EST. 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

24580 N INDUSTRIAL DR FOR SALE

24580 N Industrial Dr, Farmington Hills, MI 48335



FOR SALE

248.476.3700

EXCLUSIVELY LISTED BY:

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OFFERING SUMMARY: 24580 N Industrial Dr | Farmington Hills, MI 48335



PROPERTY OVERVIEW

Rare opportunity to own a 5,892 SF user industrial building that has been very well maintained.

OFFERING SUMMARY

Sale Price REDUCED:	Was $1,100,000 NOW $969,000
Building Size:	5,892 SF
Price / SF:	$164.46
Year Built:	1995
Zoning:	L1

PROPERTY HIGHLIGHTS

- New roof in 2024
- 17' clear ceiling height / 20' ceiling height
- 14' overhead door
- Large showroom and upstairs office
- Very clean and well maintained

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37000 Grand River, Ste. 360 | Farmington Hills, MI 48335

BUILDING/PROPERTY INFORMATION: 24580 N Industrial Dr | Farmington Hills, MI 48335

BUILDING INFORMATION

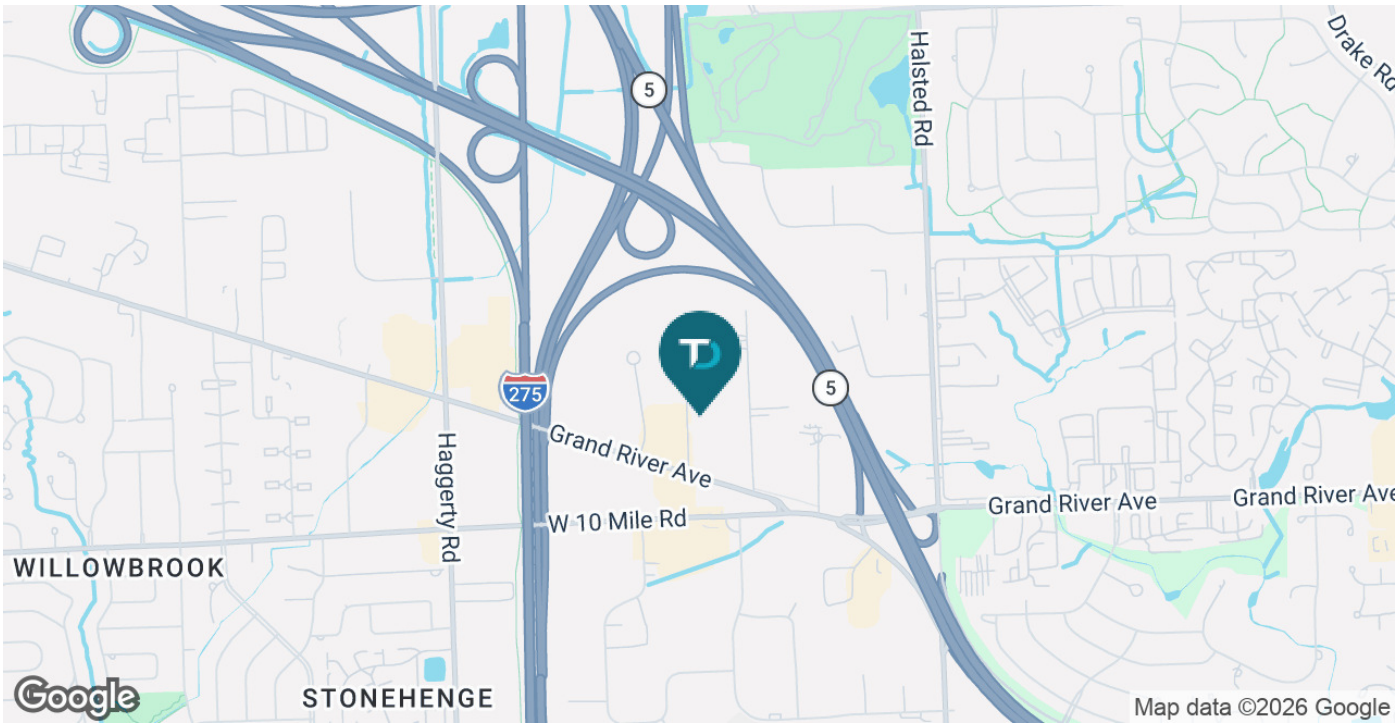
Price/SF:	$164.46
Building Size:	5,892 SF
Year Built:	1995
Number of Floors:	1
Utilities:	City water and sewer
Parking Spaces:	13

PROPERTY INFORMATION

Lot Size:	0.38 AC
Property Type:	Industrial
Property Subtype:	Flex Space
2024 Summer Tax:	$4,899.51
2024 Winter Tax:	$1,458.36
Zoning	L1
Traffic Count:	15,853 Vehicles/Day (Costar, 2022)
Legal Description:	Available upon request
APN:	23-19-451-046

LOCATION INFORMATION

Located on N Industrial Dr just north of Grand River Ave - quick access to M-5, I-275, I-96, & I-696



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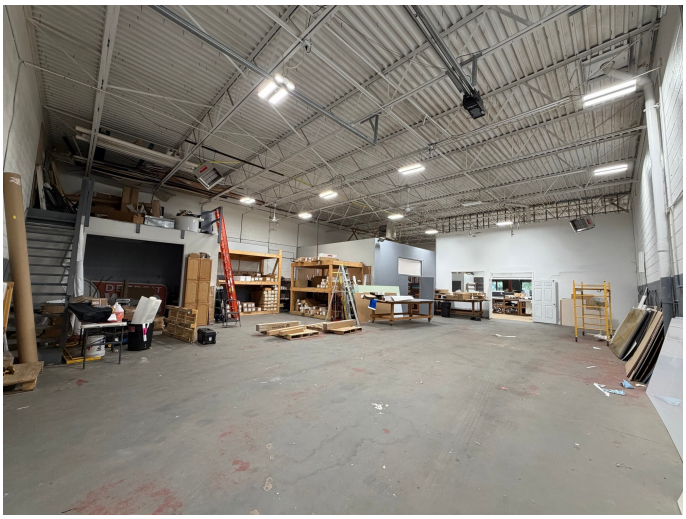
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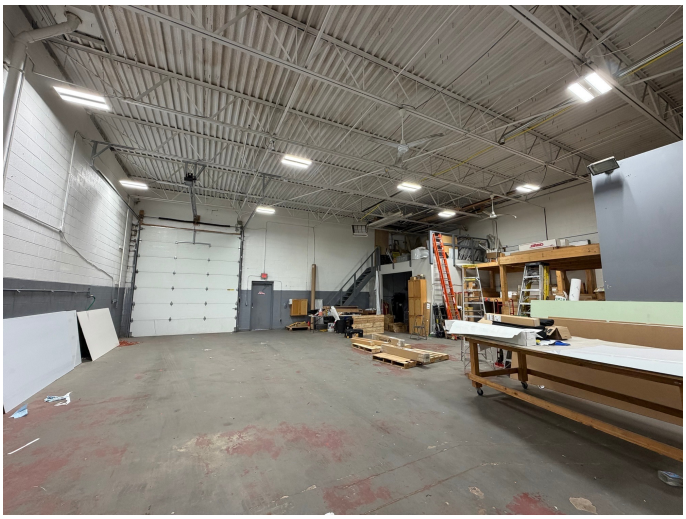
ADDITIONAL PHOTOS: 24580 N Industrial Dr | Farmington Hills, MI 48335

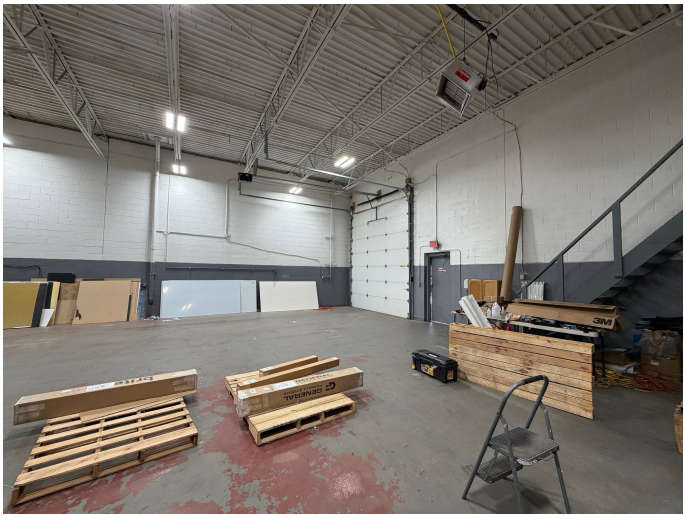




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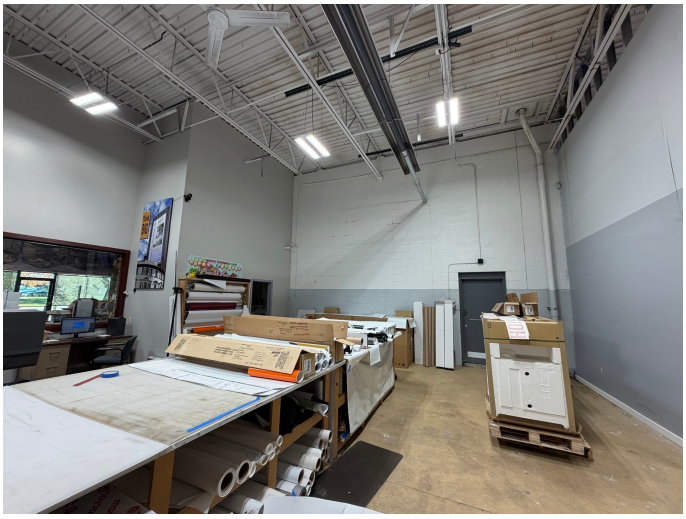


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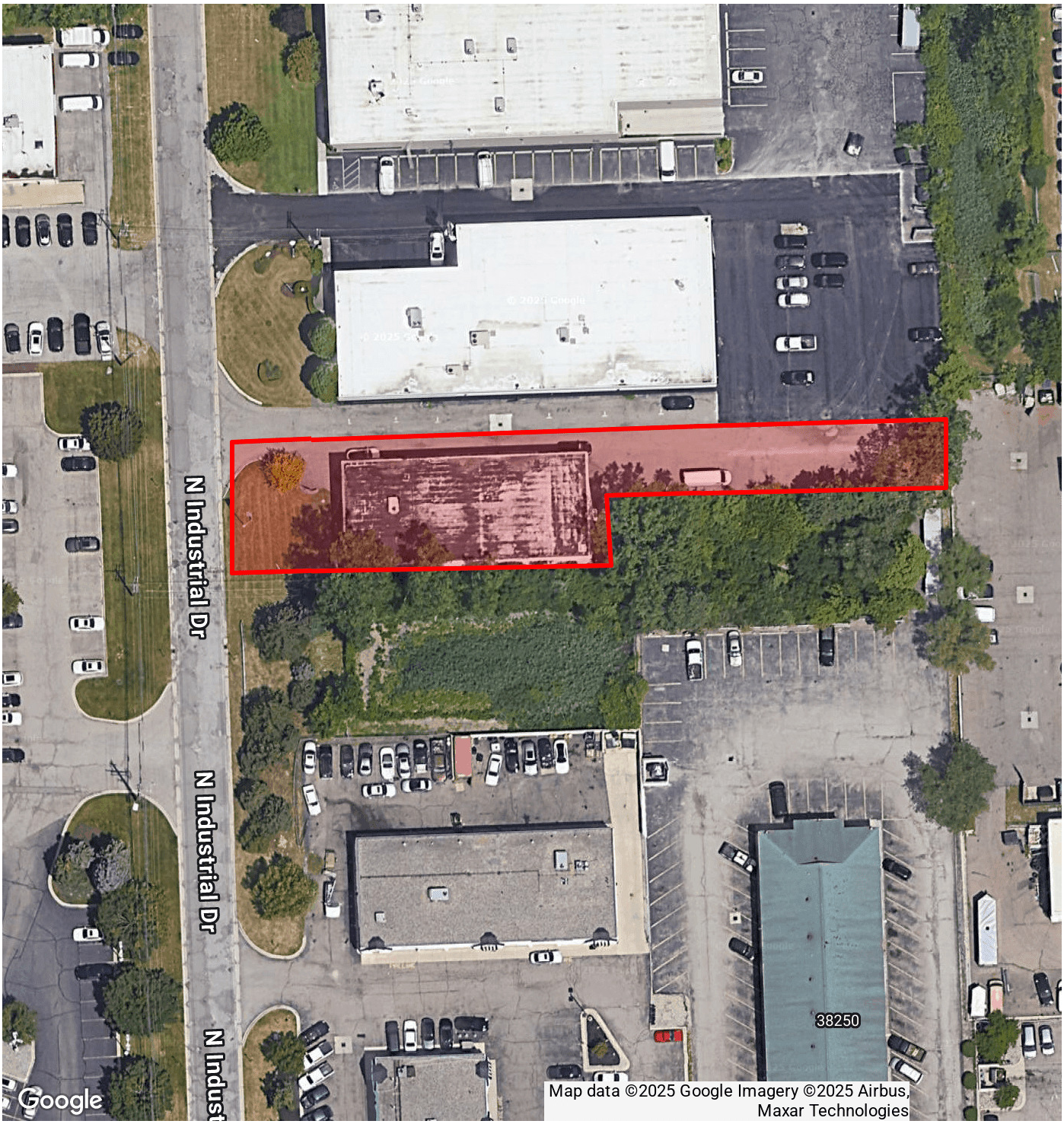




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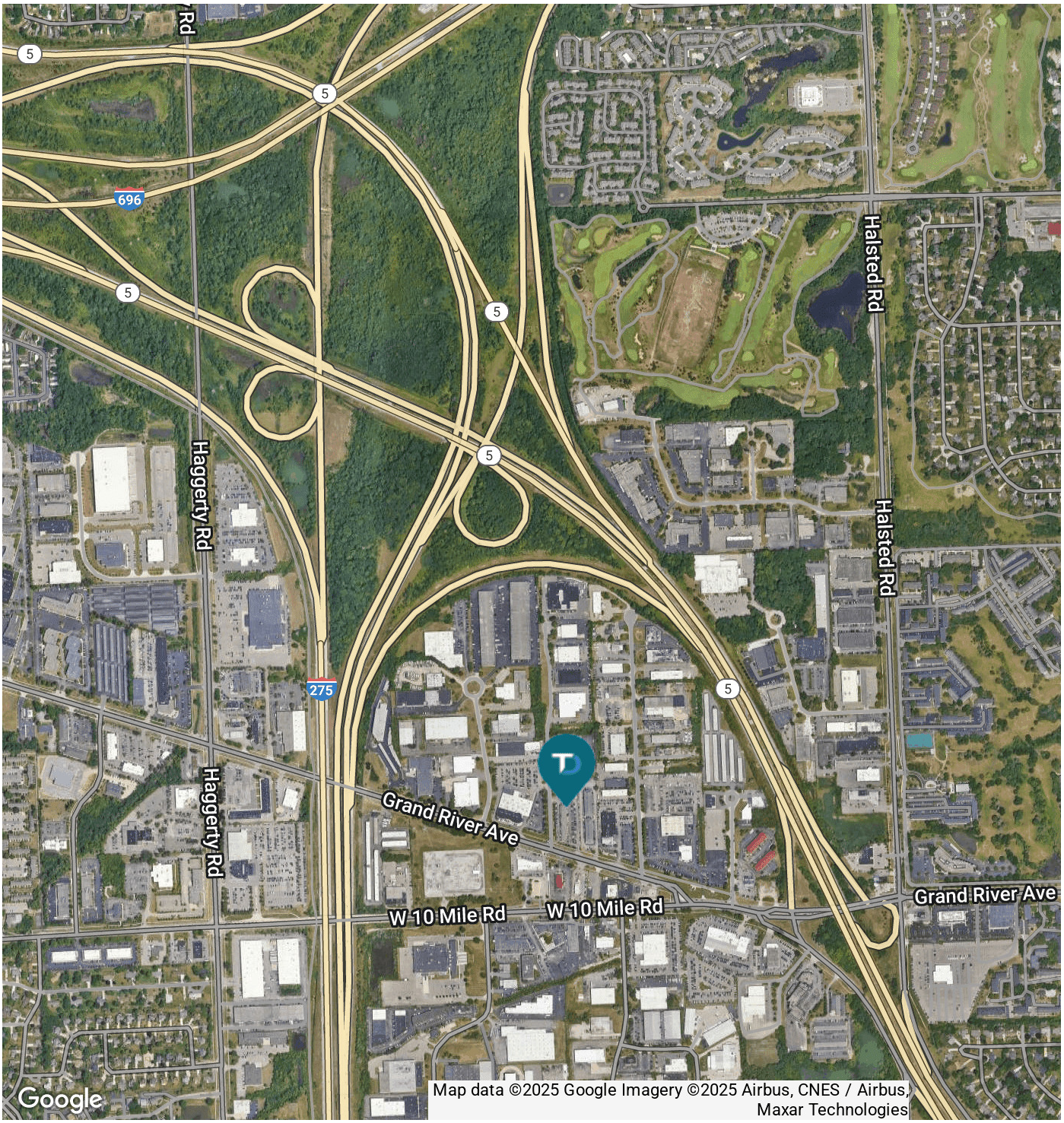
AERIAL MAP: 24580 N Industrial Dr | Farmington Hills, MI 48335



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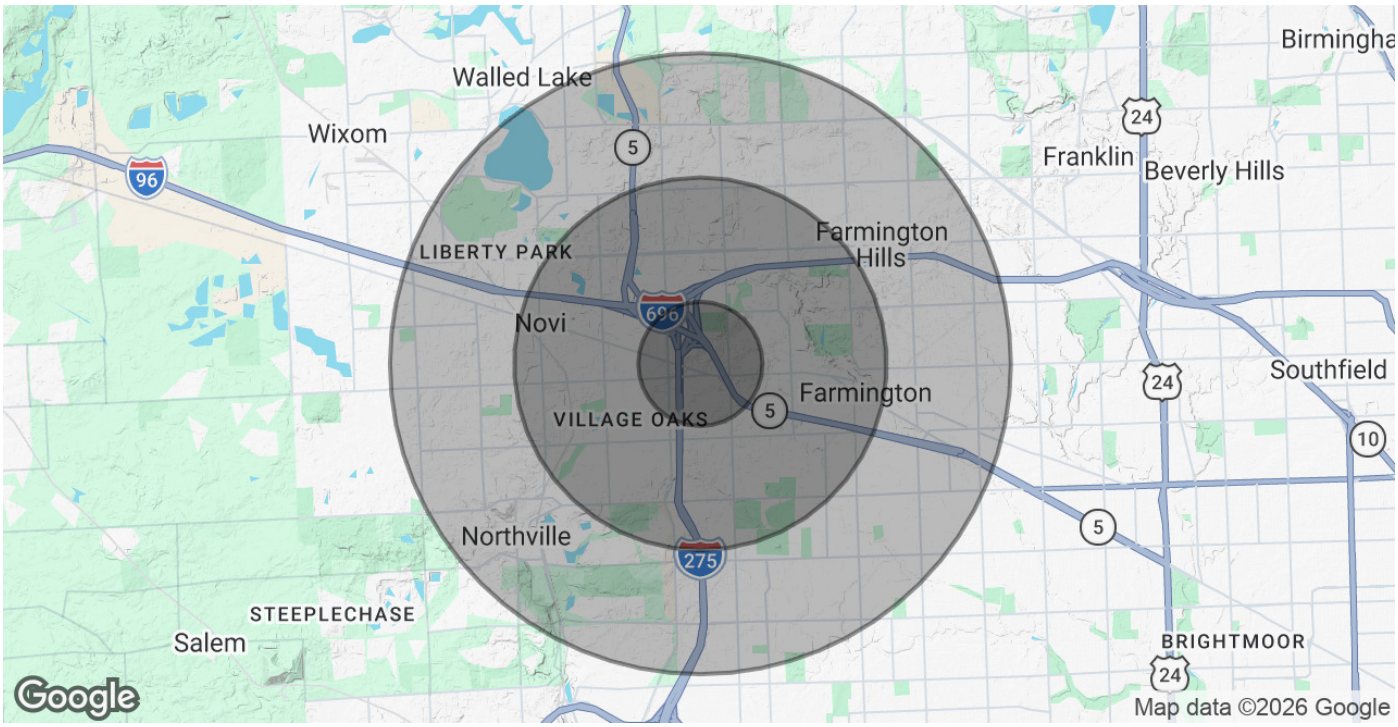
RETAILER MAP: 24580 N Industrial Dr | Farmington Hills, MI 48335



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DEMOGRAPHICS MAP & REPORT: 24580 N Industrial Dr | Farmington Hills, MI 48335



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	7,969	67,642	191,505
Average Age	39	42	44
Average Age (Male)	38	41	42
Average Age (Female)	40	43	45

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,786	29,185	80,816
# of Persons per HH	2.1	2.3	2.4
Average HH Income	$116,850	$133,663	$140,800
Average House Value	$299,786	$357,639	$385,000

2020 American Community Survey (ACS)