

Burger

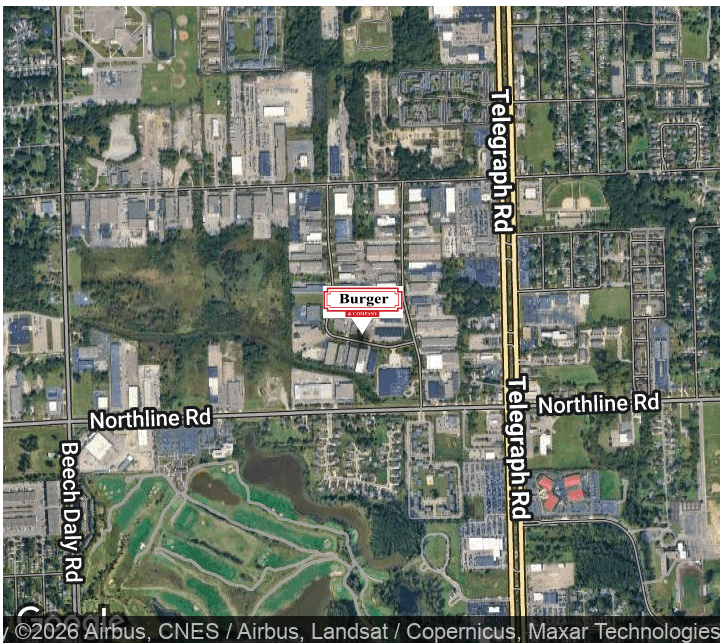
& COMPANY

FOR SALE

12681 Delta Drive

Taylor, MI 48180

12,600 Square Feet



PROPERTY HIGHLIGHTS

- 12,600 Square foot industrial building for sale
- Great freestanding building located in the Metro Telegraph Industrial Park
- 18' clear height / clear span warehouse
- Heavy Power with buss duct! Estimated to be 3 Phase/ 480 Volt / 2,000 Amps
- One (1) 12'x14' grade level door
- Fenced yard in the rear of the building
- Stubbed for fire suppression
- Quick access to Telegraph, I-94 and I-75
- Sale price: \$1,000,000 / \$79.36 per square foot

Burger

& COMPANY

For More Information Please Contact:

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Vice President

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Paul Burger, SIOR

President

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248.536.2888

www.burgercollc.com

38345 W. 10 Mile Road Suite 100
Farmington Hills, MI 48335

FOR SALE

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Taylor, MI 48180



BUILDING SPECIFICATIONS

Location	Northline & Telegraph	Total Building Square Feet	12,600 SF
County	Wayne	Office Square Feet	1,400 SF
Zoning	I-1 Light Industrial	Warehouse Square Feet	11,200 SF
Lot Size	.84 Acres	Year Built	1992

Construction	Block	Roof	Flat
Clear Height	18'	Grade Level Doors	One (1) 12'x14'
Cranes	No	Dock Doors	No
Lighting	Fluorescent	Power	3 Phase/480 V/2,000 Amps EST
Heating	Radiant Tube	Sprinklers	Stubbed For Sprinklers
Warehouse A/C	No	Signage	Yes
Buss Duct	Yes	Restrooms	Yes
Freestanding	Yes		

DESCRIPTION

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Sale Price	\$1,000,000.00
Terms	Cash



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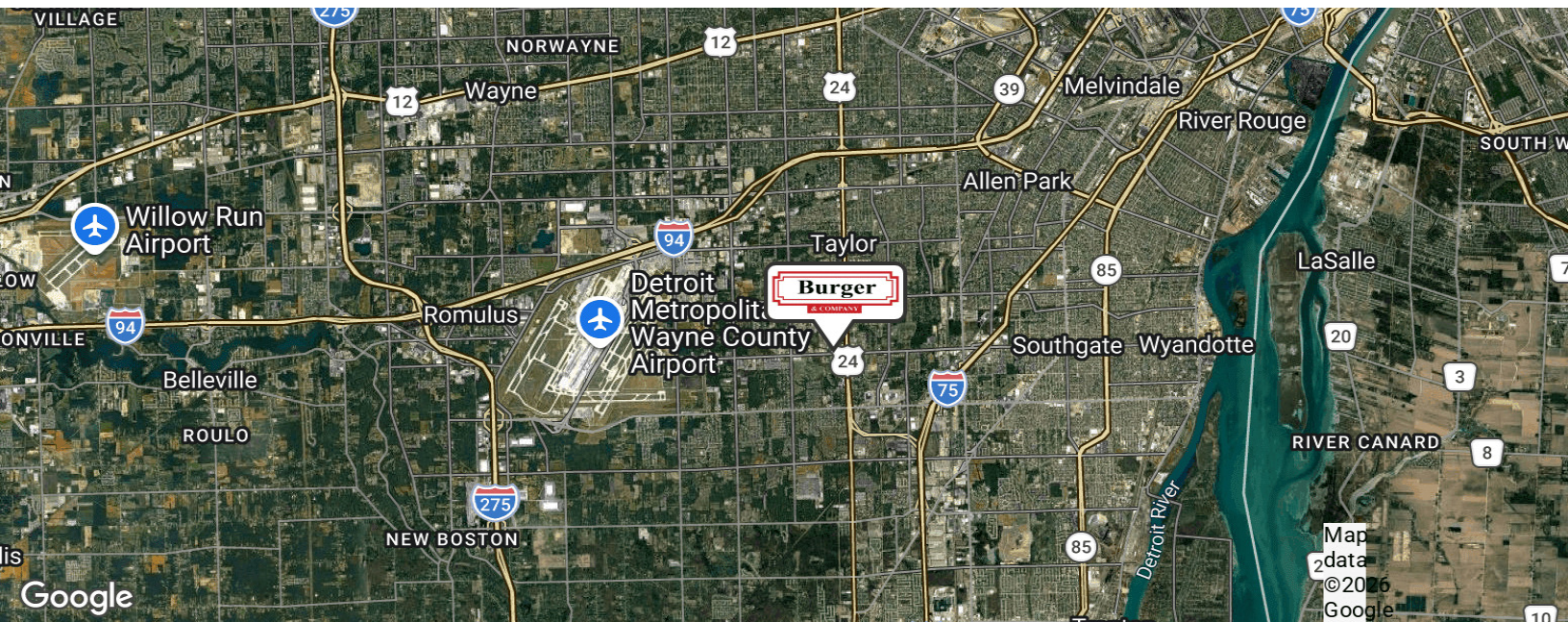
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LOCATION MAP



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