

70572 Beaver Creek Drive

Bruce Township, MI

- 18,550 Square Feet Available
- New Construction
- 27' Ceiling Clearance
- 1,600 Amps of 480 Volt Power
- Exterior Truckwell
- Fully Fire Suppressed
- Directly Off M-53

INDUSTRIAL BUILDING FOR LEASE



16,000 SF of Factory



2,550 SF of Office



(2) 14'x14' Grade Level Doors



FOR MORE INFORMATION:

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Industrial Property Details:

Details:

Total SF: 18,550 SF
Office SF: 2,550 SF
Factory SF: 16,000 SF
Zoning: Industrial
Acres: 1.29
Frontage: 143'
Depth: 394'
X-Way Distance: ~1 Mile to M-53
Parking: 40 Spaces
Year Built: 2025
Occupancy: Immediate
Site Description: Industrial park south of 33 Mile Road, west of Powell Road.

Interior:

Ceiling Height: 27'
Bay Size: 42'
Restrooms: 4
Power Details: 440/480V | 1,600 Amps
Lighting: LED
Truckwells: 1 ext.
Cranes: Prepped
Grade Door: (2) 14'x14'
Heating: Gas Forced Air
A/C: 100%
Sprinklered: 100%

Economic:

Lease/SF: \$10.95
Lease/Month: \$16,926.87
Lease Terms: NNN

Amenities:

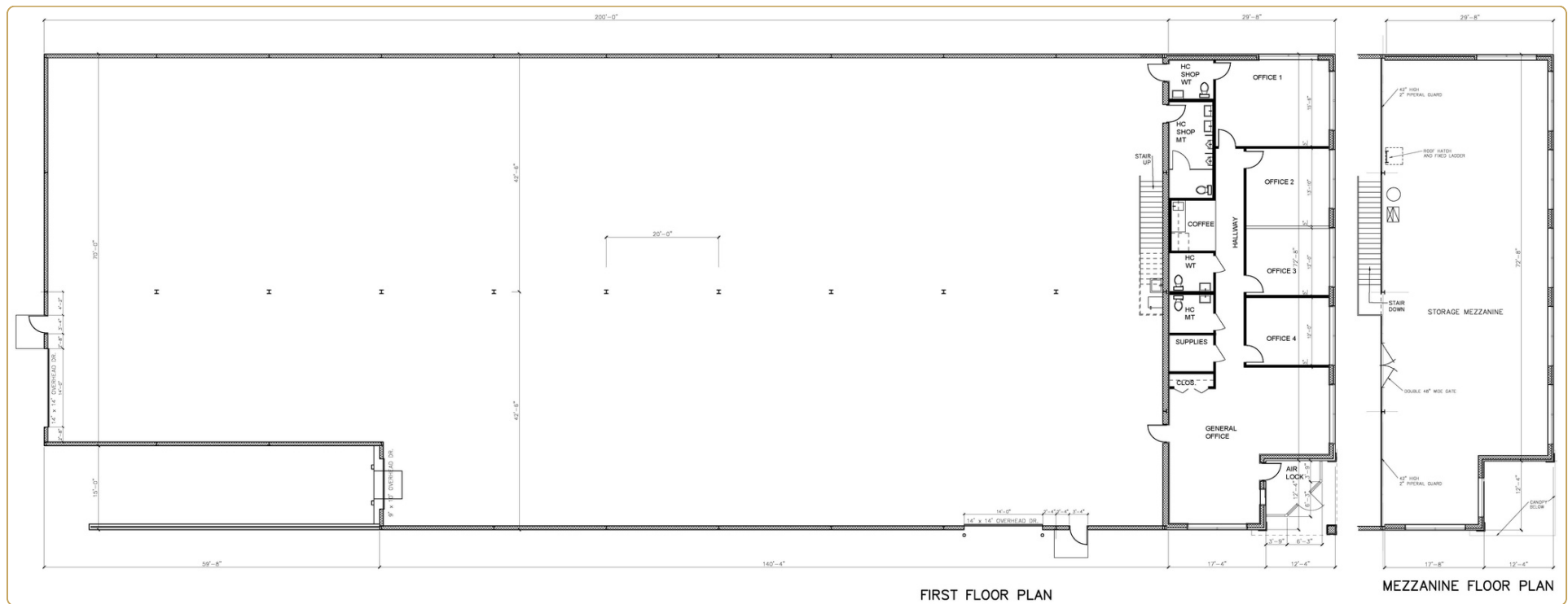
- New Construction
- 2,500 SF of Mezzanine Storage | 10'8" Clearance
- Ext. Truckwell
- 27' Clearance

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Building Layout:



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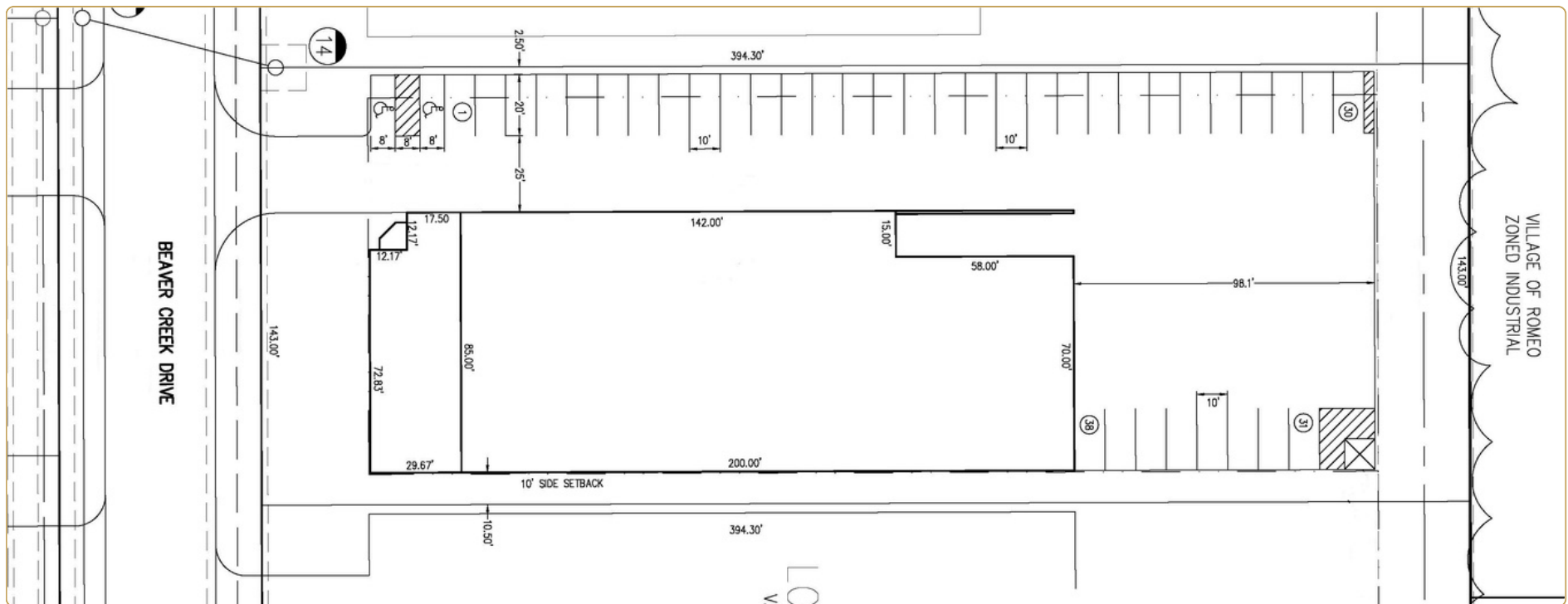
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Building Site Plan:



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Interior Photos:



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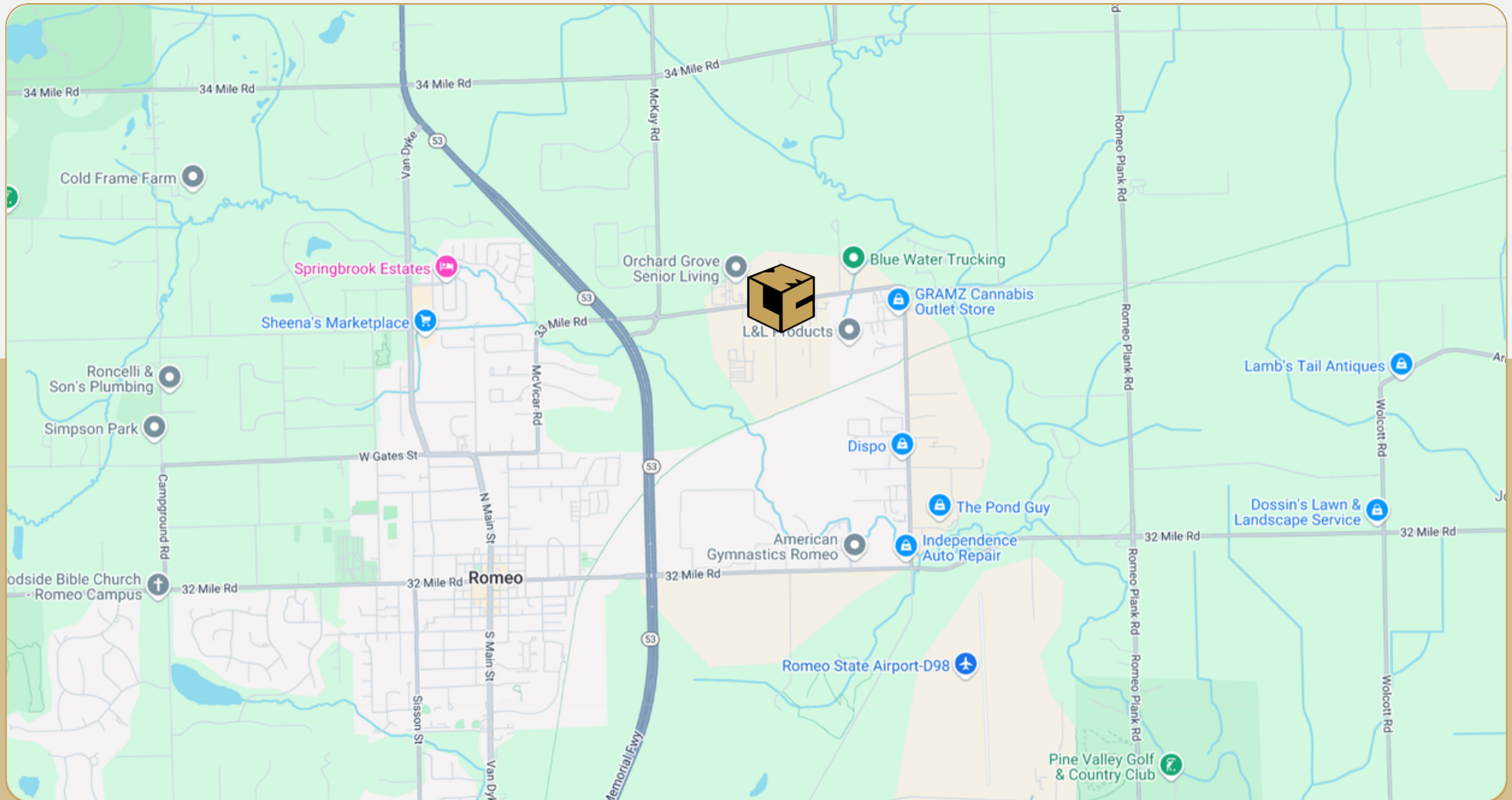
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