

813 & 839 E. TEN MILE ROAD  
MADISON HEIGHTS, MICHIGAN

INDUSTRIAL FOR SALE OR LEASE  
22,699 Square Feet Available



**SIGNATURE  
ASSOCIATES**  
KNOW SIGNATURE | KNOW RESULTS

**I-696 VISIBILITY & EXPOSURE**



## PROPERTY FEATURES

- 22,699 square feet available
- 12' – 19' clear height
- (5) 12' x 14', 10' x 10' grade level doors
- 1000 amps, 480 volts, 3-phase
- (1) 15-ton crane
- Located in an industrial corridor clustered around I-696 with convenient access to I-75
- Drive-thru capabilities
- Signage on Ten Mile Road and visibility from I-696
- Lease Rate: \$6.25/sq. ft. NNN
- Sale Price: \$965,000 (\$42.51/sq. ft.)



For more information, please contact:

**STEVE GORDON**

(248) 948 0101

sgordon@signatureassociates.com

**JOE PLASKEY**

(248) 948 0110

jplaskey@signatureassociates.com

**DAN MORROW**

(248) 799 3144

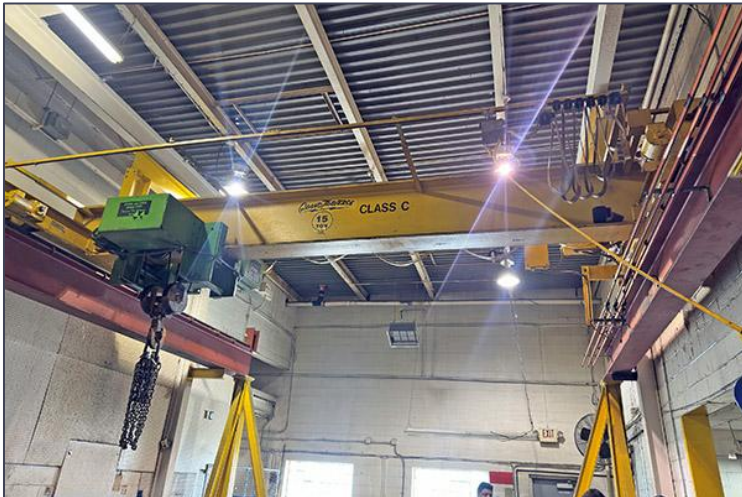
dmorrow@signatureassociates.com

# 813 & 839 E. Ten Mile Road – Madison Heights, Michigan

## Industrial For Sale or Lease

22,699  
Square Feet  
AVAILABLE

### Interior Photos



For more information, please contact:

**STEVE GORDON**  
(248) 948 0101

**JOE PLASKEY**  
(248) 948 0110

**DAN MORROW**  
(248) 799 3144

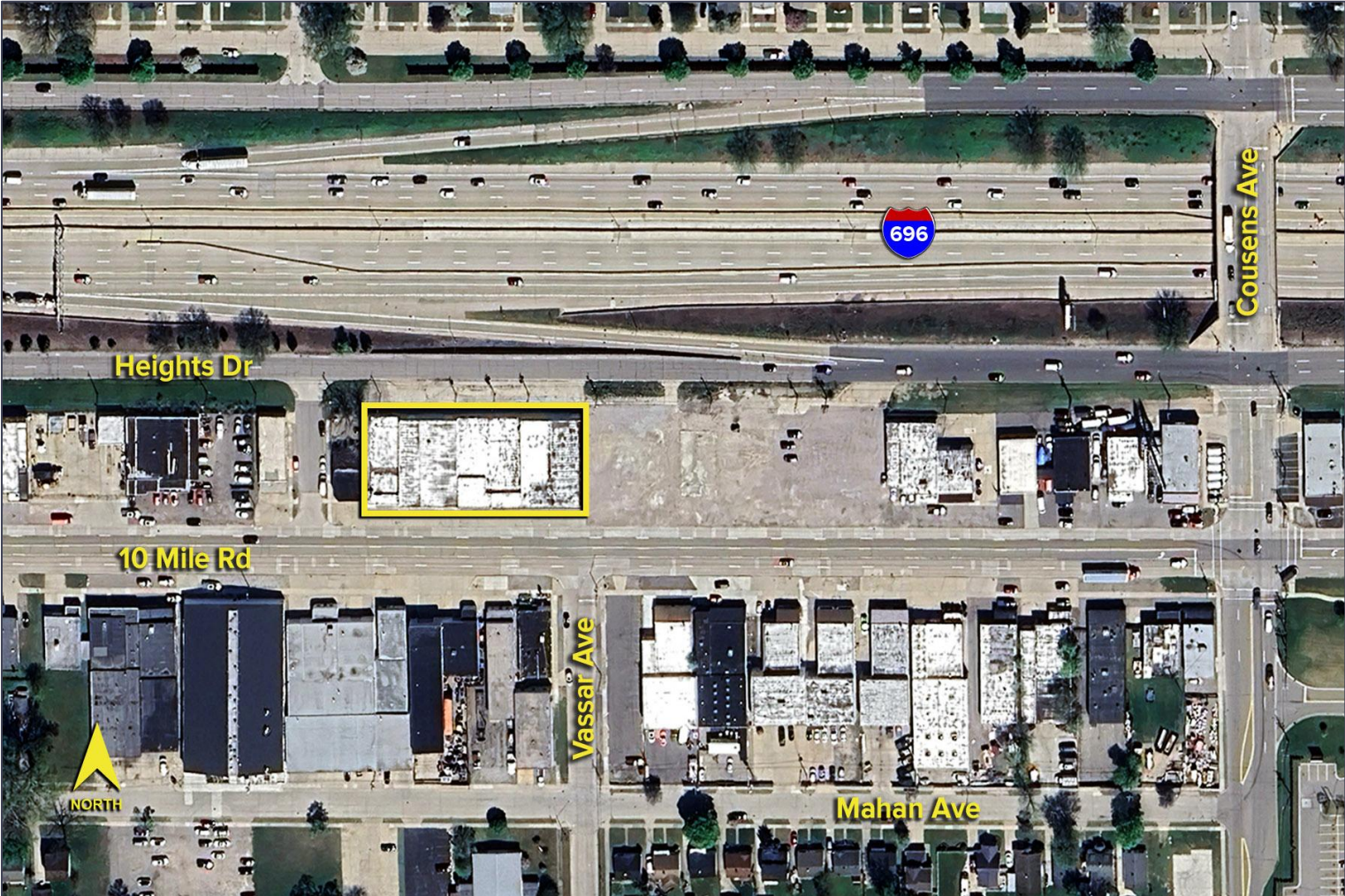
**SIGNATURE ASSOCIATES**  
One Towne Square, Suite 1200  
Southfield, MI 48076  
[www.signatureassociates.com](http://www.signatureassociates.com)

# 813 & 839 E. Ten Mile Road – Madison Heights, Michigan

Industrial For Sale or Lease

22,699  
Square Feet  
AVAILABLE

Aerial



For more information, please contact:

**STEVE GORDON**  
(248) 948 0101

**JOE PLASKEY**  
(248) 948 0110

**DAN MORROW**  
(248) 799 3144

**SIGNATURE ASSOCIATES**  
One Towne Square, Suite 1200  
Southfield, MI 48076  
[www.signatureassociates.com](http://www.signatureassociates.com)

Information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing withdrawal.