



Investment Opportunity

11 Mile Industrial Portfolio

Warren, MI

40,300 SF Available

11 Mile Industrial Portfolio



Portfolio Highlights

- Building addresses:
 - 14220 E. 11 Mile Road, Warren, MI
 - 14230 E. 11 Mile Road, Warren, MI
 - 14240 E. 11 Mile Road, Warren, MI
 - 14400-14450 E. 11 Mile Road, Warren, MI
- 40,300 SF portfolio
- Buildings are 100% occupied on varying term leases
- 11 Mile frontage
- Strong historic tenancy
- Buildings could potentially be sold separately



14220 E. 11 Mile Road | 10,000 SF



14230 E. 11 Mile Road | 9,900 SF

Recent Capital Improvements

- New parking lot:
 - 14220-14240 E. 11 Mile Road
- New roof:
 - 14220 E. 11 Mile Road (2025) 20 yr warranty
 - 14240 E. 11 Mile Road (2025) 20 yr warranty

Tenant leases available upon Buyer qualification and execution of Seller's NDA

Contact Broker for pricing guidance



14240 E. 11 Mile Road | 11,000 SF

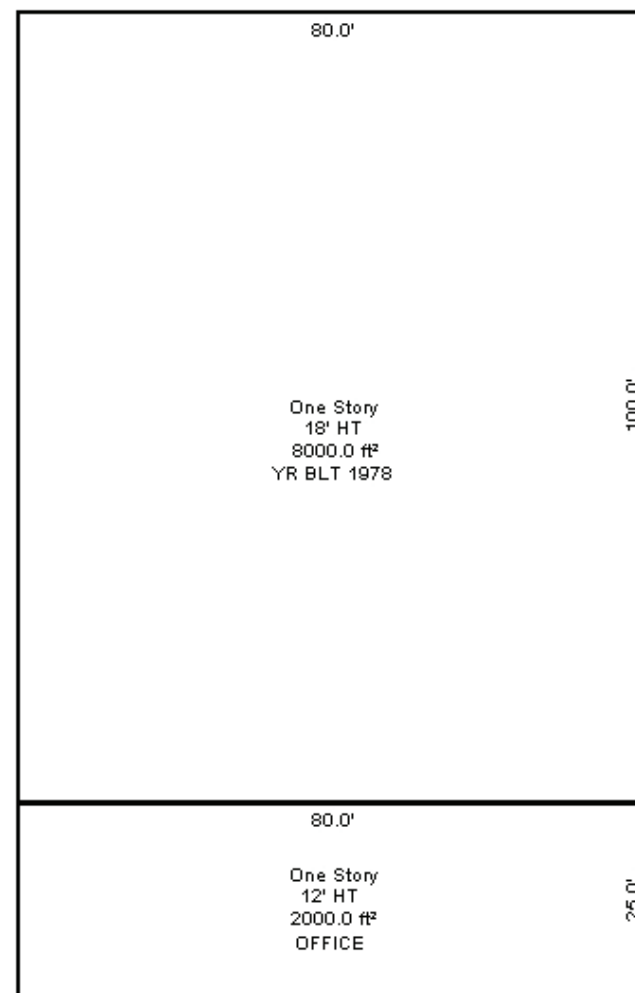


14400-14450 E. 11 Mile Road | 9,400 SF

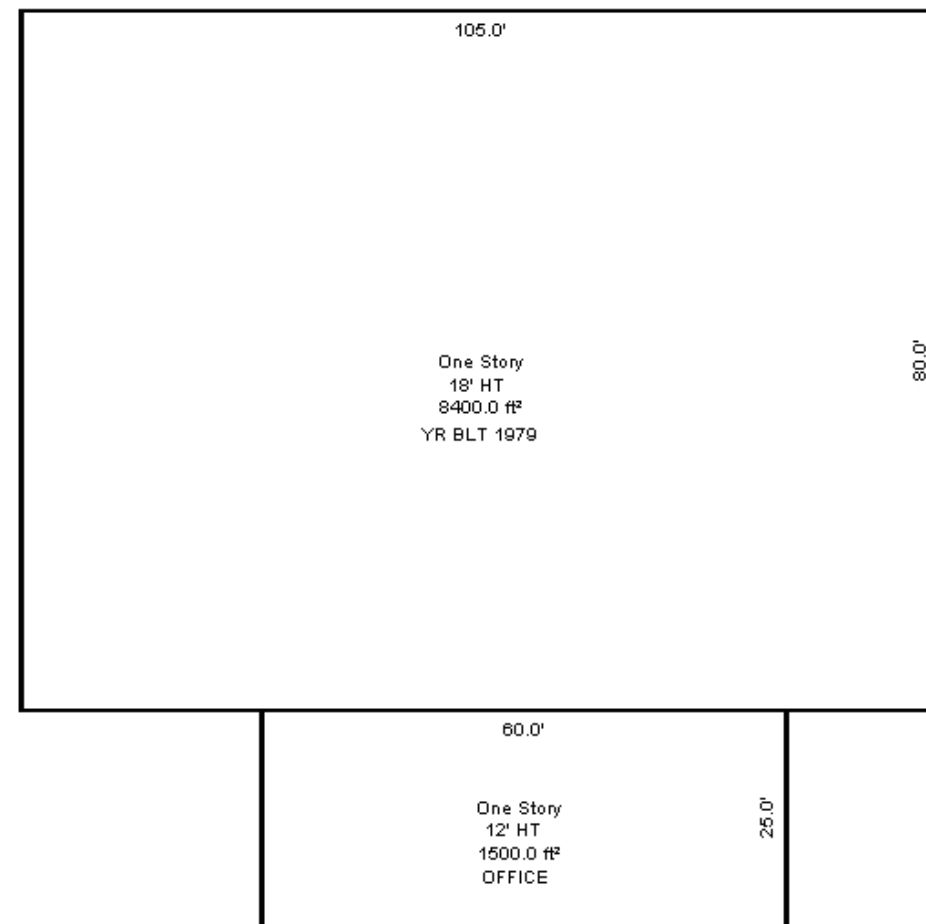
14220 E. 11 Mile Road, Warren, MI



Building Size	10,000 SF
Office SF	2,000 SF
Warehouse SF	8,000 SF
Clear Height	16'
Grade Level Door	Two (2) 12'w x 14'h
Acres	0.68 AC
Parking	20 Auto
Parcel Number	12-13-24-126-037



14230 E. 11 Mile Road, Warren, MI



Building Size	9,900 SF
Office SF	1,500 SF
Warehouse SF	8,400 SF
Clear Height	16'
Grade Level Door	Three (3) 12'w x 14'h
Acres	0.80 AC
Parking	21 Auto
Parcel Number	12-13-24-126-039

14240 E. 11 Mile Road, Warren, MI



Building Size 11,000 SF

Office SF 2,000 SF

Warehouse SF 9,000 SF

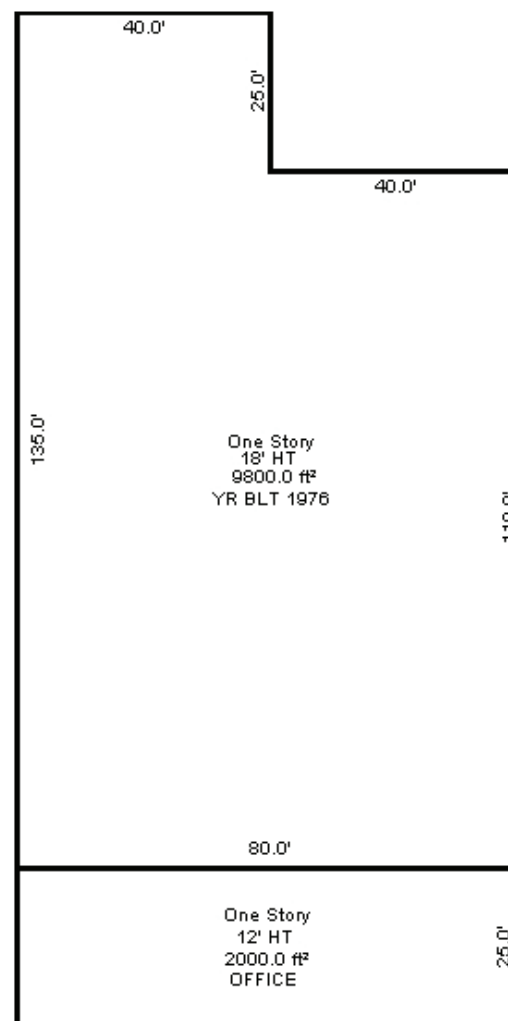
Clear Height 16'

Grade Level Door One (1) 12'w x 12'h
Two (2) 12'w x 14'h

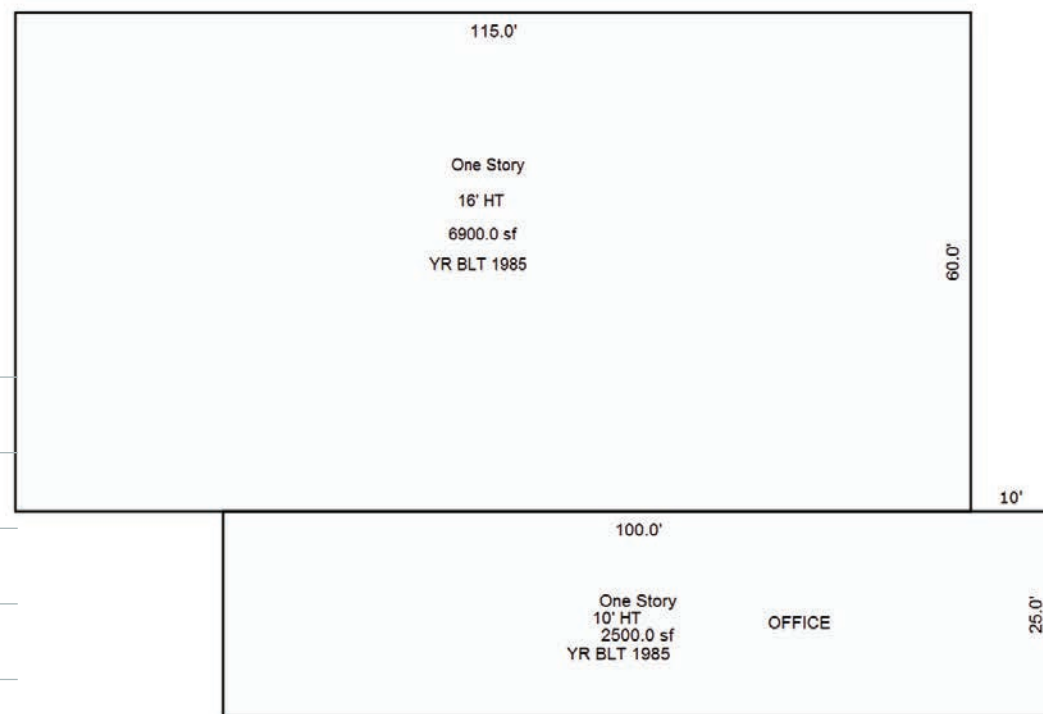
Acres 0.68 AC

Parking 17 Auto

Parcel Number 12-13-24-126-038



14400-14450 E. 11 Mile Road, Warren, MI



Building Size 9,400 SF

Office SF 2,500 SF

Warehouse SF 6,900 SF

Clear Height 16'

Grade Level Door Two (2) 12'w x 12'h

Acres 0.65 AC

Parking 25 Auto

Parcel Number 12-13-24-201-017

Site plan



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