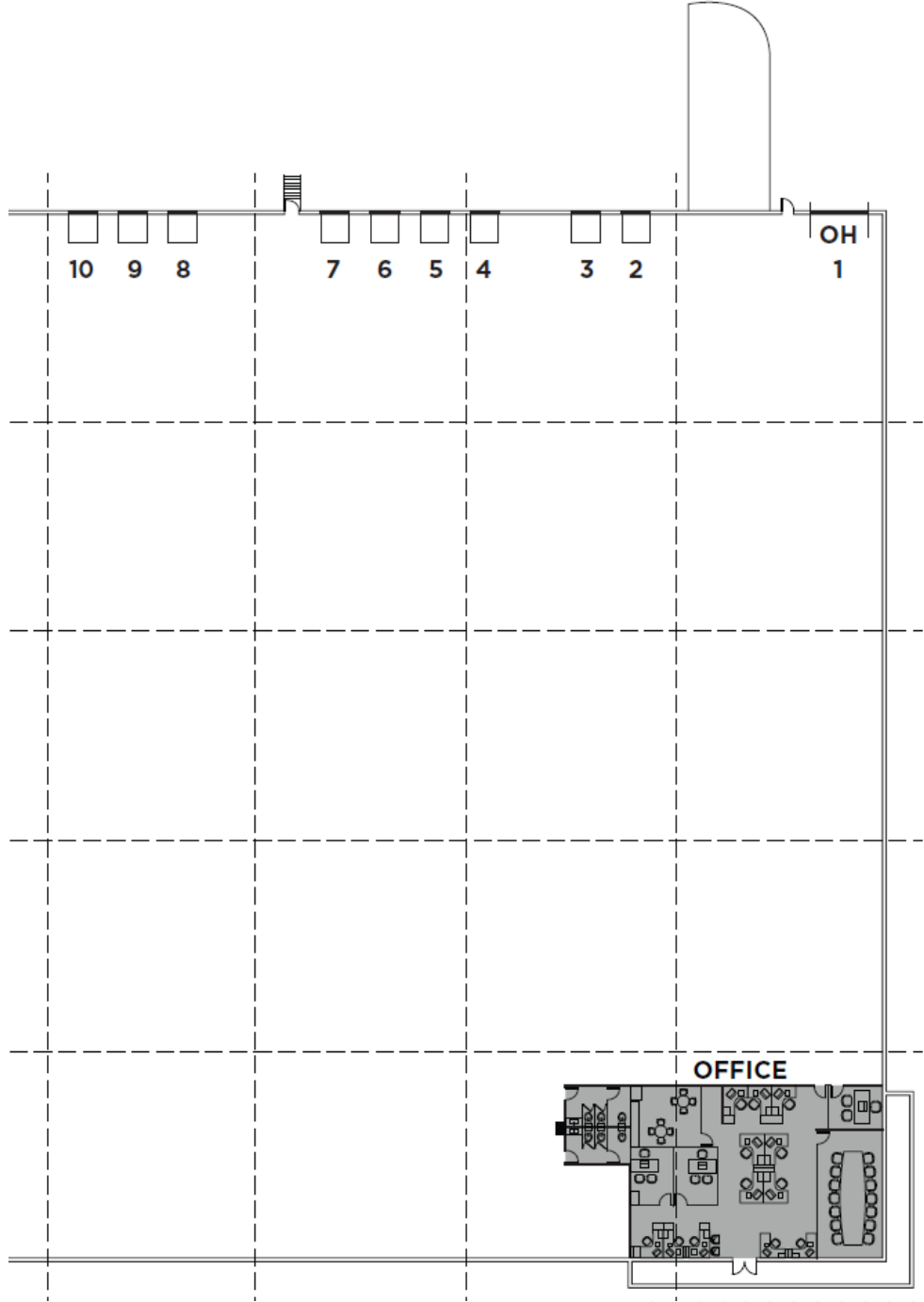


12600 OAKLAND PARK BLVD

PHOTOS



12600 OAKLAND PARK BLVD
FLOOR PLAN



12600 OAKLAND PARK BLVD

AERIAL





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