DETROIT LOGISTICS CENTER

DETROIT'S INDUSTRIAL ADVANTAGE

Strategically Located New Construction

398,452 SF WITH I-94 EXPOSURE



LATIMER ASHLEY

JLL

McGraw Street & Junction Avenue
Detroit, MI

Build-to-Suit Opportunity For Sale or Lease



Specifications

SIZE:
398,452± SF

TRUCK DOCKS:
68

GRADE LEVEL DOORS:
8

CLEAR CEILING HEIGHT:
36’

POWER:
2,500kva/480v/3P

CAR PARKING:
399 spaces

TRAILER STAGING:
94 spaces

PLANNED DELIVERY:
Q3 2027

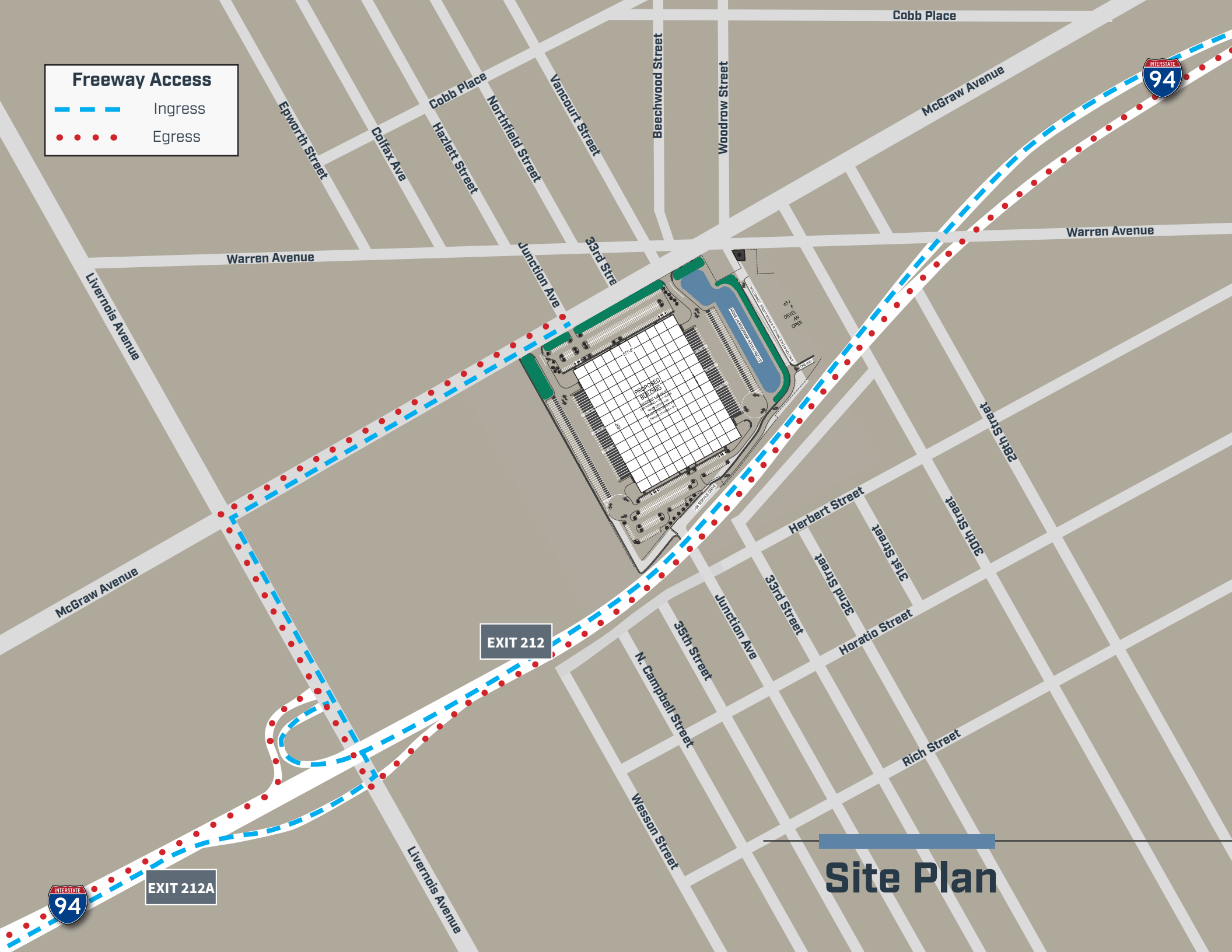
FIRE SUPPRESSION:
ESFR system with K34 heads

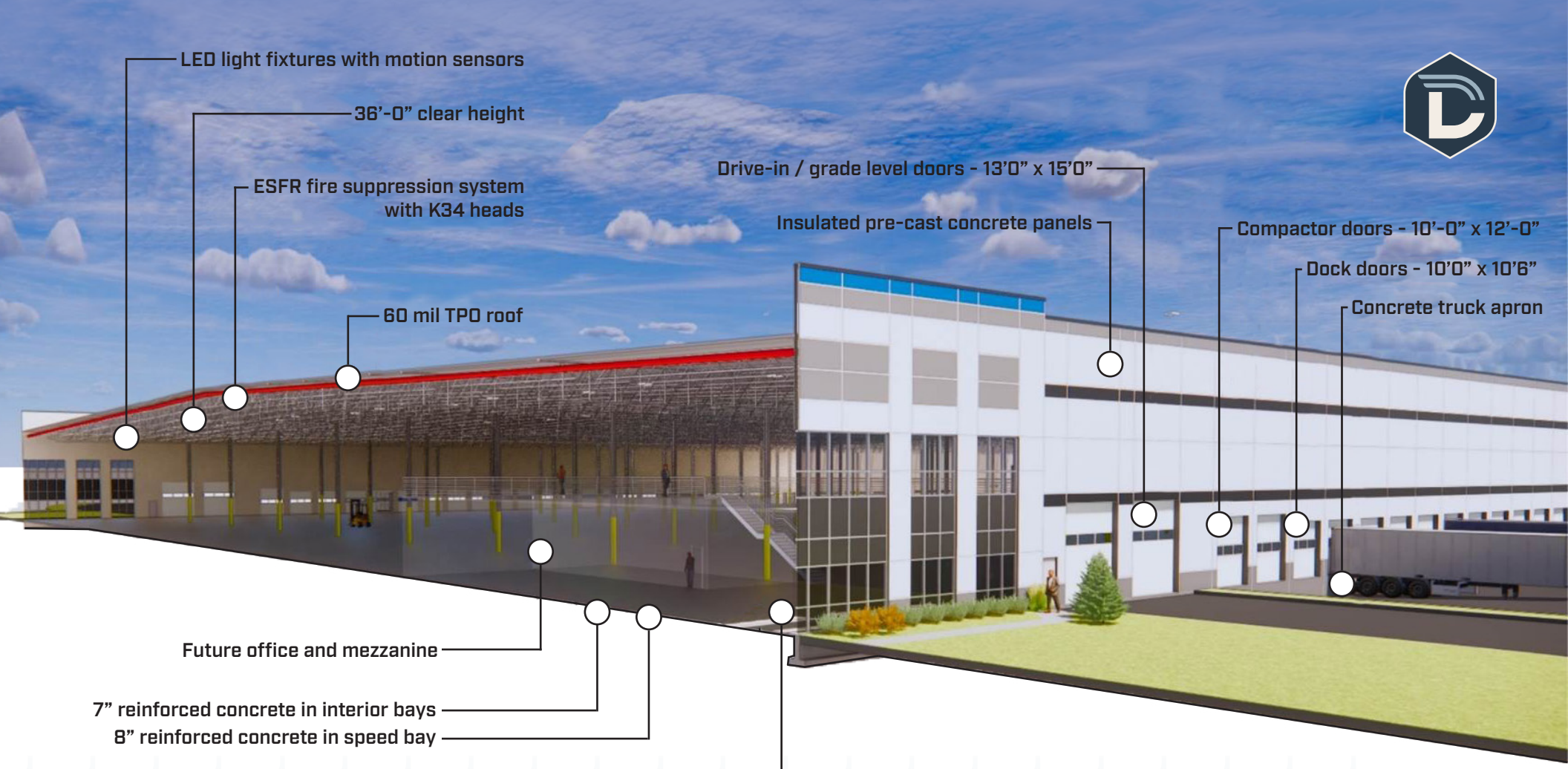
LIGHTING:
LED with motion sensors

BAYS:
52’4” X 50’ bays with
52’4” X 60’ speed bays


McGraw Street
33rd Street
32nd Street
McGraw Street
Warren Avenue
571'-8"
697'
PROPOSED
BUILDING
FOOTPRINT ≈ 398,452 SF
CAR PARKING ≈ 383 + 16 ADA
TRUCK DOCKS ≈ 68
GRADE LEVEL DOORS ≈ 8
TRAILER STAGING ≈ 94
STORM WATER MANAGEMENT BASIN
JUNCTION AVENUE BRIDGE to WARREN AVENUE CONNECTION
ONE-WAY
±3 ACRES
FOR
DEVELOPMENT
AND/OR
OPEN SPACE
30th Street
INTERSTATE
94
131,950 AADT
I-94 SERVICE DRIVE
Junction Ave
30th Street
INTERSTATE
94

Site Plan


Freeway Access
Ingress
Egress
Cobb Place
Epworth Street
Colfax Ave
Hazlett Street
Northfield Street
Vancourt Street
Beechwood Street
Woodrow Street
McGraw Avenue
INTERSTATE 94
Warren Avenue
Junction Ave
33rd Stre
Livernois Avenue
PROPOSED BUILDING
28th Street
Herbert Street
31st Street
30th Street
32nd Street
33rd Street
Junction Ave
35th Street
N. Campbell Street
Horatio Street
Rich Street
Wesson Street
EXIT 212
EXIT 212A
Site Plan



Building Cross Section



Strategic Location



This state-of-the-art industrial development occupies a commanding position within Southeast Michigan's automotive manufacturing epicenter, strategically positioned to serve some of the region's most significant production facilities. The location provides unparalleled access to major OEM operations including the Ford Dearborn Assembly, General Motors Factory ZERO, and both Stellantis Mack Assembly and Jefferson North Assembly facilities, creating exceptional supply chain proximity for automotive suppliers and logistics operations. The property's direct Interstate 94 access ensures seamless connectivity throughout the Great Lakes region, while the proximity to the Ambassador Bridge and the new Gordie Howe Bridge provides immediate access to Canadian markets and integrated North American supply chains. This positioning creates a competitive advantage for manufacturers requiring efficient distribution to both domestic automotive plants and international markets.



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