



INDUSTRIAL PROPERTY // FOR LEASE

10,000 SF CLEAN & RECENTLY RENOVATED MANUFACTURING BUILDING

16129 COMMON RD
ROSEVILLE, MI 48066



- 10,000 SF Manufacturing Building - Entire Building Available
- Aggressive Lease rate of \$8.50 p/SF NNN
- Completely Renovated in 2026 - Very Clean Throughout
- 8,400 SF Shop & 1,600 SF Office Space
- Two (2) 10-Ton Cranes and One (1) 5-Ton Crane
- 18'6" Clear and Two (2) 12' x 14' Overhead Doors
- 480 Volt / 1,600 Amp Power with Buss Duct & LED Lighting
- Excellent location in the Manufacturing Corridor of Groesbeck Hwy

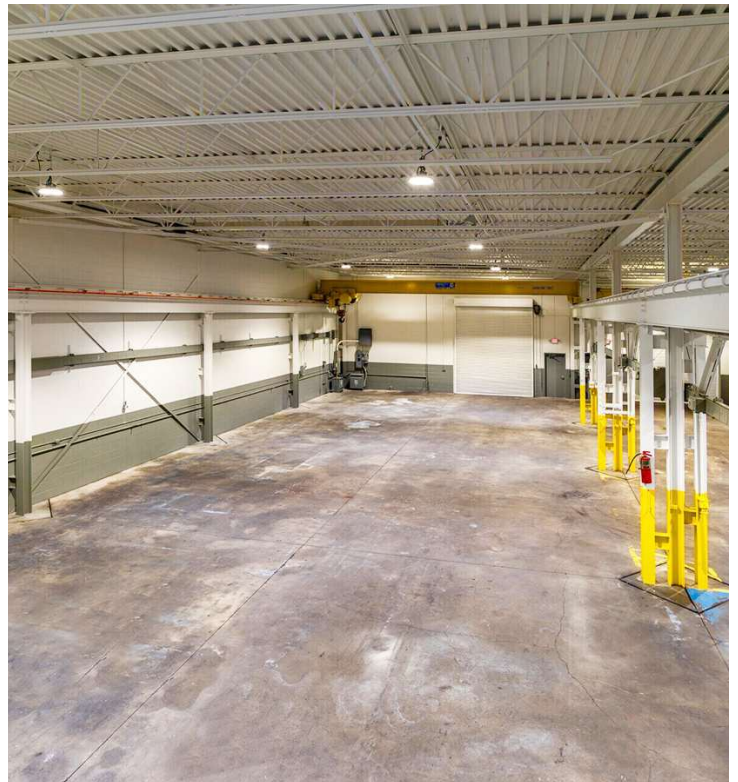


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EXECUTIVE SUMMARY



Lease Rate

**\$8.50 SF/YR
(NNN)**

OFFERING SUMMARY

Building Size:	10,000 SF
Available SF:	10,000 SF
Lot Size:	0.59 Acres
Year Built:	1982
Renovated:	2026
Zoning:	I-1
Market:	Detroit
Submarket:	Groesbeck Central
Traffic Count:	45,496

PROPERTY OVERVIEW

Introducing the impressive 10,000 SF manufacturing building at 16129 Common Rd, Roseville, MI. This entire building is available for lease at a competitive rate of \$8.00 p/SF NNN. Recently renovated in 2026, it boasts a spotless interior and offers 8,400 SF of shop space along with 1,600 SF of office space with AC. The building features a generous 18'6" clear height, two 12' x 14' overhead doors, 480 Volt / 1,600 Amp power with buss duct, energy-efficient LED lighting, and airlines. It also includes two 10-ton cranes and one 5-ton crane. There is also 20 parking spaces providing enough parking for employees and visitors.

LOCATION OVERVIEW

Ideally located in the bustling Manufacturing Corridor of Groesbeck Hwy, with easy access to I-696 and I-94, this property is a prime opportunity for your business.

PROPERTY HIGHLIGHTS

- 10,000 SF Manufacturing Building - Entire Building Available
- Completely Renovated in 2026 - Very Clean Throughout
- 8,400 SF Shop & 1,600 SF Office Space
- 18'6" Clear and Two (2) 12' x 14' Overhead Doors



P.A. COMMERCIAL
Corporate & Investment Real Estate

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INDUSTRIAL DETAILS

Property Type:	Warehouse or Manufacturing
Building Size:	10,000 SF
Space Available:	10,000 SF
Shop SF:	8,400 SF
Office SF:	1,600 SF
Mezzanine SF:	None
Occupancy:	Immediate
Zoning:	I-1
Lot Size:	0.59 Acres
Parking Spaces:	20
Fenced Yard:	No
Trailer Parking:	No
Year Built / Renovated:	1982 / 2026
Construction Type:	Masonry
Clear Height:	18' 6"
Overhead Doors:	Two (2) 12' W x 14' H
Truckwells/Docks:	None
Cranes:	Two (2) 10-Ton & One (1) 5-Ton
Underhook:	12'
Power:	480 Volt / 1,000 Amp
Airlines:	Yes
Buss Duct:	180'
Air Conditioning:	Office Only
Heat Type:	Tube Radiant
Lighting:	LED
Sprinklers:	No
Floor Drains:	No
Taxes:	\$12,014.20



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ADDITIONAL PHOTOS



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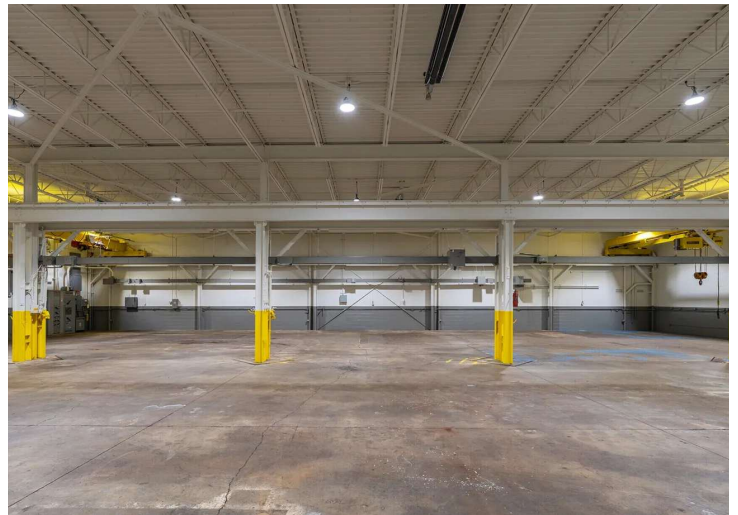
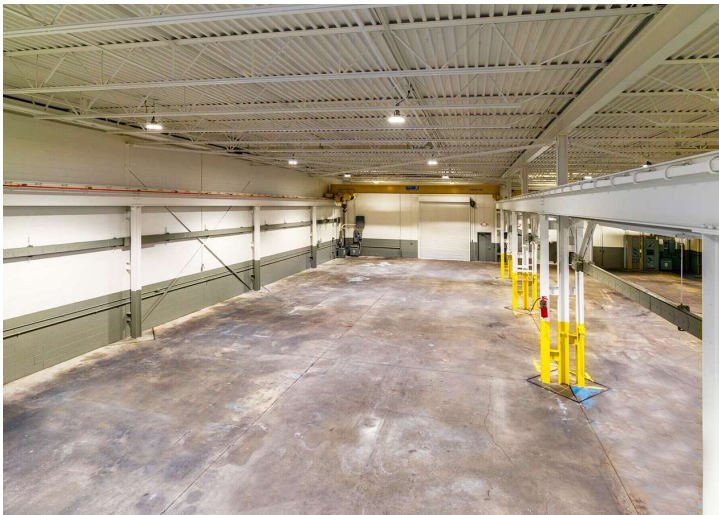
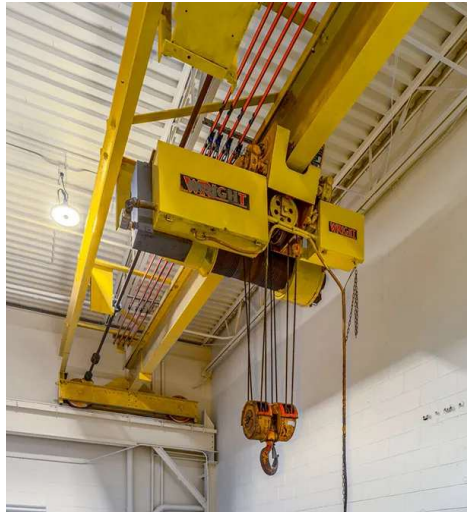
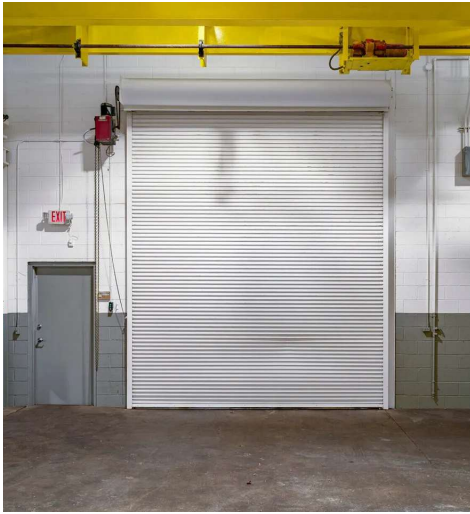
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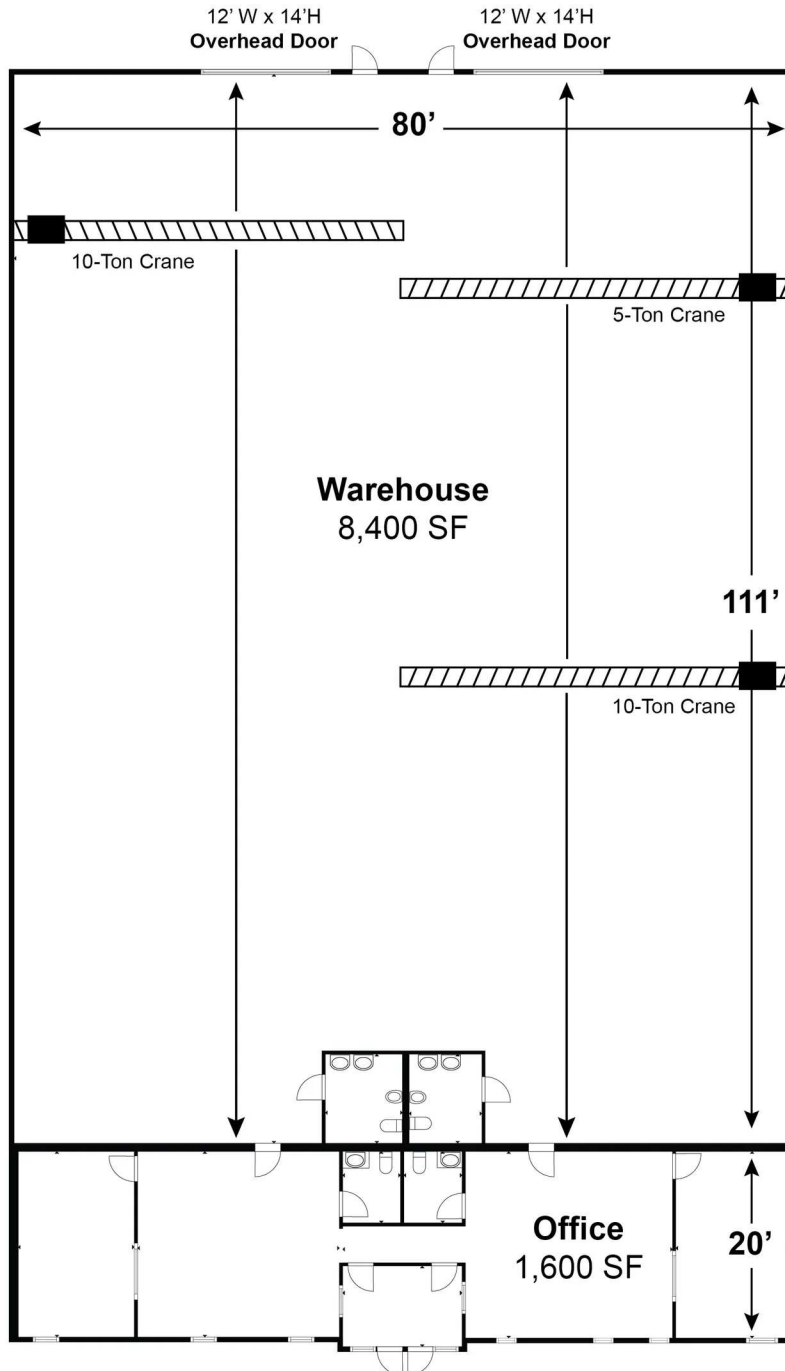
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FLOOR PLANS



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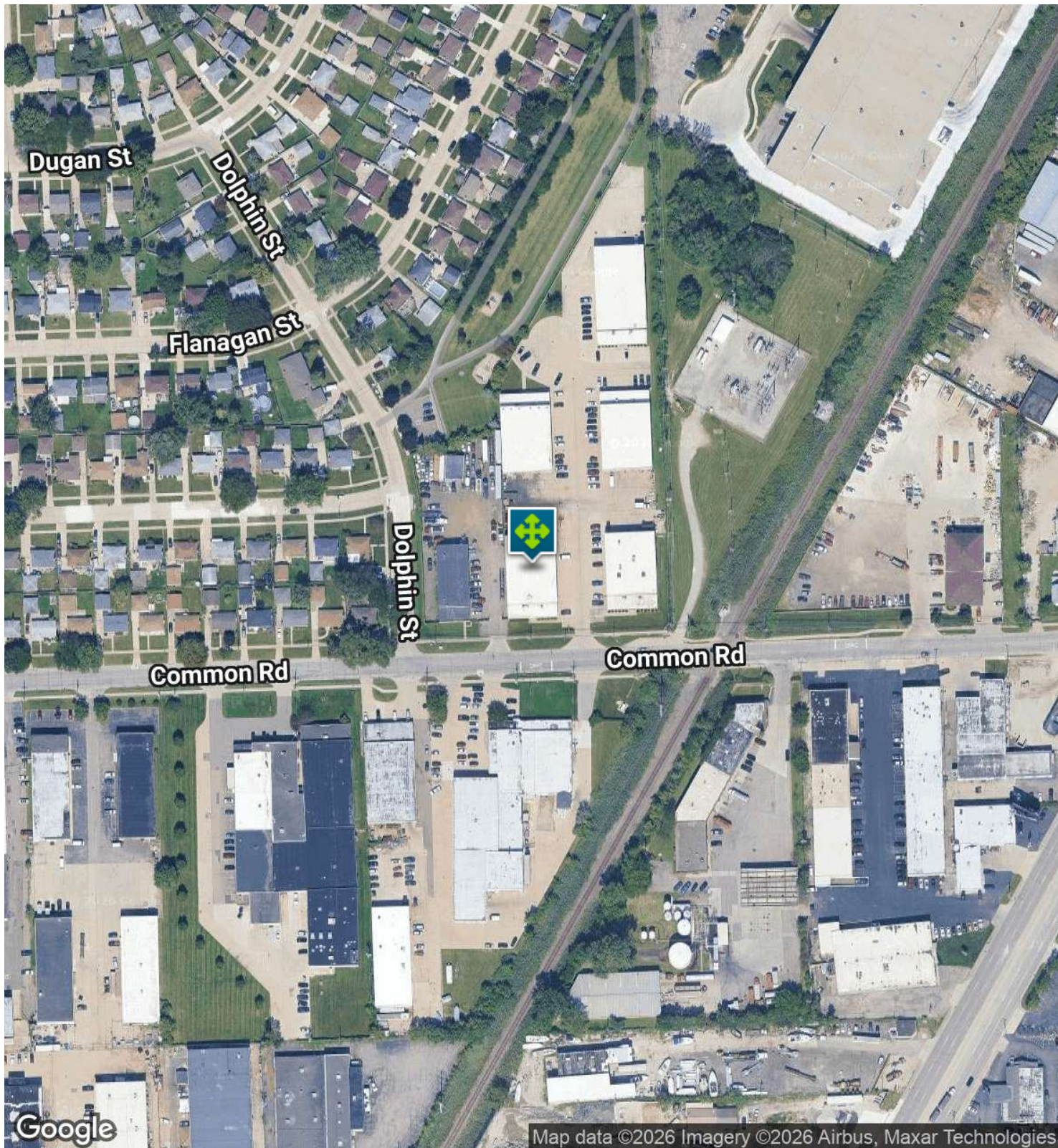
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AERIAL MAP



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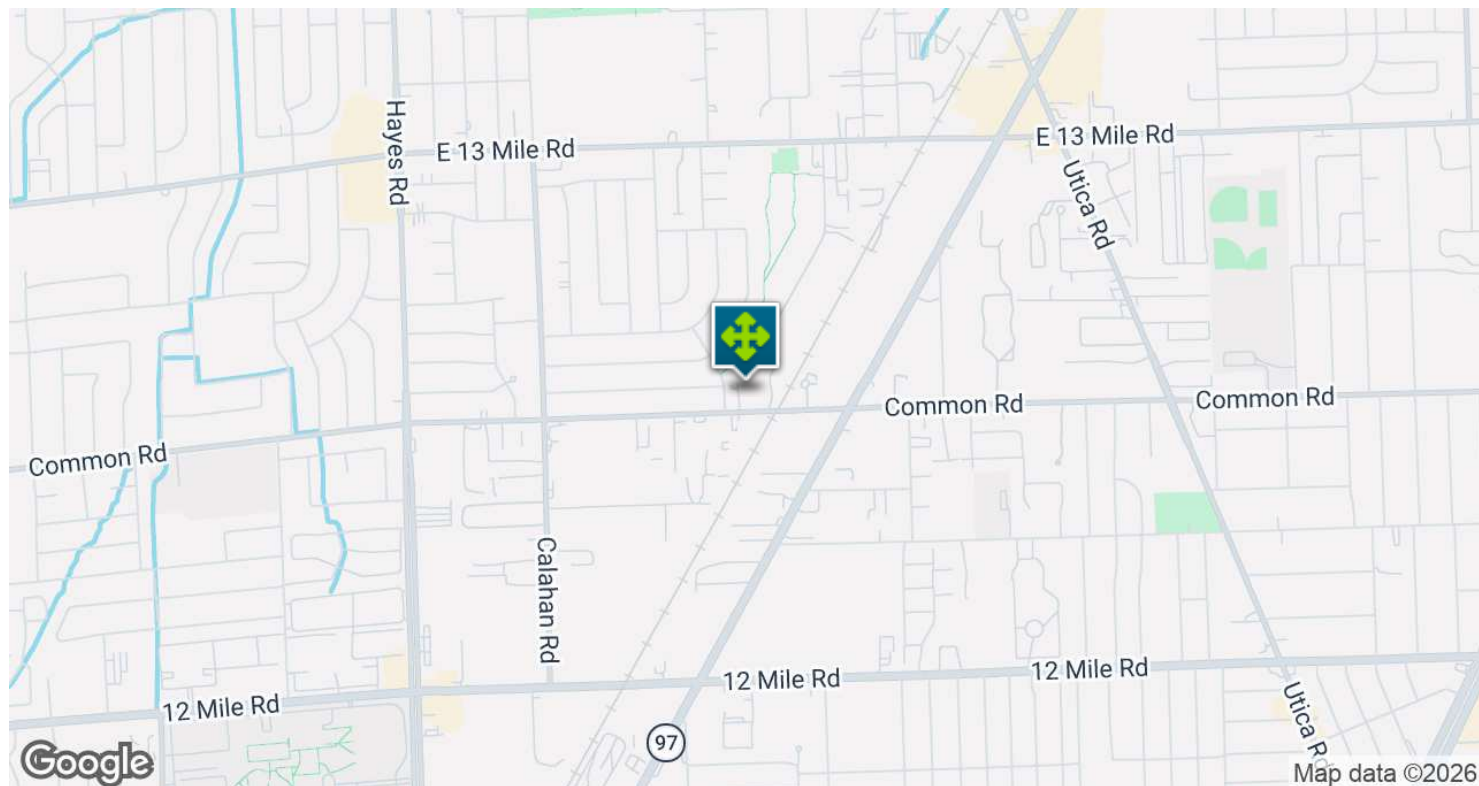
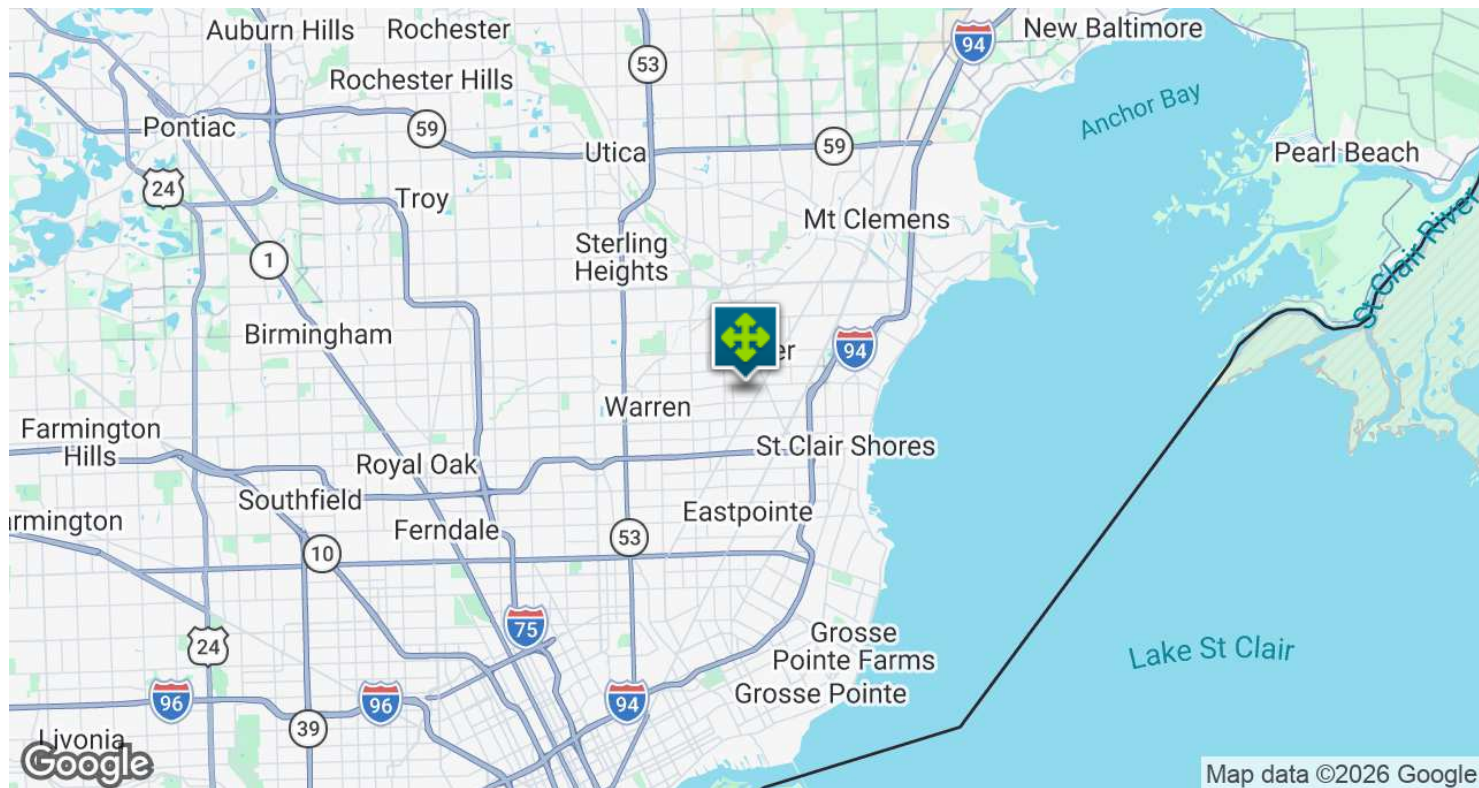
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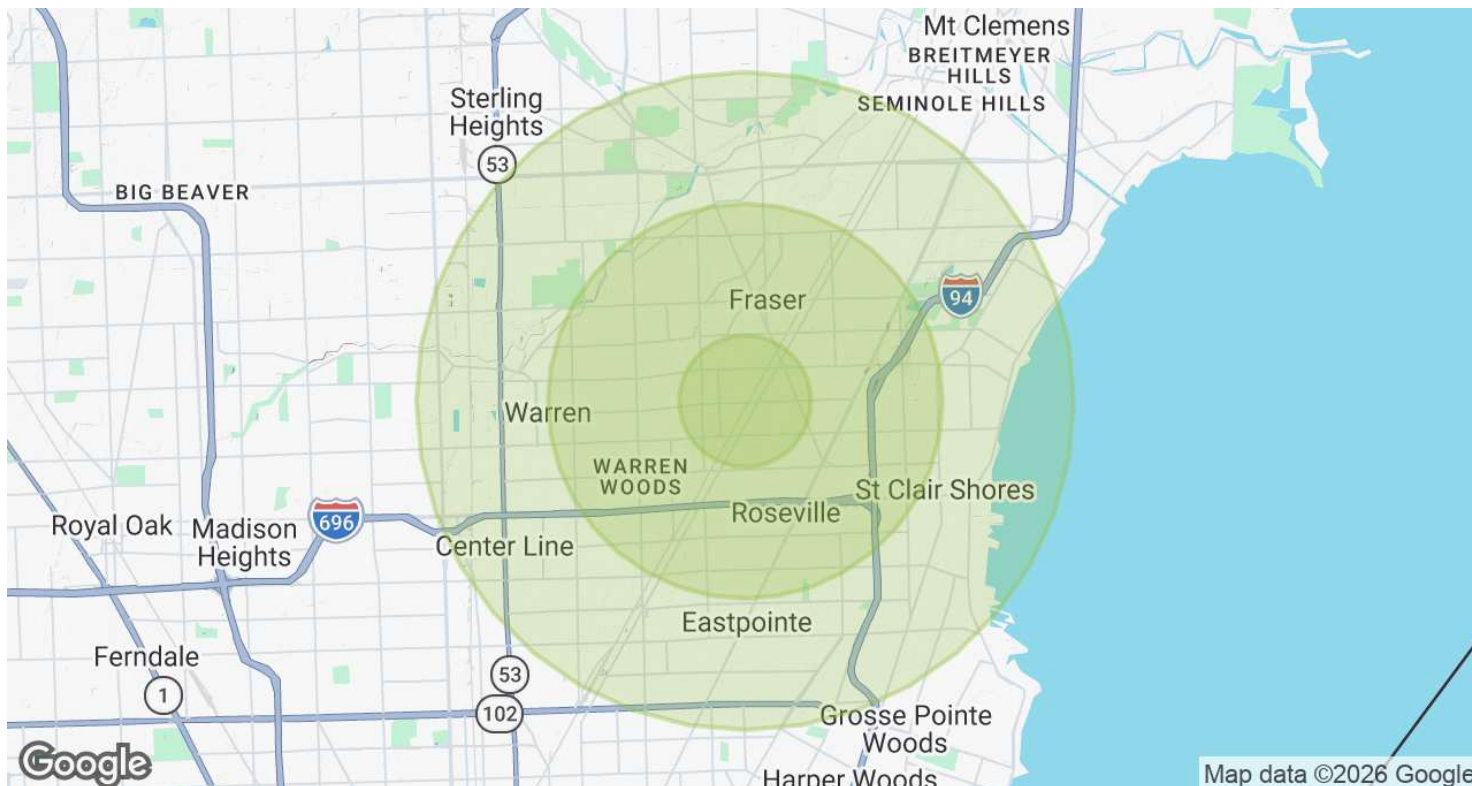
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LOCATION MAP



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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	14,148	130,549	321,522
Average Age	41.6	40.4	40.7
Average Age (Male)	41.8	38.5	39.3
Average Age (Female)	43.5	42.1	42.2

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	6,554	55,577	135,438
# of Persons per HH	2.2	2.3	2.4
Average HH Income	\$72,540	\$83,130	\$83,603
Average House Value	\$159,221	\$189,259	\$191,470

2023 American Community Survey (ACS)

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CONTACT US



FOR MORE INFORMATION, PLEASE CONTACT:



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