



# Industrial/Hi-Tech Properties

## January 2012

(248) 637-9700

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CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN	MAX	CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
<b>Auburn Hills</b>								
2676 Paldan	13,662	12,150		16		1 (ext)		<b>T.Jablonski</b>
	13,662	1,512					\$680,000.00	Free standing building, directly across the street from the Palace of Auburn Hills. Excellent Condition. Being offered as a package sale with the adjacent 17,970 sq. ft. for a total price of \$1,565,900 for 31,632 sq. ft.
2704 Paldan	17,970	13,970		18		1 (ext)		<b>T.Jablonski</b>
	17,970	4,000					\$885,000.00	Seller will consider a lease-back. Very clean, newer building just off Lapeer Road across from the Palace of Auburn Hills. Being offered as a package sale with the adjacent 13,662 sq. ft. for the total price of \$1,565,900.00 for 31,632 sq. ft.
3180 Auburn Road	25,499	23,999		18	1	1 (ext)	\$2.95 NNN	<b>G.Rogers</b>
	25,499	1,500			5 Ton		\$599,000.00	Industrial building on Auburn Road. Adjacent lot to West Included. Re-development opportunity.

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**Berkley**

2070 Eleven Mile Road	14,964	14,964	12		1 (int)		<b>C.Mercier</b>
	14,964	600				\$480,000.00	Tax I.D. 25-17-382-051 & Tax I.D. 25-17-382-047

**Beverly Hills**

31119 Greenfield Road	14,400	7,200	12			\$7.50 NNN	<b>C.Mercier</b>
	14,400	7,200				\$380,000.00	7,200 SF of office showroom, \$9.50 psf/nnn 7,200 SF of warehouse, \$5.50 psf/nnn

**Bruce Township**

14684 Thirty Three Mile Road	3,209	1,232	18			\$6.00 Gross	<b>J.DePonio</b>
	3,209	1,977					Office finish to suit. Frontage on 33 Mile Road. Contact Broker for details.

14678 Thirty Three Mile Road	4,212	4,022	18			\$6.00 Gross	<b>J.DePonio</b>
	4,212	190					Extremely clean. Can be expanded an additional 2,245 square feet or 3,209 square feet. Motivated Landlord.

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**Chesterfield**

Gratiot Avenue Suite A	2,811 2,811	2,389 422		16			\$7.50 Gross	<b>J.DePonio\ J.Capitani</b>  Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite B	2,950 2,950	2,507 443		16			\$7.50 Gross	<b>J.DePonio\ J.Capitani</b>  Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite C	3,703 3,703	3,148 555		16			\$7.50 Gross	<b>J.DePonio\ J.Capitani</b>  Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite I	4,252 4,252	3,614 638		16			\$7.50 Gross	<b>J.DePonio\ J.Capitani</b>  Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!

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			MIN	MAX				
Gratiot Avenue Suite D	4,252 4,252	3,614 638		16			\$7.50 Gross	<b>J.DePonio\ J.Capitani</b>  Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite G	4,730 4,730	4,020 710		18			\$7.50 Gross	<b>J.DePonio\ J.Capitani</b>  Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite H	4,730 4,730	4,020 710		16			\$7.50 Gross	<b>J.DePonio\ J.Capitani</b>  Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite F	4,730 4,730	4,020 710		18			\$7.50 Gross	<b>J.DePonio\ J.Capitani</b>  Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite E	4,730 4,730	4,020 710		16			\$7.50 Gross	<b>J.DePonio\ J.Capitani</b>  Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!

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Gratiot Avenue Suite A-B	5,761 5,761	4,876 885		16		\$7.50 Gross	<b>J.DePonio\ J.Capitani</b> Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite B-C	6,653 6,653	5,655 998		16		\$7.50 Gross	<b>J.DePonio\ J.Capitani</b> Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite H-I	8,982 8,982	7,634 1,348		16		\$7.50 Gross	<b>J.DePonio\ J.Capitani</b> Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite D-E	8,982 8,982	7,634 1,348		16		\$7.50 Gross	<b>J.DePonio\ J.Capitani</b> Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!
Gratiot Avenue Suite F-G	9,460 9,460	8,040 1,420		18		\$7.50 Gross	<b>J.DePonio\ J.Capitani</b> Part of a new Condominium Development in North Bay Park of Industry. Units from 2,811 square feet to 9,460 square feet. Possible Sale!

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North Bay Drive	15,000 15,000	12,500 2,500	24				\$6.00 NNN	<b>J.DePonio\ J.Capitani</b> Build to suit opportunity; owner would consider building 15,000 to 40,000 SF building on site; possible sale.
56410 Precision Drive	22,000 22,000	19,040 2,960	26			1 (ext)	\$6.25 Gross	<b>J.DePonio\ J.Capitani</b> Heavy crane capability; NNN charges will be approximately \$1.30 p/sf; rate to increase in year two.
North Bay Drive	25,000 25,000	22,500 2,500	24				\$5.25 NNN	<b>J.DePonio\ J.Capitani</b> Build to suit opportunity; owner would consider building 15,000 to 40,000 SF. building on site; possible sale.
50250 E Russell Schmidt Boulevard	25,112 25,112	20,819 4,293	20	20		1 (ext)	\$4.25 NNN \$675,000.00	<b>J.DePonio\ J.Capitani</b> Room to Expand with Outside Storage
52026 Sierra Drive	26,294 26,294	20,294 6,000	18			1 (ext)	\$1,495,000.00	<b>J.DePonio\ J.Capitani</b> Confidential sale. Clear span warehouse. Owner occupied and well maintained. Room to expand.

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50695-50701 Chesterfield Road	26,960 26,960	17,820 9,140	16	16		1 (int)	\$3.95 NNN	<b>J.DePonio\ J.Capitani</b> Building is divisible (10,365 sf & 16,595 sf). Retail potential. Large climate controlled showroom/engineering/QC space included within quoted office square footage. Space can be removed.
50551 Chesterfield	29,270 6,400	5,400 1,000	16	16			\$3.75 NNN	<b>J.DePonio\ J.Capitani</b> Well maintained space. Shop windows.
North Bay Drive	40,000 40,000	34,000 6,000		24			\$6.00 NNN	<b>J.DePonio\ J.Capitani</b> Build to suit opportunity; owner would consider building 15,000 to 40,000 sf. building on site; possible sale.
50400-50410 Patricia Street	44,692 44,692	35,183 9,509	25	25	2 10 ton	2 (ext)	\$4.50 NNN	<b>J.DePonio\ J.Capitani</b> Divisible. 36,584 sf (including 6,261 sf office) & 8,108 sf (including 3,248 sf office). Cranes. Truckwells.
56461 Precision Drive	45,000 45,000	38,250 6,750		26		2 (ext)	\$6.25 Gross	<b>J.DePonio\ J.Capitani</b> Build to suit opportunity. Excellent high bay manufacturing space. NNN charges will be approximately \$1.30 p/sf; rate to increase in year two.

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50320 E Russell Schmidt Boulevard	45,524 45,524	39,444 6,080	18	22	Jib	5 (ext)	\$4.25 NNN \$1,395,000.00	<b>J.DePonio\ J.Capitani</b> Truckwells are actually dock high doors.
29933 Commerce Boulevard	49,700 49,700	48,000 1,700	20	21		8 (ext)	\$3.95 NNN \$1,895,000.00	<b>J.DePonio\ J.Capitani</b> Excellent warehouse/distribution facility. Rail served by Canadian National with truck access entry for off-loading. Extra land for expansion. Cambridge/radiant heating.
Commerce Boulevard, Lot 13	75,000 75,000	63,750 11,250		28	To Suit	4 (ext)	\$6.25 Gross	<b>J.DePonio\ J.Capitani</b> Possible tax abatement. Build to suit opportunity. Expandable up to 100,000 square feet; rate to increase in year two.
50725 Richard W Boulevard	105,600 105,600	104,000 1,600	20	30	2 2 Ton	7 (ext)	\$675,000.00	<b>J.DePonio\ J.Capitani</b> Potential User/Investor opportunity. Approximately 56,000 sf leased through December 31, 2014. Approximately 49,600 sf leased through May 31, 2012.

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**Clinton Township**

33900 Groesbeck	2,800 2,800	2,400 400	14	14			\$4.95 Gross	<b>A.Iafrate\ M.Grammatico</b> Located within the Carini Plaza on main road. Close freeway access.
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33830 Groesbeck	2,800 2,800	2,500 300		14			\$4.75 Gross	<b>A.Iafrate\ M.Grammatico</b> Unit located in Carini Plaza. Within minutes of I-696.
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34016 Groesbeck	5,000 5,000	4,000 1,000	14	14			\$4.75 Gross	<b>A.Iafrate\ M.Grammatico</b> Located in the Carini Plaza. Close freeway access. Signage available.
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21409 Carlo Drive	5,800 5,800	5,000 800	16	16		Monorails in place	\$4.95 Gross	<b>J.DePonio\ J.Capitani</b> Attractive free-standing building. Large rear parking lot. Possible sale.
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35800-35806 Groesbeck Hwy.	6,400 4,800	4,200 600	14	14			\$4.95 Gross	<b>J.Capitani</b>  Suites available from 1,600 square feet and larger. Excellent exposure on Groesbeck Highway.
33955 Harper, Unit A	9,216 4,592			14		1 (ext)	\$4.95 NNN	<b>T.Jablonski</b>  Campus setting, front unit, office to suit. High tech, office, or industrial uses. CAM charges including taxes is \$1.60/sf.
22778 Macomb Industrial Drive	12,682 12,682	10,296 2,386		19			\$4.95 Gross \$465,000.00	<b>J.DePonio\ J.Capitani</b>  Clear span facility with a 76' bay. Land Contract terms available. First class offices.
22792 Macomb Industrial Dr.	12,790 12,790	10,842 1,948	20	20	1 2 Ton		\$3.95 Gross \$369,000.00	<b>J.DePonio\ J.Capitani</b>  Clean facility with new carpet and paint in the office area.
21319 Carlo Drive	23,980 23,980	21,100 2,880		24		4 (ext)	\$5.50 NNN	<b>J.DePonio</b>  Excellent distribution facility. Four truckwells with levelers. Offices and warehouse are completely refurbished.

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24541 Maplehurst Drive	34,498 34,498	24,498 10,000	22	22	10 Ton Rails	1 (ext)	\$4.50 NNN	<b>J.Capitani</b> Two story office with elevator. 10 Ton Crane rails, airlines, exhaust fans, buss duct, and mezzanine. Upgraded fire suppression system. Landlord would lease the ground level only (29,498 sf) inc. 5,000 sf of office & retain the 5,000 sf on 2nd Floor.
33901-33955 Harper	36,330 9,216	4,608 4,608	14	14		1 (ext)	\$4.95 NNN \$1,500,000.00	<b>T.Jablonski</b> Investment sale. Seven (7) units, 75% occupied. Campus-like setting, easy to customize to tenant needs.
33870-33880 Groesbeck Highway	52,000 5,600	5,000 600		14			\$4.75 Gross	<b>A.lafrate\ M.Grammatico</b> Unit located in Carini Plaza. Two grade level doors. 5-yr old roof.
<b>Deckerville</b>								
3729 Marquette Street	66,414 66,414	62,380 4,034	24		(1) 10 Ton, 50' x 340' bridgeway	4 (ext)	\$695,000.00	<b>C.Mercier</b> Parcel 030-300-110, 6.3 Ac. Site of building, 030-300-100 Vacant land11.10 Ac. Farmed

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3768 N. Main Street	77,044 77,044	70,268 6,776		17		1 (int)/2 (ext)	\$750,000.00	<b>C.Mercier</b> 150 car parking in south lot plus large paved lot on north for trucks and additional car parking. Paint line in place with required permits. Large air exchange system. There is a separate steel frame and sided building for paint storage.
<b>Detroit</b>								
18734 John R	3,500 3,500	3,400 100	10	10			\$75,000.00	<b>M.Grammatico</b> Main road frontage. Extra lot included.
51 Harper	11,290 11,290	11,290 11,290	15	15			\$149,900.00	<b>A.lafrate\ J.Syrian</b> 2-story building located in Midtown/New Center area. 15' ceilings ideal for loft conversion, commercial application or warehouse space. Property adjacent to newer residential development, Wayne State University & Woodward Avenue. Motivated Seller.
5140 Riopelle Street	30,000 30,000	30,000		14			\$2.50 Gross	<b>T.Jablonski</b> Bldg. newly renovated and in great condition. Office to suit available with new elevator. Up to 80,000 s.f. available. State of the art, 24 hr security, with indoor parking. Easy access to I-75, I-94 and downtown.

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5140 Riopelle Street	55,000 55,000	55,000		14			\$2.50 Gross	<b>T.Jablonski</b>  Bldg. newly renovated and in great condition. Office to suit available with new elevator. Divisible to 30,000 sf. Up to 80,000 sf available. State of the art, 24 hr. security, with indoor parking. Easy access to I-75, I-94 and downtown.
20263 Hoover	69,022 20,000	19,500 500		24	6 (5) 10 Ton, (1) 5 Ton		\$3.50 NNN	<b>C.Mercier</b>  Real estate taxes, building insurance and CAM \$0.95/sf, utilities will be split on a prorata share. One acre plus of paved and fenced parking or outside storage area.
12621-12627 Greenfield	79,147 79,147	72,147 7,000		18			\$699,000.00	<b>T.Jablonski\ M.Grammatico</b>  12.47 acres w/3 buildings. 30,979 sf & 9 out buildings 48,168 sf. Railsiding, fenced yard. 15775 Glendale included in sale.
7799 Pershing Ave	330,000 330,000	330,000 0	18	38		4 (ext)	\$2.50 NNN \$900,000.00	<b>T.Jablonski\ J.Syrian</b>  Large warehouse facility with 2 acres of available parking. Minutes away from Port Authority and Ambassador Bridge.

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1921 Ferry Street	500,000 500,000	490,000 10,000		30		18 (ext)	\$325,000.00	<b>T.Jablonski\ M.Grammatico</b> Reinforced concrete warehouse with approximately 1 acre of vacant land. 9-story building. 18 exterior loading docks. Located within seconds of I-75 & I-94.
5140 Riopelle	520,000 321,000	283,000 38,000		14		5 (int)/2 (ext)	\$1.50 Gross \$4,500,000.00	<b>T.Jablonski</b> Six floor Albert Kahn facility. Well maintained. Owner can lease back 199,000 square feet. Heavy freight elevator. Indoor parking.
<b>Ferndale</b>								
339 Livernois	6,228 6,228	5,611 617	20	20	1 1-Ton		\$5.50 NNN \$250,000.00	<b>T.Jablonski\ J.Syrian</b> Building includes 1-Ton chain fall, fully built in cove for photography and film industry. Also includes mezzanine over the office with full bath.
840 Hilton	6,286 6,286	4,695 1,591		11	1 1/2 ton		\$3.95 NNN \$269,000.00	<b>J.DePonio\ J.Capitani</b> Great opportunity near downtown Ferndale w/close proximity to I-75 and 696. Building in excellent condition with totally renovated office space, new dual heating system, newer roof, large gated yard, fully alarmed. Land Contract terms available.

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981 E. Saratoga	10,500 10,500	9,000 1,500		17	5 (3) 2 ton, 1/2, 1 1/2		\$3.95 NNN \$260,000.00	<b>J.DePonio\ J.Capitani</b> Great building for a contractor. Fenced parking lot.
810 E. Cambourne	11,567 11,567	10,067 1,500	14	18			\$3.95 Gross \$299,000.00	<b>M.Grammatico\ G.Rogers</b> 100% air conditioned. Heavy power. Within minutes of I-696 and I-75. Shop offices w/shower. Inspection room, dust collection system.
1333 E. Eight Mile Road	23,012 10,000	9,000 1,000		18		1 (int)	\$3.95 NNN	<b>G.Rogers</b> Main road frontage. Seconds from I-75. Interior truckwell. Heavy power. \$2.75/sf for the 1st 6 months of a three (3) year lease.
1505-1515 Jarvis	38,030 38,030	38,030 0	16	16				<b>J.DePonio\ M.Grammatico</b> \$350,000.00 Multi-tenant facility. 1505 A & B, 1507, 1511 and 1515 Jarvis. Building is fully leased. Close to I-696 & I-75.

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1975 Hilton	39,635 39,635	38,635 1,000		35	5 (2) 30 Ton, (1) 5 Ton, (2) 10 Ton		\$3.95 NNN \$1,395,000.00	<b>J.Capitani\ G.Rogers</b> Exceptional high bay mfg/warehouse facility. Approximately 28'.6" under 30 Ton crane hook; 21' under 15 Ton crane hook; 19' under 10 Ton crane hook.

<b>Fraser</b>
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34022 James J. Pompo	2,800 2,800	2,400 400	18	18			\$5.95 Gross	<b>J.Capitani</b> Middle unit, clean multi-tenant building.
34032 James J. Pompo	2,800 2,800	2,400 400		18			\$5.95 Gross	<b>J.Capitani</b> End unit, Clean Multi-Tenant facility.
33757 Riviera	3,200 3,200	2,800 400	18	18			\$5.50 Gross	<b>J.DePonio\ J.Capitani</b> Well maintained unit.

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33761 Riviera	3,520 3,520	2,640 880	18	18		\$5.50 Gross	<b>J.DePonio\ J.Capitani</b>  Well maintained unit with good truck maneuverability. Additional 440 sf of mezzanine storage not included in square footage.
31225 Kendall	3,836 3,836	3,536 300		18		\$185,000.00	<b>J.DePonio\ J.Capitani</b>  Additional 5,708 sf building for sale. Storage area between buildings. Ideal for a contractor.
31226 Fraser Drive	5,708 5,708	3,479 2,229		18		\$285,000.00	<b>J.DePonio\ J.Capitani</b>  Additional 3,836 SF of warehouse for sale. Storage area between buildings. Ideal for a contractor.
33665 Groesbeck Highway	9,000 9,000	8,150 850	16	16	1 10 Ton	\$3.95 NNN \$259,500.00	<b>J.DePonio\ M.Grammatico</b>  Ceiling fans.
17500 Helro	9,200 9,200	8,000 1,200	16	16		\$4.95 Gross	<b>J.Capitani</b>  End unit within a well maintained multi-tenant facility. Drive through capability. Gross rate includes property taxes and building insurance.

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31226 Fraser & 31225 Kendall	9,544 9,544	7,315 2,229		18			\$470,000.00	<b>J.DePonio\ J.Capitani</b> Ideal for a contractor. Drive through access on two different streets. Outside sheltered storage between buildings. Buildings can be sold separately. 31226 Fraser Dr.: 5,708 sf including 2,229 sf of two story office. 31225 Kendall: 3,836 sf warehouse.
33681 Groesbeck Hwy.	10,800 10,800	9,698 1,102	18	18	5 Four 5 Ton, One 3 Ton		\$3.25 NNN \$265,500.00	<b>J.DePonio\ M.Grammatico</b> Outside storage/Room to expand. Building contains a 1,100 sq ft mezzanine in shop for additional storage not included in total square footage. Land Contract terms available.
16945 Masonic Boulevard	14,160 14,160	12,760 1,400		17			\$4.95 Gross \$480,000.00	<b>J.Capitani\ M.Grammatico</b> Great user/investor building. Three-unit building that is separately metered. Main road frontage.
33835 Riviera Drive	14,216 14,216	12,696 1,520		16			\$5.00 Gross \$175,000.00	<b>J.DePonio</b> Land contract terms possible. Upstairs offices not included in total square footage.

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33755-33761 Riviera Dr	14,240 14,240	11,840 2,400	18	18			\$5.50 Gross \$340,000.00	<b>J.DePonio\ J.Capitani</b> Excellent investment opportunity. Very well kept multi-tenant facility. Excellent parking. 3,200 sf and 3,520 sf units for lease at \$5.50/sf Gross.
34272 Doreka	24,240 24,240	20,823 3,417	18		3 1-Ton, 5-Ton, 10-Ton		\$495,000.00	<b>J.DePonio\ J.Capitani</b> Excellent multi-unit property that can be split into 4 individual units. All units have separate lavatories and offices.
18255 Malyn Boulevard	33,541 33,541	30,499 3,042	18	18	1 5 Ton	1 (ext)	\$725,000.00	<b>J.DePonio\ J.Capitani</b> CMM Room. Building can be duplexed. One unit is 12,720 sf w/ 1,700 sf of office (also 1,600 sf of 2nd floor office). The other is 20,821 sf w/ 1,342 sf of office (also 3,042 sf of 2nd floor office).

### Harrison Township

40731 Production Dr	13,150 13,150	11,550 1,600		15			\$2.50 NNN \$299,000.00	<b>T.Jablonski</b> Open and clean, just off of I-94. Great for many uses. Offices all recently built, roof newer.
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CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
25551 Joy Boulevard	44,440 44,440	39,446 4,994	22	22	1 15 Ton	Possible (int)	\$3.95 NNN \$1,199,000.00	<b>J.DePonio\ J.Capitani</b> Large Grade Doors, (1) 20'x15' (1) 15'x16' (1) 16'x20', Skylights, Excellent Manufacturing Facility.
<b>Hazel Park</b>								
23891 Dequindre	8,404 8,404	6,874 1,530	14	20	2 5 ton		\$375,000.00	<b>J.Syrian</b> Property includes a hoist/paint booth & air compressor. Also zoned for auto salvage.
<b>Hillsdale</b>								
2249 W. Moore Road	25,800 25,800	24,300 1,500	18	18	1 One 3 Ton Mono Rail	One dock w/levler (ext)	\$2.25 NNN \$495,000.00	<b>C.Mercier</b> Four private offices, one conference room, open area, lunchroom and quality control built in shop area.
29 Superior Street	129,310 129,310	119,725 9,585		28	3 (1) 35 Ton, (2) 10 Ton	9 (ext)	\$995,000.00	<b>J.DePonio\ C.Mercier</b> 14 private offices, lunchroom, 2 conference rooms, additional offices in shop. 55,000 Sf +/-Manufacturing space added 1986, 16,250 SF warehouse added in 2006, paint line available.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
3010 W. Mechanic Street	134,378	112,462		24	1	6 (ext)		<b>C.Mercier</b>
	134,378	21,916			(1) 5 ton, 50'x240'		\$2,600,000.00	Superb condition. Corporate image building. Site graded for 80,000 Sq. Ft. expansion.
<b>Ira Township</b>								
6015 Corporate Drive	16,383	13,931	20	20			\$3.75 NNN	<b>J.DePonio\ J.Capitani</b>
	16,383	2,452			Brackets In Place		\$885,000.00	Ideal for plastic injection molding. Water lines and cooling tower on site. 10 ton crane footings. Quoted rate for 2012. \$4.25/sf for 2013. \$4.50/sf for 2014.
<b>Litchfield</b>								
4 Industrial Drive	77,700	76,100	27	27		2 (ext)	\$2.12 NNN	<b>C.Mercier</b>
	77,700	1,600					\$950,000.00	Located in Certified Industrial Park, TIFA and other incentives possible thru local Economic Industrial Corp. Room to expand.
<b>Livonia</b>								
29811 Eight Mile Rd	3,600	3,600		16			\$8.00 Gross	<b>J.Syrian</b>
	3,600						\$270,000.00	Clean industrial building with a large parking lot along the 8 mile corridor.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX	CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
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**Macomb**

51700 Regency Center	12,482	10,690	20		1 (ext)	\$3.50 NNN	<b>J.DePonio\ T.Jablonski</b>
	12,482	1,792		Prepped			New construction, office finish to suit in 120 days. Possible Sale.

Regency Center Drive - 12	58,000	50,000	24			\$4.95 NNN	<b>J.DePonio\ J.Capitani</b>
	58,000	8,000					Build to Suit; two story office, designed as one free standing 58,000 sf. building or duplex. Possible Sale.

**Madison Heights**

995 E. Ten Mile Road	2,700	2,335	12				<b>J.Capitani</b>
	2,700	365				\$99,000.00	Great free standing facility with frontage on Ten Mile Road and the I-696 service drive. Possible lease.

679 E. Mandoline	17,411	6,000	20		Possible (ext)	\$5.00 Gross	<b>G.Rogers</b>
	8,981						Additional office space availabe. Flexible Floor Plan. 3 Office spaces availabe @ 980 square feet each. 100% air conditioned, truckwell possible.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
25880 Commerce Suite B	40,000 10,000	8,000 2,000	28	2	2	0 (int)/0 (ext)	\$4.92 Gross	<b>T.Jablonski</b>  North portion of building. Also can divide office from shop area, separate entrances, fenced parking, easy access.
32501 Dequindre	92,511 92,511	83,988 8,523	16	16	1 10T	4 (ext)	\$3.25 NNN \$950,000.00	<b>J.Capitani\ G.Rogers</b>  3,000 Amps, main @240 Volts. Additional Service 2,000 Amps 480/277 Volts. Easement for driveway access to Industrial Drive.
<b>Marine City</b>								
6090 Starville Road	7,104 7,104	4,800 2,304		20			\$585,000.00	<b>J.Capitani\ M.Grammatico</b>  Situated on 6.18 acres. Main road frontage. Outside storage. High ceilings with tube radiant heat. Office furniture can be included.
6135 King Road	16,675 16,675	13,501 3,174	12	14			\$4.00 Gross \$395,000.00	<b>J.DePonio\ M.Grammatico</b>  Two building complex. Building 1 is a duplex consisting of 7,200 sf. Suite A=5,988 sf w/office, Suite B=1,252 sf w/office. Building 2 is 9,475 sf w/475 sf of office. Entire complex for sale or lease. Outside storage available.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
7177 Marine City Hwy.	153,000 153,000	143,000 10,000	40			3 (ext)	\$2,000,000.00	<b>J.Capitani\ M.Grammatico</b> Main road frontage. Crane rails in place. Heavy Power. Truckwells. Tube radiant throughout. Possible redevelopment. Outside storage.
<b>Mt. Clemens</b>								
300 Cass Avenue	2,240 2,240	1,440 800	12		0	0 (int)/0 (ext)	\$35,000.00	<b>A.lafrate\ M.Grammatico</b> Main road frontage. Free municipal parking. Updated offices. Multi-use zoning.
185 Madison	8,200 8,200	7,300 900	14 14				\$275,000.00	<b>T.Jablonski</b> Clear span shop. Paved, fenced lot with drains, exhaust fans, newer roll up shop door.
<b>New Baltimore</b>								
36870 Green Street	87,400 87,400	83,172 4,228	22			5 (ext)	\$1.95 NNN \$695,000.00	<b>J.DePonio\ J.Capitani</b> Former plastic injection molding facility. Excellent truck access off to Country Line road. 4,228 sf office area includes cafeteria of approx. 1,188 sf.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
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**New Haven**

31029 Comcast	30,481 26,102	6,576 19,526		24			\$5.95 Gross	<b>J.DePonio\ J.Capitani</b>  Will divide. Additional acreage available including approximately one acre of paved, fenced and gated property. If combined, parking totals over 160. T-1 line available.
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**North Adams**

4700 Knowles Road	18,751 18,751	4,000 14,751		24				<b>C.Mercier</b>  Office/Engineering facility with 4,000 sq. ft. lab or set-up space.
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4800 Knowles Road	105,600 105,600	98,520 7,080	20	28		6 (ext)		<b>C.Mercier</b>  Manufacturing facility with 60'x200' crane bay; 20 Ton bridge has been removed. Extensive roof repair in 2011.
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**Oxford**

575 Lakeville Road	2,400 2,400	600 1,800	11	14				<b>J.DePonio\ G.Rogers</b>  Excellent contractor yard. Located seconds from Lapeer Road. Includes approximately 6 acres of land.
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CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN	MAX	CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
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**Pontiac**

1733-1749 E. Highwood	35,200		14	14			\$3.95 NNN	<b>G.Rogers</b> 3,560 - 28,000 sf available. Multi-tenant complex with flexible floor plans, located seconds from I-75 expressway. Building is in excellent condition. Epoxy floors.
	28,000							

777 Enterprise Drive	43,673			18			\$8.00 NNN	<b>G.Grochowski\ T.Jablonski\ M.L.Capitani</b> Hi-tech/R&D building for sale or lease. Located in the beautiful Centerpointe Business Campus. Additional O/H doors can be added.
	28,836	28,836						

**Port Huron**

1504 Cedar Street	27,120	25,470		18		4 (ext)	\$3.50 NNN	<b>J.DePonio\ J.Capitani</b> Located within a HUB Zone. Landlord will consider a sale. Great manufacturing facility with 4 truckwells. Additional storage space available next door.
	27,120	1,650						

1500 & 1504 Cedar Street	33,024	31,374		18		4 (ext)	\$2.95 NNN	<b>J.DePonio\ J.Capitani</b> Located within a HUB Zone. Landlord will consider a sale. 27,120 sq. ft. and 5,904 sq. ft. storage facility. Can be leased or purchased separately. Four truckwells.
	33,024	1,650						

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
			MIN	MAX				
1314 Cedar Street	39,600 39,600	36,570 3,030		20		2 (int)	\$2.95 NNN	<b>J.DePonio\ J.Capitani</b>  Located within a HUB Zone. Landlord will consider a sale. Warehouse/distribution facility. Interior truckwells.
2356 Beard Street	85,680 85,680	74,880 10,800		31	4 (2) 10 Ton & (2) 20 Ton	3 (ext)	\$3.25 NNN	<b>J.DePonio\ J.Capitani</b>  Located within a HUB Zone. Landlord will consider a sale. Building is divisible. 10 and 20 Ton cranes. Truckwells.
2210 Beard Street	108,035 48,500	46,500 2,000		20			\$2.95 NNN	<b>J.DePonio\ J.Capitani</b>  Located within a HUB Zone and Foreign Trade Zone.
2100 Dove Street	173,900 173,900	156,560 17,340		40	4 25 Ton	8 (ext)	\$3.95 NNN	<b>J.DePonio\ J.Capitani</b>  Located within a HUB Zone. Landlord will consider a sale. 24' - 39.5' Clearance. 2000 AMP Buss Duct, Primary Power. Four 25 Ton cranes. Eight truckwells. High hazard fire suppression system. Ideal for plastic injection molding.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
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**Redford**

25197 W. Eight Mile	3,700 3,700	3,040 660	14	14			\$105,000.00	<b>J.Syrian</b> Clean industrial building with 2 rear grade doors. Freshly painted interior. Minutes away from Southfield freeway.
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12299 Woodbine	20,000 4,200	3,200 1,000	11	11		1 (int)	\$5.71 Gross	<b>J.Syrian</b> Newly renovated exceptional office space. Aggressively priced. Clean industrial space available with large interior truckwell.
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**Richmond**

36490 Division	20,300 20,300	18,800 1,500	18		1 2 Ton	6 (ext)	\$2.95 NNN	<b>J.DePonio\ J.Capitani</b> Dock-high facility. Six truckdocks. Rail Spur on site. Can expand up to 30,476 sq. ft. Motivated Landlord. Possible Sale.
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**Rochester**

388-390 South Street	7,566 3,740	3,400 340	14	14		One (ext)	\$4.49 Gross \$335,000.00	<b>T.Jablonski</b> 2-unit building for sale. West unit with truckwell for lease.
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CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
138 - 148 South Street	10,988 1,200			12			\$7.50 Gross	<b>G.Rogers</b> Located seconds from downtown Rochester. Unit #142
375-391 South Street	12,140 2,428	2,000 428	14	14			\$5.93 Gross \$450,000.00	<b>T.Jablonski</b> 5-unit building for sale. 3 units for lease, near downtown Rochester. Unit sizes: 2,428 sq. ft. including 428 sq. ft. office.
289 South Street Suite A	30,000 5,270	4,470 800		12			\$5.00 Gross	<b>T.Jablonski</b> Very clean, updated unit located in the heart of Rochester. Short term considered. Taxes included. Office size above does not include bonus 2nd floor office suite.
<b>Rochester Hills</b>								
2197 Crooks Road	2,500 2,500	2,000 500	18	18			\$6.72 Gross	<b>T.Jablonski</b> Great individual unit with almost an acre of yard area. Perfect for contractors. 1/4 mile north of M-59.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES TRUCKWELL DETAILS	LEASE/SF SALE PRICE	AGENT ADDITIONAL
2917 Waterview	17,420 17,420	4,500 12,920		16		\$9.00 Gross	<b>M.L.Capitani\ G.Rogers</b>  Sublease. Rate includes utilities and NNN charges on "partially" subleased space. Excellent high tech building with very nice finishes. 75% office. Available immediately.
<b>Romeo</b>							
121 Shafer Drive	13,924 13,924	12,924 1,000	16	20		1 (ext) \$4.00 NNN	<b>J.DePonio</b>  Very clean. Possible sale.
100-110 McLean	19,677 19,677	13,903 5,774	21	21		1 (ext) \$849,000.00	<b>J.DePonio</b>  Triplex with main road frontage. 100 McLean has 6,089 SF total (3,215sf shop, 2,874sf off); 106 McLean has 6,088 SF total (4,888sf shop, 1,200sf off); and 110 McLean has 7,500 SF (5,800sf shop, 1,700sf finished office on mezzanine w/ bathroom).
100 Shafer	38,489 38,489	33,552 4,937	22	22	2 (2) - 10 Ton	\$3.95 NNN	<b>J.DePonio</b>  Outstanding manufacturing facility with high corporate image. Main road frontage. Approximately 3,000 sq. ft. of office with restroom (upstairs) not included in total square footage.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
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**Romulus**

7025 Metroplex Dr	17,668	15,668		20		5 (ext)	\$3.95 NNN	<b>M.Grammatico\ G.Rogers</b>
	17,668	2,000					\$725,000.00	Five exterior truckwells. Within minutes of I-94 and Detroit Metropolitan Airport. 100% sprinklered

**Roseville**

28505 Hayes Road	6,880	5,580		18	1		\$2.50 NNN	<b>J.Capitani\ M.Grammatico</b>
	6,880	1,300			3-ton			Well maintained. Professional industrial complex. Expansion possibilities. NNN charges run approximately \$1.49/sf.

28314 Hayes Road	9,050	6,950	17	17			\$2.50 NNN	<b>J.Capitani\ M.Grammatico</b>
	9,050	2,100						Building "F" of College Industrial Park. Drive-through capability. Room to expand. NNN charges run approximately \$1.48/sf.

28310 Hayes Road	9,050	6,950	17	17			\$2.50 NNN	<b>J.Capitani\ M.Grammatico</b>
	9,050	2,100						Building "F" of College Industrial Park. Adjoining unit (9,050 sf) available. Drive through capability. Well maintained. Two story office. NNN charges run approximately \$1.48/sf.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
28316 Hayes Road	9,050 9,050	7,970 1,080		16			\$2.50 NNN	<b>J.Capitani M.Grammatico</b> Building "F" of College Industrial Park. Additional second floor offices. Drive through capability. NNN charges run approximately \$1.48/sf.
28312 Hayes Road	9,050 9,050	6,950 2,100		17			\$2.50 NNN	<b>J.Capitani M.Grammatico</b> Building "F" of College Industrial Park. Drive through capability. Two story office. NNN charges run approximately \$1.48/sf.
16660 Industrial Drive	9,643 9,643	7,457 2,186	16	17	1 5 Ton		\$3.95 NNN	<b>J.Capitani</b> Possible sale. Exceptionally clean facility. 5 ton crane with heavy power and buss duct. Two story office.
15238 Common Road	11,070 11,070	9,270 1,800	18	18		Possible (ext)	\$4.50 Gross	<b>J.Capitani M.Grammatico</b> Well maintained facility. Flexible terms. Second floor could be finished to suit for additional office space.
30551 Edison Drive	13,129 13,129	10,334 2,795		16		1 (ext)	\$3.50 NNN \$390,000.00	<b>J.Capitani M.Grammatico</b> Two suites available. Suite "A": 6,687 sf including 2,120 sf of office. Suite "B": 6,442 sf including 675 sf of office w/truckwell. Building also ideal for a single occupant.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
28324 Hayes Road	21,000 21,000	19,100 2,000	22	22		2 (ext)	\$2.25 NNN	<b>J.Capitanil M.Grammatico</b> Building "G" of College Industrial Park. Two truckwells. NNN costs run approximately \$1.49/sf.
28510 Hayes Road	22,864 22,864	17,884 4,980		18		2 (ext)	\$1.75 NNN	<b>J.Capitanil M.Grammatico</b> Building C of The College Industrial Park. 2,121 square feet of second floor office can be retained by Landlord. Room to expand. Part of shop is air-conditioned. NNN charges run approximately \$1.49/sf.
28514 Hayes Road	27,000 27,000	21,500 5,500	18	18	2 1- 10ton crane, 1-5ton crane	1 (ext)	\$1.75 NNN	<b>J.Capitanil M.Grammatico</b> Building "D" of College Industrial Park. 10 Ton & 5 Ton crane. Truckwell. NNN costs run approximately \$1.49/sf.
28506-28508 Hayes Road	30,604 30,604	29,604 1,000	18	18	2 5-Ton	1 (ext)	\$1.75 NNN	<b>J.Capitanil M.Grammatico</b> Will divide. Rental rate for 10,082 sq. ft. is \$2.50/sf NNN. Cranes in both sides of building. Truckwell. NNN costs run approximately \$1.49/sf.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES TRUCKWELL DETAILS	LEASE/SF SALE PRICE	AGENT ADDITIONAL
15890 Sturgeon Court	36,374 36,374	33,384 3,000		18		1 (ext) \$2.95 NNN \$945,000.00	<b>T.Jablonski\ M.Grammatico</b> Great location, recently renovated & repainted. Great floor plan. Land contract terms available.
<b>Shelby Township</b>							
13120 Twenty Three Mile	3,075 3,075	1,224 1,851	10	10			<b>J.DePonio\ G.Rogers</b> Great contractors yard. Fenced lot. Seconds away from M-53.
51620 Oro	3,523 3,523	771 2,752		16		\$6.95 Gross \$179,000.00	<b>J.DePonio\ J.Capitani</b> Excellent office build out with large conference room, several private offices, private garage, mezzanine and kitchen.
14200 Industrial Center	9,412 4,012	1,824 2,188	17	18		\$4.75 Gross	<b>J.DePonio\ J.Capitani</b> An additional 5,400 sf unit could be made available that contains 822 sf of office.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES TRUCKWELL DETAILS	LEASE/SF SALE PRICE	AGENT ADDITIONAL
50373 Rizzo	11,125 3,900	3,300 600		18		\$6.46 Gross	<b>J.DePonio\ T.Jablonski</b> End unit, low heat bills. Quality construction, easy truck access, mezzanine. Taxes included, insurance not included.
50373/50357 Rizzo	11,125 7,225	6,625 600		18		\$661,000.00	<b>J.DePonio\ T.Jablonski</b> Corner with great truck access. With or without leases.
13000 Twenty Three Mile Road	18,400 18,400	15,500 2,900		18		\$795,000.00	<b>J.DePonio</b> 100% Leased Investment.
15030 Twenty Three Mile Road	175,716 67,281	67,281	35	35	4 (2) 20-Ton, (2) 10-Ton	\$4.95 NNN	<b>J.DePonio\ J.Capitani</b> Flexible lease terms. 20-Ton & 10-Ton cranes. Heavy power, buss, airlines throughout. Space divisible to 30,000 sf.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
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### Southfield

24055 & 24059 W Ten Mile Road	10,534 10,534			15			\$7.50 Gross \$725,000.00	<b>T.Jablonski</b> Hard corner of 10 Mile and Berg Roads. Rent includes real estate taxes and insurance. Two separate buildings, both in great shape. Can be leased separately or purchased with lease back on either building.
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### St. Clair Shores

23010 Industrial Drive East	15,877 15,877	9,627 6,250		21		1 (ext)	\$4.95 NNN	<b>J.DePonio\ J.Capitani</b> Excellent warehouse distribution facility. High end professional office finishes.
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23001 W. Industrial	63,298 63,298	58,285 5,013		18		1 (int)	\$3.55 NNN \$2,250,000.00	<b>J.Capitani\ T.Jablonski</b> Possible land contract with 15% down! Well maintained, in great area with freeway exposure. Newer roof & parking. Executive office suite.
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### Sterling Heights

41124 Mound Road	4,240 4,240	3,200 1,040	20	20			\$8.49 NNN	<b>J.DePonio\ J.Capitani</b> Building completely renovated with ample outside storage on Mound Road.
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CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
6285-6293 Fourteen Mile Road	6,050 3,000	2,250 750	18	18			\$3.95 NNN	<b>J.Capitani\ A.Iafrate</b>  Built in 2006. High image facility. 100% climate controlled.
Mound Road Bldg. "C"	6,300 6,300	5,040 1,260					\$6.95 NNN	<b>J.DePonio\ J.Capitani</b>  Two additional facilities to be built on site. High image with many potential uses. Possible commercial. Buildings are divisible. Possible Sale!
43685 Utica Road	6,770 6,770	6,000 770	19	19			\$3.95 NNN	<b>T.Jablonski</b>  Clean unit with great floor plan, concrete mezzanine above office. Great Landlord. Rear Unit.
40020-40050 Mound Rd.	11,890 6,000	5,700 300	16	16			\$4.95 Mod Gr	<b>J.Capitani\ A.Iafrate</b>  Two units available - 40040 & 40050 Mound Road. Units currently carpeted throughout. 100% climate controlled. Landlord pays taxes and insurance. Tenant pays for maintenance.
Mound Road Bldg. "B"	11,970 11,970	9,576 2,394					\$6.95 NNN	<b>J.DePonio\ J.Capitani</b>  Two additional facilities to be built on site. High image with many potential uses. Possible commercial. Buildings are divisible. Possible Sale!

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES TRUCKWELL DETAILS	LEASE/SF SALE PRICE	AGENT ADDITIONAL
40871-40875 Brentwood Dr.	12,182 12,182	7,920 4,262	14	14		\$2.95 NNN \$465,000.00	<b>J.DePonio\ J.Capitani</b> Currently constructed as a duplex (5,034 sf on each side of the 1st floor) w/additional 2,114 sf 2nd floor office suite. Owner would lease all or part. One 1st floor unit w/drop ceiling & 100% climate controlled.
Yearego Drive	13,000 13,000	11,000 2,000		22		\$5.25 NNN	<b>J.DePonio\ M.E.Capitani</b> New construction; energy efficient; tax abatement
36870 Metro Court	13,760 13,760	11,520 2,240	18	18		\$3.95 NNN \$569,000.00	<b>T.Jablonski</b> Current tenant vacating March 2012. Very clean facility, new parking lot, trench drain in shop.
Mound Road Bldg. "A"	16,860 16,860	13,488 3,372				\$6.95 NNN	<b>J.DePonio\ J.Capitani</b> Two additional facilities to be built on site. High image with many potential uses. Possible commercial. Buildings are divisible. Possible Sale!
35645 Stanley Drive	18,435 18,435	11,940 6,495		16	Possible (ext)	\$4.95 NNN	<b>J.Capitani</b> Corporate image. 100% air-conditioned. Available immediately.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
Van Dyke Avenue	22,000 22,000	17,600 4,400	24				\$5.25 NNN	<b>J.DePonio\ M.E.Capitani</b> Build to suit. Possible sale. Room for expansion. 386' feet of Van Dyke frontage.
35120 Stanley Dr.	26,128 26,128	22,330 3,798	17			1 (int)	\$3.95 NNN	<b>J.Capitani</b> Building includes an interior enclosed truckwell. Airlines. Open office floorplan.
44404 Phoenix Drive	30,491 30,491	26,291 4,200	17	17			\$2.50 NNN \$1,025,000.00	<b>J.DePonio\ G.Rogers</b> Compressed air, sky lights, 17,500 sq. ft. of shop is air-conditioned. Large quality control room and CCIM room.
6801 Fifteen Mile	33,750 33,750	1,200 32,550	16			Possible (int)	\$5.95 NNN	<b>J.Capitani</b> Engineering / Flex / Office facility. Flexible floor plan. Most of the office area built out into warehouse. Building is potentially divisible.
Van Dyke Avenue	40,000 40,000	32,000 8,000	24				\$5.25 NNN	<b>J.DePonio\ M.E.Capitani</b> Excellent build to suit opportunity. 386' feet of Van Dyke frontage.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
6555 Fifteen Mile - Building B & C	49,642	8,332		24			\$7.95 NNN	<b>J.Capitani</b>
	49,642	41,310						Building can be retrofitted to reflect 39,742 total sf including 17,844 sf of office. Building B: 17,844 sf. Building C: 31,798 sf. Entire 68,871 square feet for sale and for lease.
6555 Fifteen Mile Road	68,871	18,187		24			\$7.95 NNN	<b>J.Capitani</b>
	68,871	50,684					\$4,950,000.00	Building can be retrofitted to reflect 58,971 sf including 29,116 sf of office. Building A: 19,229 sf. Building B: 17,844 sf. Building C: 31,798 sf. High image facility. Clearance of 16'-24'. Primary power.
<b>Taylor</b>								
8555 - 8625 Inkster	117,060	106,712	22	22		20 (ext)		<b>T.Jablonski</b>
	117,060	10,348					\$2,340,000.00	Fenced yard, great warehouse facility. Dispatch office with driver area and restrooms, current tenant may vacate.
<b>Traverse City</b>								
1923 Cass Hartman Ct., Plant 2	60,400	49,636		22		2 scrap bins (int)/2 (ext)		<b>C.Mercier</b>
	60,400	10,764					\$775,000.00	1867 & 1923 Cass Hartman Ct. are under one parcel number, can be sold together or separately.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
1867 Cass Hartman Ct. Plant 1	62,080 62,080	58,450 3,630	28			3 scrape bins (int)/3 (ext)	\$750,000.00	<b>C.Mercier</b> 1867 and 1923 Cass Hartman Ct. under one parcel number, can be sold together or separately.
1974 Cass Hartman Ct. Plant 3	71,451 71,451	65,451 6,000	22		1 (1) 5 Ton	(4) (ext)	\$895,000.00	<b>C.Mercier</b> Ideal manufacturing or warehouse facility. Excellent corporate image building.
<b>Troy</b>								
2722 Elliott	11,680 11,680	9,520 2,160	16	16			\$3.95 NNN \$315,000.00	<b>G.Rogers</b> Oversized lot with great parking. Building currently has approximately 7,960 square feet of lab/office built into warehouse.
2854 Industrial Row	12,172 12,172	10,728 1,232	15			1 (ext)	\$3.50 NNN \$549,000.00	<b>G.Grochowski\ G.Rogers</b> Well located building on highly desirable street. Close and easy access to Birmingham and Woodward. Great distribution or warehouse building with truckwell. Seller financing available.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
East off Rochester Road	14,041 14,041	4,841 9,200		18			\$8.95 Gross	<b>G.Grochowski\ M.L.Capitani\ G.Rogers</b>
1950 Stephenson Highway	15,462 15,462	8,968 6,500		18			\$1,050,000.00	<b>T.Jablonski</b> Sharp remodeled office & engineering area. Great location and image. Easy truck access near I-75 ramp.
1017-1019 Naughton	17,600 13,050	4,550 8,500	12	16			\$6.25 NNN	<b>G.Rogers</b> Great signage. Excellent freeway access. Very nice office build out.
985 Troy Ct	19,044 19,044	14,701 4,343		15			\$4.95 NNN \$630,000.00	<b>G.Rogers</b> Very clean manufacturing building. 100% A/C. Buss Duct, Air Drops Throughout. Mezzanine Storage Upstairs.
665 Elmwood	22,700 8,500						\$5.00 Gross	<b>G.Grochowski\ M.L.Capitani</b> Clean, functional office space with 40+ work stations in place. Ample parking. Second floor space with elevator access.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
2785 W. Maple Road	24,800 24,800	21,600 3,200	14	14	4 1 1/2 - 2-Ton	1 (ext)	\$3.95 Gross	<b>J.Capitani\ G.Rogers</b> Entire 8.21 acre site also being marketing for sale as a redevelopment opportunity.
1328-1346 Wheaton & 1331-1349 Piedmont	30,625 9,115	7,423 1,692					\$6.95 Gross	<b>G.Grochowski\ G.Rogers</b> Well maintained multi-tenant industrial complex just off of I-75. 1340 Wheaton = 5,340 SF, and 1349 Piedmont = 3,775 SF
33603-33611 Dequindre	31,339 31,339	4,200		20		2 (ext)	\$4.00 NNN	<b>M.Grammatico\ G.Rogers</b> Main Road Frontage! Two units available; 14,857 sf (w/2,000 sf office) & 16,482 sf (w/2,200 sf office) available, can be combined to give total of 31,357 sf w/ approx. 4,200 sf office.
950 W. Maple Road	39,058 11,375	0 11,375		15			\$7.95 Gross	<b>G.Grochowski\ M.L.Capitani</b> All units will be completely remodeled and finished to suit.
1400 Axtell	67,695 67,695	63,840 3,855		21	2 2-Ton, small rails	3 (ext)	\$2.95 Gross \$1,500,000.00	<b>J.Capitani\ G.Rogers</b> Land contract terms available. Clean manufacturing facility.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
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**Utica**

44865 Utica Road	26,500 9,500	8,000 1,500		12			\$4.95 Gross	<b>J.Capitani</b>  20 car parking in front of facility. Includes approximately 20,000 sq ft of outside storage with a 2,500 sq ft storage shed. Owner would consider leasing as little as 3,000 sf of the building.
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**Warren**

22474 Sherwood	3,600 3,600	3,000 600		14			\$5.10 Gross \$144,000.00	<b>G.Grochowski\ M.Grammatico</b> Fenced yard for storage.
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6800 E. Nine Mile Road	4,325 4,325	4,025 300	14	14			\$4.16 Gross \$295,000.00	<b>M.Grammatico</b> Vacant lot across Dodge Street included in sale. Address is 6782 Dodge and is .54 acres. Zoned M-1. Property consists of 16,384 sf office building and 4,325 sf industrial building, aka 6781 Dodge.
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11377 E. Nine Mile	4,620 4,620	4,220 400	14	14			\$150,000.00	<b>M.Grammatico</b> Approved for collision shop. Main road frontage.
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CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
23170 Schoenherr	6,612 6,612	5,000 1,612	18	18	2 1 Ton; 3 Ton		\$325,000.00	<b>J.Capitanil M.Grammatico</b> Two additional storage sheds on site. Great opportunity for a user who requires outside storage. Drive through capability.
21223 Mullin Avenue	7,200 7,200	6,400 800	12	12			\$3.95 Gross \$199,000.00	<b>T.Jablonski\ M.Grammatico</b> Great building with fenced lot. Easy access to I-696.
2089 E. Ten Mile Road	10,480 10,480	8,980 1,500	12	14			\$295,000.00	<b>A.lafrate\ M.Grammatico</b> Sale includes 2,400 sf building located right behind property, at 25060 Wick. Main road frontage. Rental income from poll sign. Within minutes of I-75/I-696 interchange.
24501 Hoover Road	14,812 14,812	13,312 1,500		20		1 (int)	\$425,000.00	<b>M.Grammatico</b> New asphalt parking lot. Roof was replaced 5 years ago with 15-yr warranty. Dust collection system. Two story office with furniture included.
32800 Mound Road	16,650 16,650	15,650 1,000		16			\$549,000.00	<b>T.Jablonski\ M.Grammatico</b> Prime redevelopment opportunity. Mound Road frontage. Approximately 1 acre of land. C-1 zoning.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
23883 Hoover Road	17,240 17,240	11,600 5,640	18	18	1 5 Ton		\$1.95 NNN \$295,000.00	<b>J.Capitani\ M.Grammatico</b> Retail potential. Majority of the quoted office square footage is built out as showroom. Two buildings: 11,640 sq ft main building and 5,600 sq ft warehouse out-building. 12' ceiling in main facility. 18' ceiling in warehouse out-building. Fenced lot.
21042 Schoenherr	20,000 20,000	18,000 2,000	14	20		0 (int)/0 (ext)	\$2.75 Gross	<b>M.Grammatico</b> Over two acres of outside storage. Updated offices. Main road frontage. Close to all major freeways. Access to truck docks if needed.
6000 Rinke	31,200 31,200	26,400 4,800	18	18			\$595,000.00	<b>M.Grammatico</b> Well maintained facility. Two story office w/in minutes of I-696. Possible truckwell.
23133 Schoenherr	38,067 38,067	35,267 2,800	18	18	2 (2) 3-ton	1 (int)	\$800,000.00	<b>J.Capitani\ M.Grammatico</b> 140 ft. of buss duct. Skylights. Concrete fenced parking lot.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN MAX		CRANES DETAILS	TRUCKWELL	LEASE/SF SALE PRICE	AGENT ADDITIONAL
5501 Enterprise Court	45,914 45,914	33,152 12,761	16			1 (int)	\$1,900,000.00	<b>A.Iafrate</b> High Image corporate facility fully leased- Investment Sale. Contact Broker for confidential offering.
23600 Schoenherr Road	47,344 47,344	43,344 4,000	18		1 5 Ton	1 (int)	\$975,000.00	<b>J.Capitani\ M.Grammatico</b> Seven executive offices, open reception area, large conference room, full kitchen. Primary Power.
7001-7007 Chicago Road	65,979 65,979	60,221 5,758	16	21			\$2.95 NNN \$1,975,000.00	<b>J.DePonio\ J.Capitani</b> 23,040 sf is an operating liquor store. A class C liquor license is available for purchase. Remaining square footage is made up of 120' clear span warehouse and office space. Owner would divide and retain liquor store.
<b>Waterford</b>								
3225 W. Huron	11,200 11,200	10,400 800	12				\$5.89 Gross \$1,200,000.00	<b>T.Jablonski</b> Current tenant (motor cycle shop) is relocating. This great location is great for many uses. High traffic count, great zoning.

CITY LOCATION	TOTAL SF AVAILABLE	FACTORY OFFICE	CLEARANCE MIN	CLEARANCE MAX	CRANES TRUCKWELL DETAILS	LEASE/SF SALE PRICE	AGENT ADDITIONAL
5425 Perry, Ste. 107	52,800 4,800	4,000 800	14	14		\$5.20 Gross	<b>T.Jablonski</b>  Three (3) 4,800 SF units avail. Units 3 & 4 are combined and can be split. An extra half unit also avail next to units 3 & 4, totaling 12,800 SF. Recently renovated, in great shape, easy truck access w/separate car parking for office.
5425 Perry, Ste 103,104, (1/2)105	52,800 12,600	11,000 1,600	14	14		\$5.20 Gross	<b>T.Jablonski</b>  Three (3) 4,800 SF units avail. Units 3 & 4 are combined, can be split. An extra half unit also available next to units 3 & 4, totaling 12,800 SF. Recently renovated, in great shape, easy truck access w/separate car parking for office.
5425 Perry, Ste. 103 & 104	52,800 9,600	8,000 1,600	14	14		\$5.20 Gross	<b>T.Jablonski</b>  Three 4,800 SF units avail. Units 3 & 4 are combined & can be split. An extra half unit avail next to units 3 & 4, totaling 12,800 SF. Recently renovated, in great shape, easy truck access w/separate car parking for office.