

# INDUSTRIAL PROPERTY FOR LEASE

## Build-to-Suit 15,000-80,000 sf Industrial in Shelby

DESIGN LANE  
SHELBY TOWNSHIP, MI 48315



- › Building Sizes 15,000-80,000 sf
- › 28' clear, crane prepped
- › Truckwells, overhead doors to suit
- › Heavy power to suit



**P.A. COMMERCIAL**  
Corporate & Investment Real Estate

# BUILD-TO-SUIT INDUSTRIAL | 15,000 - 80,000 SF

DESIGN LANE, SHELBY TOWNSHIP, MI

// EXECUTIVE SUMMARY



## OFFERING SUMMARY

**Available SF:** 15,000 - 80,000 sf

**Lease Rate:** Negotiable

**Building Size:** 15000 SF

**Lot Size:** 6 Acres

**Zoning:** Light industrial

## PROPERTY OVERVIEW

For Lease - modern, precast construction to suit. Fantastic location! M-53 and 23 Mile Road in Shelby Township.

## PROPERTY HIGHLIGHTS

- Building Sizes 15,000 - 80,000 sf
- 28' clear, crane prepped
- Truckwells, overhead doors to suit
- Heavy power to suit

**BUILD-TO-SUIT INDUSTRIAL | 15,000 - 80,000 SF**

DESIGN LANE, SHELBY TOWNSHIP, MI

// PROPERTY DETAILS

<b>PROPERTY TYPE:</b>	Industrial
<b>BUILDING SF:</b>	15,000 - 80,000 sf Build-to-Suit
<b>SHOP SF:</b>	To Suit
<b>OFFICE SF:</b>	To Suit
<b>ZONING:</b>	Lt. Industrial
<b>LOT SIZE:</b>	1 - 6 Acres
<b>CONSTRUCTION TYPE:</b>	Pre-Cast
<b>COLUMN SPACING:</b>	50' - 85'
<b>PARKING:</b>	To Code/Concrete Surface
<b>CLEAR HEIGHTS:</b>	28'
<b>HEATING:</b>	Tube Radiant
<b>LIGHTING:</b>	T-5
<b>GRADE LEVEL DOORS:</b>	14 x 14 to Suit
<b>TRUCK WELLS:</b>	To Suit
<b>POWER:</b>	To Suit
<b>CRANES:</b>	20 Ton
<b>BUSS DUCT:</b>	Yes
<b>HEAT TYPE:</b>	Gas Forced Air
<b>PARKING SPACES:</b>	150
<b>FLOORS:</b>	6"
<b>RESTROOMS:</b>	3
<b>TAXES:</b>	\$21,250.77
<b>LOT SIZE:</b>	6.0 AC
<b>RAIL ACCESS:</b>	N/A



# BUILD TO SUIT INDUSTRIAL

DESIGN LANE, SHELBY TOWNSHIP, MI

// ADDITIONAL PHOTOS



**P.A. COMMERCIAL**  
Corporate & Investment Real Estate

26555 Evergreen Road, Suite 1500 • Southfield, MI 48076

FOR MORE INFORMATION CONTACT:

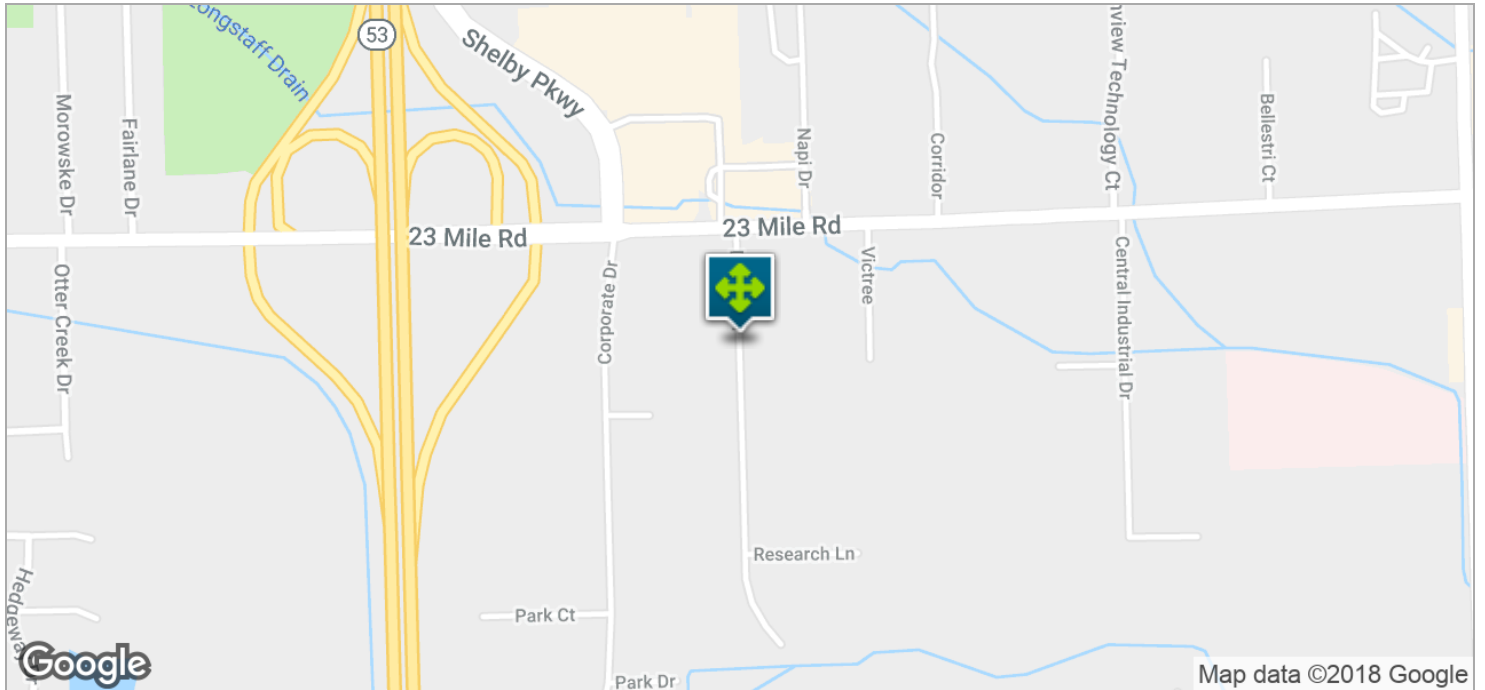
**JOHN T. ARTHURS** Principal  
johna@pacommercial.com (P) 248.663.0506 (C) 248.563.3225

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

# BUILD-TO-SUIT INDUSTRIAL | 15,000 - 80,000 SF

DESIGN LANE, SHELBY TOWNSHIP, MI

// LOCATION MAPS



# BUILD TO SUIT INDUSTRIAL

DESIGN LANE, SHELBY TOWNSHIP, MI

// AERIAL MAP





**CORPORATE &  
INVESTMENT  
REAL ESTATE**

26555 Evergreen, Suite 1500

Southfield, MI 48076

MAIN: 248.358.0100

[pacommercial.com](http://pacommercial.com)