



FOR SUBLEASE

36155 Mound Rd

Sterling Heights, MI



Property Highlights

- 5,588 square feet / late 2026 occupancy
- Main road exposure with signage rights
- Parking for 25+ vehicles
- Several private offices with open floor plan
- Office space can be renovated to warehouse or storage area

For information, please contact:

Chris Dowell

Senior Managing Director

t 248-447-2717

chris.dowell@nrmk.com

Jack Coury

Senior Managing Director

t 248-372-2276

jack.coury@nrmk.com

nrmk.com

NEWMARK

The information contained herein has been obtained from sources deemed reliable but has not been verified and no guarantee, warranty or representation, either express or implied, is made with respect to such information. Terms of sale or lease and availability are subject to change or withdrawal without notice.

INDUSTRIAL – Sublease

36155 Mound Road
Sterling Heights, MI



Total Building Size:	23,557
Total Available:	5,588
Age:	2003
Factory:	
Office:	5,588
Minimum Divisible:	5,588
Zoned:	C-3

Lease Rate:	\$11.30/sf Modified Gross
Monthly Lease Rate:	\$5,262.03
Taxes:	Included

Property Details

Acreage:		Power:	
Frontage:		Buss:	
Depth:		Lights:	Fluorescent
Parking:	25+	Truckwell:	
Expandable:		Grade Door:	Possible
Storage:		Heating:	Roof top
Clearance:		A/C:	100%
Bay Size:		Sprinklered:	Yes
Lavatories:	2	Airlines:	
Crane:		Compressor:	
Underhook:		Floordrains:	

Additional Information:

Main road (Mound) exposure with late 2026 occupancy. Convenient parking at front door for employees and guests. Signage available. Several private offices with open floor plan as well. A portion of the office area can be renovated to warehouse or storage area. Rate includes base year real estate taxes, building insurance and common area maintenance. Master Lease expires September 30, 2030.

Contact Information:

Chris Dowell

248-447-.2717

chris.dowell@nmrk.com

Jack Coury

248-372-2276

jack.coury@nmrk.com

NEWMARK

