

FOR SALE OR LEASE

47799 HALYARD DR.
PLYMOUTH TWP., MI 48170

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES

IMMEDIATE OCCUPANCY



PROPERTY FEATURES

- 36,750 SF with 17,640 SF of Office
- 18'6" Clear
- Two 10'x12' Grade Level Doors
- 480V, 3,000 amps
- Room to Expand by an Additional 29,000 SF
- Truckwells Possible
- Excellent Freeway Access To M-14/I-275



FOR DETAILS CONTACT

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All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and some is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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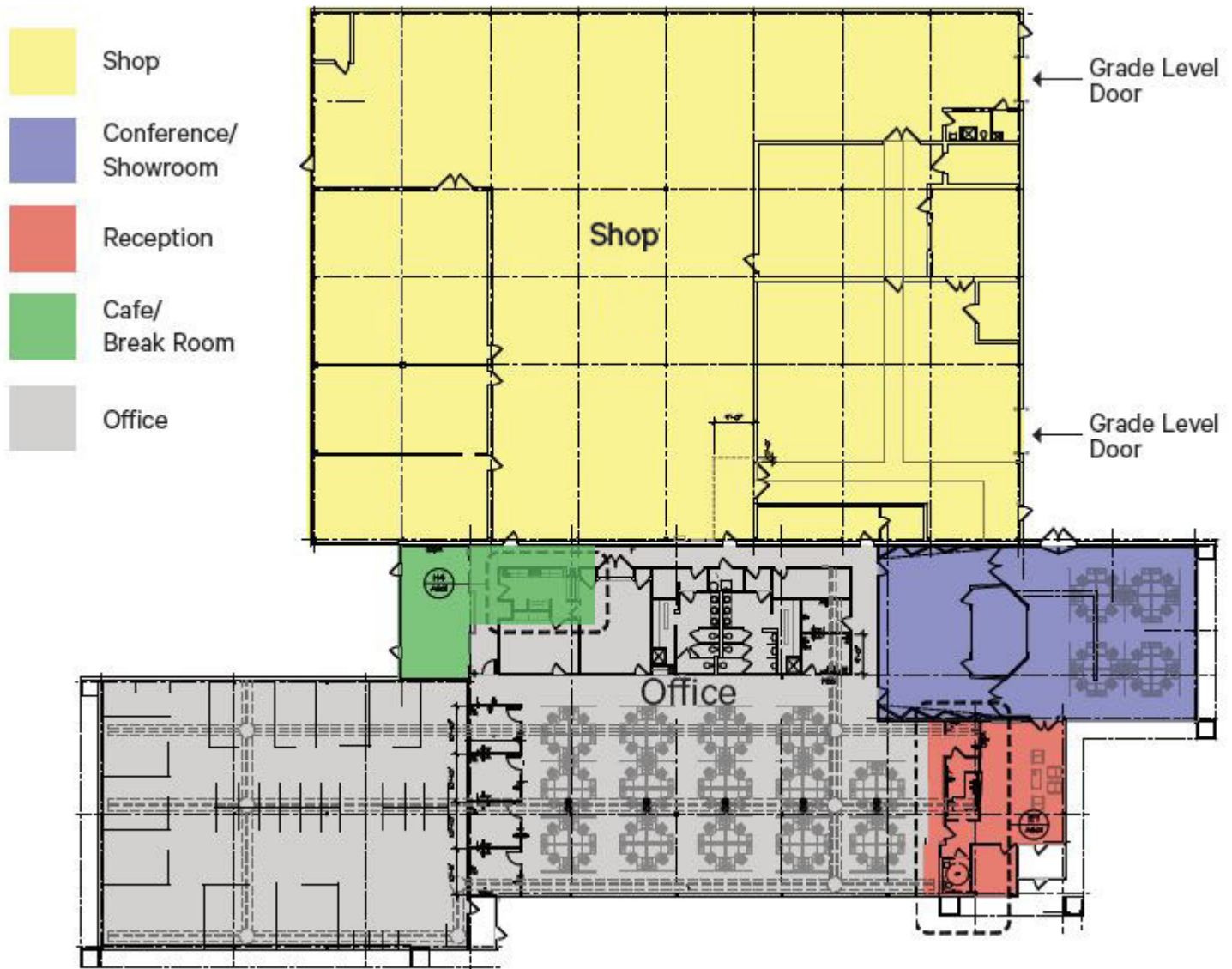
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**47799 Halyard Drive
Plymouth Township, MI**


Property Type: Industrial
Available SF: 36,750
Land Size (Acres): 4.98
Market: SE Michigan
Submarket: Western Wayne
County: Wayne

Availability Details

Available SF:	36,750	Transaction Type:	Sale/Lease
Industrial SF:	19,110	Asking Sale Price:	\$3,950,000
Office SF:	17,640	Asking Lease Rate:	\$11.50 PSF NNN

Comments

Availability Comments: Excellent research and development facility located within the prestigious Metro West Business Park in Plymouth Township. Immediate occupancy. 100% air conditioned. Room to expand by an additional 29,000 square feet. Truckwells possible.

Building & Construction Details

Construction Status:	Existing	Year Built:	1988	Roof Type:	Rubber Membrane
Building Class:	C	Year Refurbished:		Roof Age:	
Spec/BTS:		Floors:	1	Floor Type:	Sealed Concrete 6"
Primary Use:	Research & Development	Multi-Tenant:	No	Sprinkler:	Fire Suppression
Secondary Use:	Manufacturing	Construction Type:	Masonry	Security:	Yes
Flex:	Yes				
# of Buildings:	1				

Clearance, Dock & Door			
Ceiling Height:	18'6"	# GL/DID:	2
Bay/Column Size(WxD):		GL/DID Dim.(HxW):	10 x 12
Column Spacing:		# DH/Truck-Level Doors:	
		# Rail Doors:	
		Total Doors:	2
		# Int. Docks:	
		# Int. Levelers:	
		# Ext. Docks:	
		# Ext. Levelers:	
		Cross-docked:	No
Loading & Door Comments:			

Parking		
# Spaces:	103	# Covered Spaces:
Parking Ratio:		Monthly Rate:
		Monthly Rate (\$):
Parking Comments:		

Site			
Land Size (Acres):	4.98	Lot Dimensions (LxW):	Zoning: Technology and Research
Land SF:	216,939	Floodplain:	Site Condition/Quality: Good
Land Usable Acres:		Density:	Topography: Flat
Land Usable SF:		Permitted FAR:	Site Shape:
Max Contiguous SF:		Development Capacity:	Access: Halyard Dr.
Max Contiguous Acres:		Yard Type:	Visibility:
Permitted SF:		Yard SF:	Frontage:
Buildable SF:			
Additional Site/Parcel Information Comments: Parcel Identification Number 78-008-01-0028-000			
Frontage Traffic Count Comments:			

Utilities			
Gas:	Natural	Power:	Phone:
Water:	City	Amps:	3000
Sewer:	City	Volts:	480
		Phase:	3
		Power Supplier:	
		Cable:	
		Broadband:	
		Broadband Supplier:	
Utility Comments:			

Contacts for this Availability				
Role	Company	Name	Phone	Email
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