

47,783 SF | FOR SALE OR LEASE

244 REX BLVD



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AUBURN HILLS, MI 48326

PROPERTY HIGHLIGHTS:

- 47,783 SF Available For Lease & For Sale
- 3,000 SF office
- Shop includes quality control room, lunchroom, and locker room with bonus mezzanine above
- Brand new roof May 2026
- Brand new parking lot July 2026
- Updated shop lighting
- (2) 14' x 14' Grade Level Doors, (1) 12' x 12' Grade Level Door
- (3) truckwells with levelers
- 20' Clear Height
- Primary Power, 480v with bussducts
- Lease Rate: \$8.75/SF NNN
- Sale Price: Contact Broker

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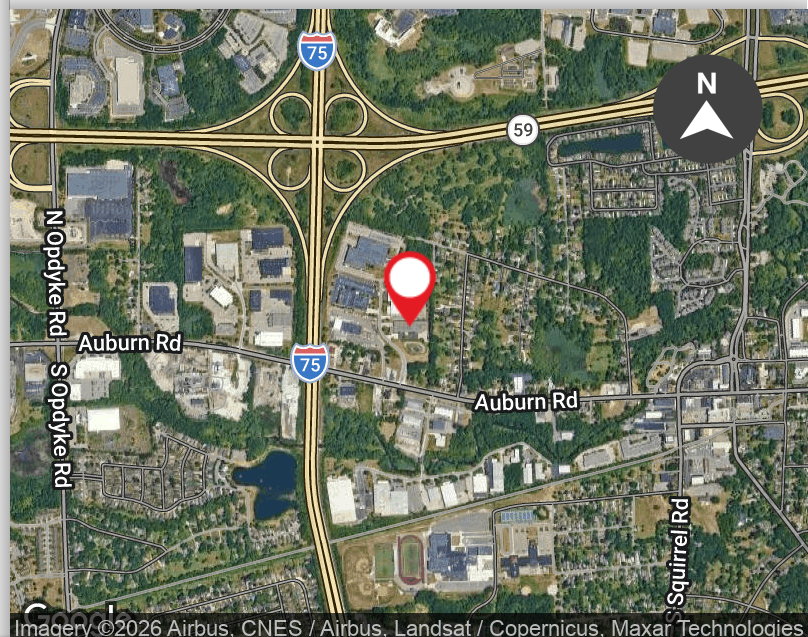


ZACH CUMMINGS

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244 REX BLVD

PROPERTY INFORMATION

HIGHLIGHTS

Building SF:	47,763 SF
Office SF:	3,000 SF
Warehouse SF:	44,763 SF
County:	Oakland
Cross Streets:	Auburn Rd & I-75

SITE

Land (acres):	2.81
Parcel Number:	14-26-451-007
Zoning:	I-1, Light Industrial
Parking Spaces:	65

PRICING & AVAILABILITY

Sale Price:	Contact Broker
Lease Rate:	\$8.75/SF (NNN)
Taxes:	\$49,007.43

BUILDING INFORMATION

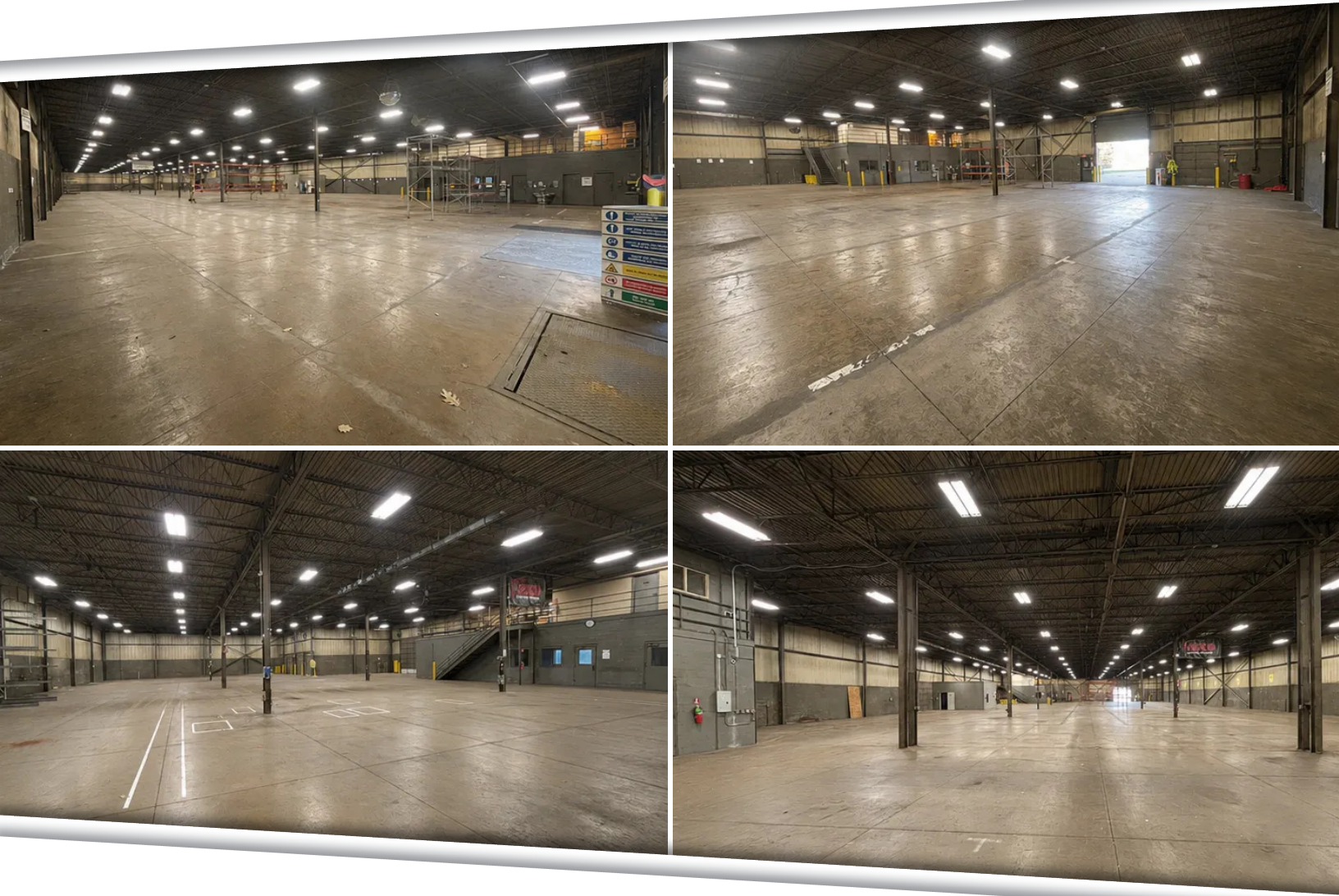
Type:	Industrial
Year Built:	1987
Addition:	1992
Heating:	Radiant
Sprinkler:	Fully Fire Suppressed
Clear Height:	20.0
Restrooms:	Office and Shop Area
Electrical:	Primary Power, 480v with busducts
# Docks/Truckwells:	3 - with levelers
# Grade Level Doors:	3 - (2) 14'x14' (1) 12'x12'



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EXTERIOR PHOTOS



244 REX BLVD
INTERIOR PHOTOS



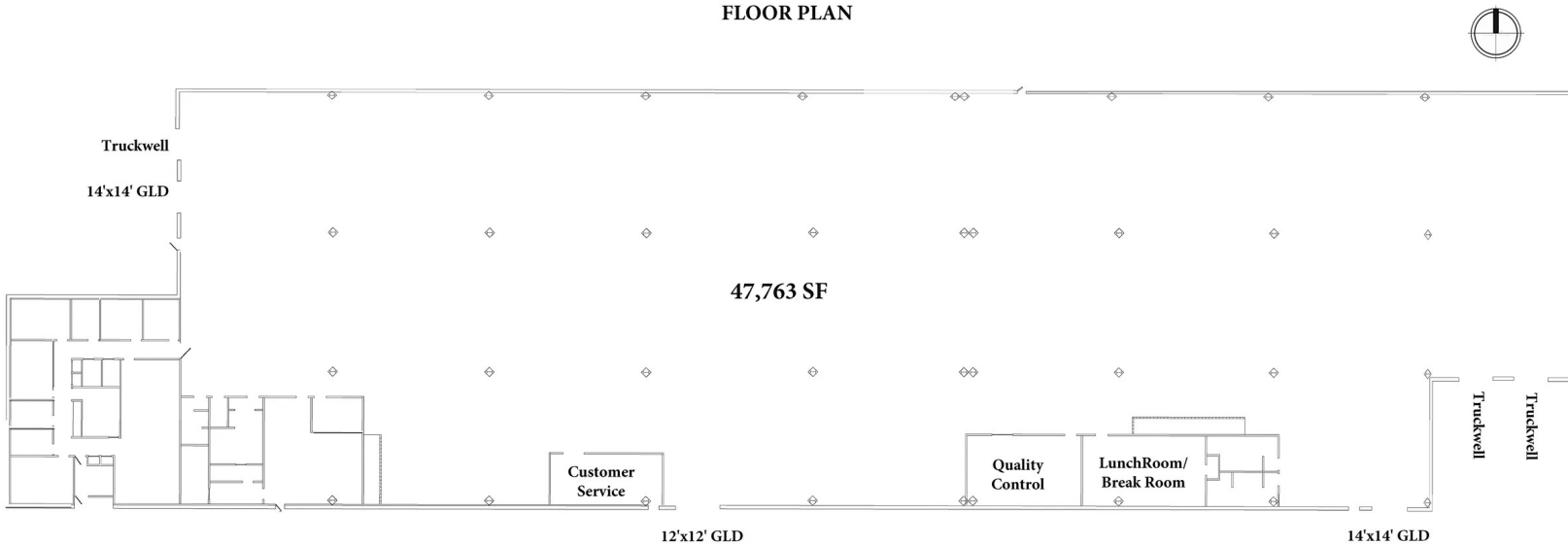
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244 REX BLVD PROPERTY FLOOR PLAN

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FLOOR PLAN



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