

# 16,000 sq.ft. For Lease

## 34550 Glendale, Livonia, MI 48150



Listing ID: 30263959  
 Status: Active  
 Property Type: Industrial For Lease  
 Industrial Type: Flex Space, Free-Standing  
 Contiguous Space: 16,000 SF  
 Total Available: 16,000 SF  
 Lease Rate:  
 Lease Type:  
 Loading: 2 Docks, 2 Doors  
 Ceiling: 16 - 18 ft.  
 Office SF: 3,825 SF  
 Drive-In Bays: 1 Bay



### Overview/Comments

16,000 sq.ft. of light industrial for lease in the heart of Livonia's I 96 industrial corridor. Call Rea Construction at 734-946-8730 for a tour. Two truck wells. Modified gross lease available.

### More Information Online

[www.raeconstruction.net](http://www.raeconstruction.net)

### QR Code

Scan this image with your mobile device:



### General Information

Tax ID/APN:	263960770	Building Name:	34550 Glendale
Industrial Type:	Flex Space, Free-Standing, Industrial-Business Park, Manufacturing, Light Industrial, Warehouse/Distribution	Building/Unit Size (RSF):	16,000 SF
		Usable Size (USF):	16,000 SF
Zoning:	LIGHT INDUSTRIAL	Land Area:	1.30 Acres

### Available Space

Suite/Unit Number:	34550	Offices:	5
Space Available:	16,000 SF	Office SF:	2,030SF
Minimum Divisible:	16,000 SF	Kitchen/Breakroom:	Yes
Maximum Contiguous:	16,000 SF	Parking Spaces:	21
Space Type:	Relet	Loading Docks:	2
Date Available:	05/01/2020	Loading Doors:	2
Lease Rate:		Drive In Bays:	1
Lease Type:	Modified Gross	Ceiling Height:	18
Rent Escalators:	Fixed Lease	Clear Height:	16
Conference Rooms:	1		

Space Description 16,000 sq.ft. of light industrial for lease in the heart of Livonia's I 96 industrial corridor. Call Rea Construction at 734-946-8730 for a tour. Two truck wells. Modified gross lease available.

### Area & Location

Property Located Between:	Stark and Wayne
Highway Access:	I 96
Airports:	DTW

## Building Related

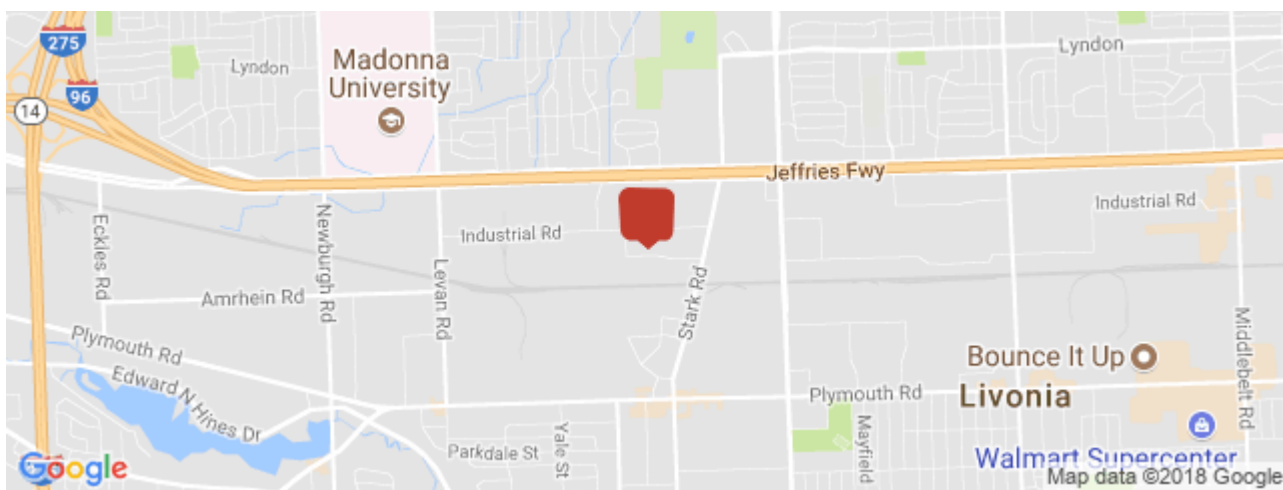
Tenancy:	Single Tenant	Total Parking Spaces:	21
Total Number of Buildings:	1	Column Spacing:	40
Number of Stories:	1	Passenger Elevators:	0
Office Space SF:	2,030SF	Freight Elevators:	0
Property Condition:	Good	Sprinklers:	None
Year Built:	1978	Amps:	200
Year Renovated:	2014	Volts:	208
Roof Type:	Flat	X-Phase:	3
Construction/Siding:	Block	Heat Type:	Natural Gas, Suspended Radiant Heaters
Parking Ratio:	1.3 (per 1000 SF)	Lighting:	Metal Halide
Parking Type:	Surface	Internet Access:	Cable
Parking Description:	asphalt		

## Land Related

Zoning Description:	Light Industrial
Water Service:	Municipal
Sewer Type:	Municipal

## Location

Address:	34550 Glendale, Livonia, MI 48150	MSA:	Detroit-Warren-Dearborn
County:	Wayne	Submarket:	Southern I-275 Corridor



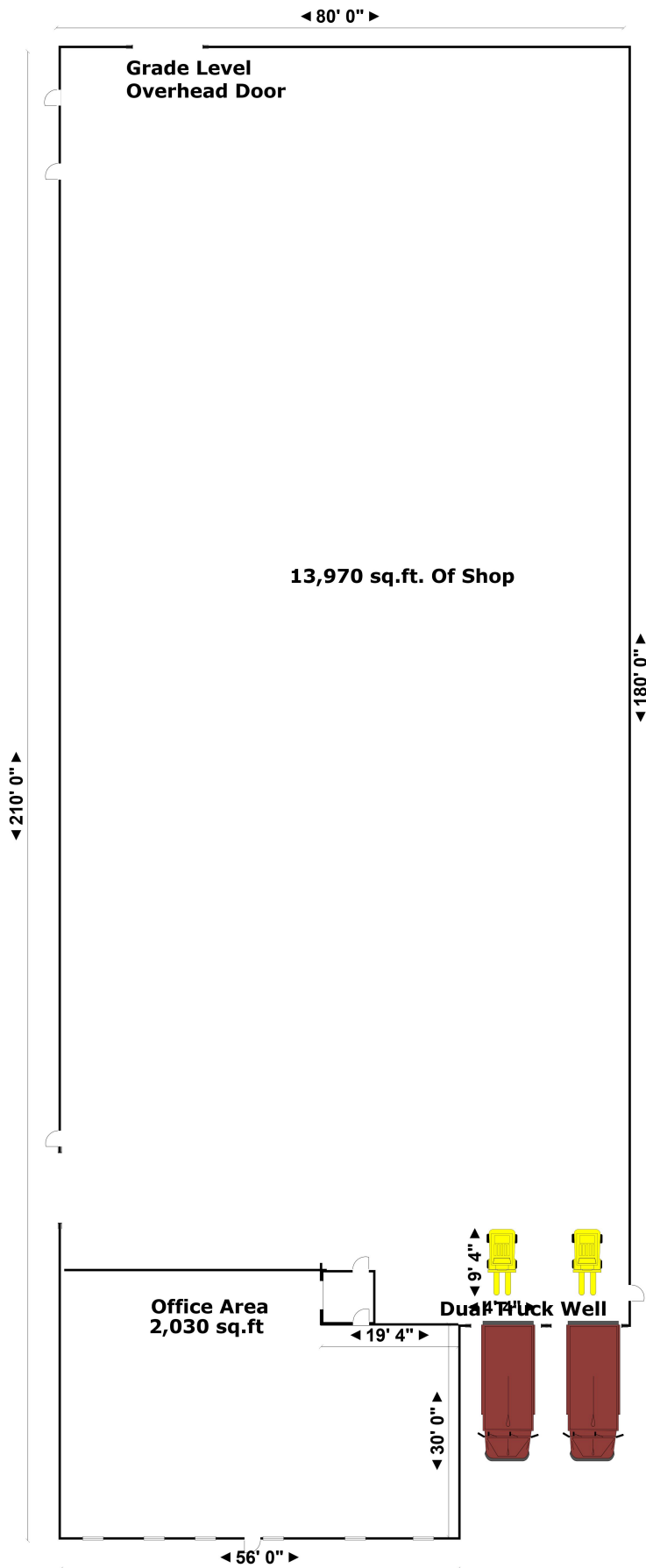
## Property Images

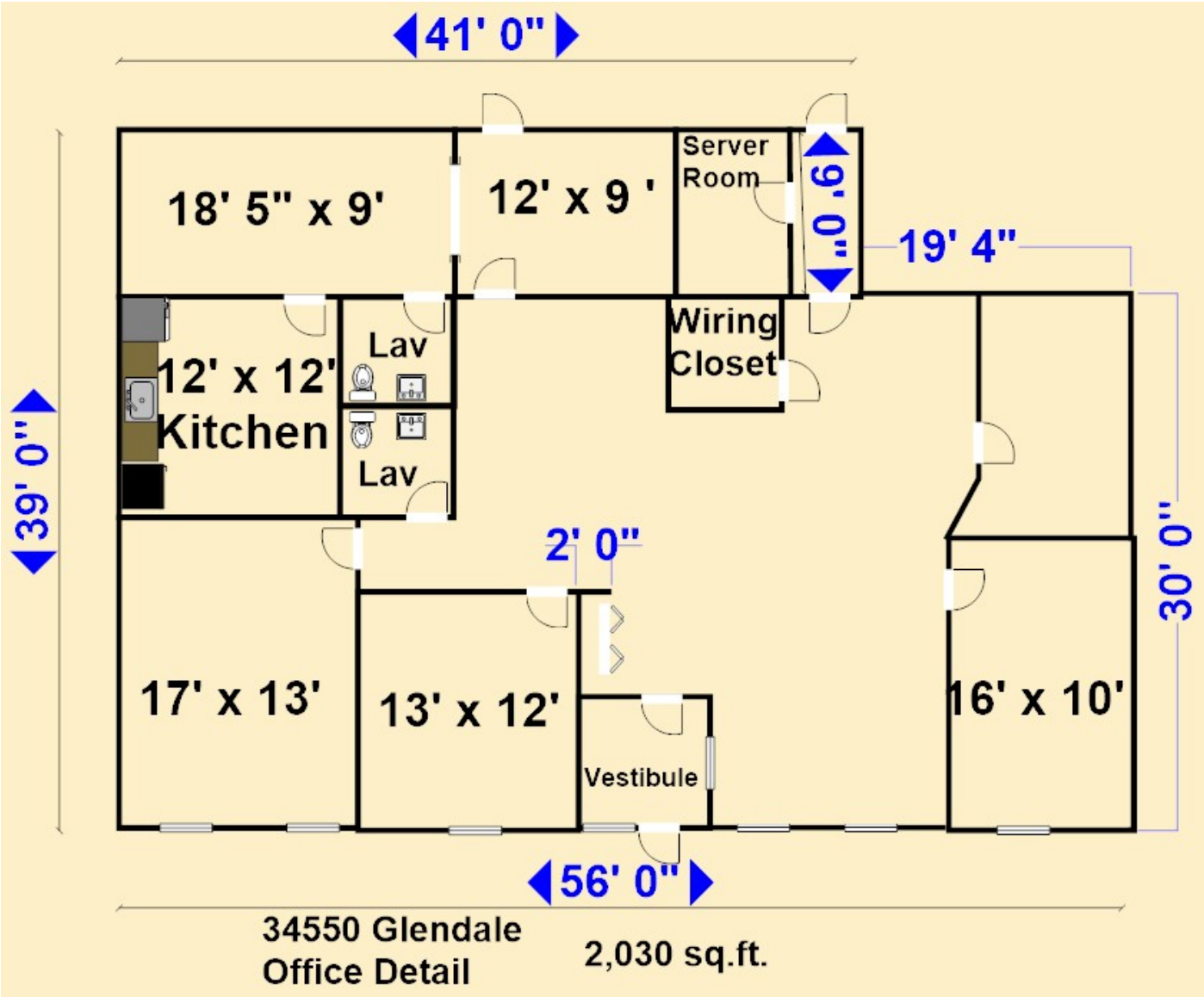


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## Property Contacts

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**Yvon Rea**

Rea Construction

734-946-8730 [0]