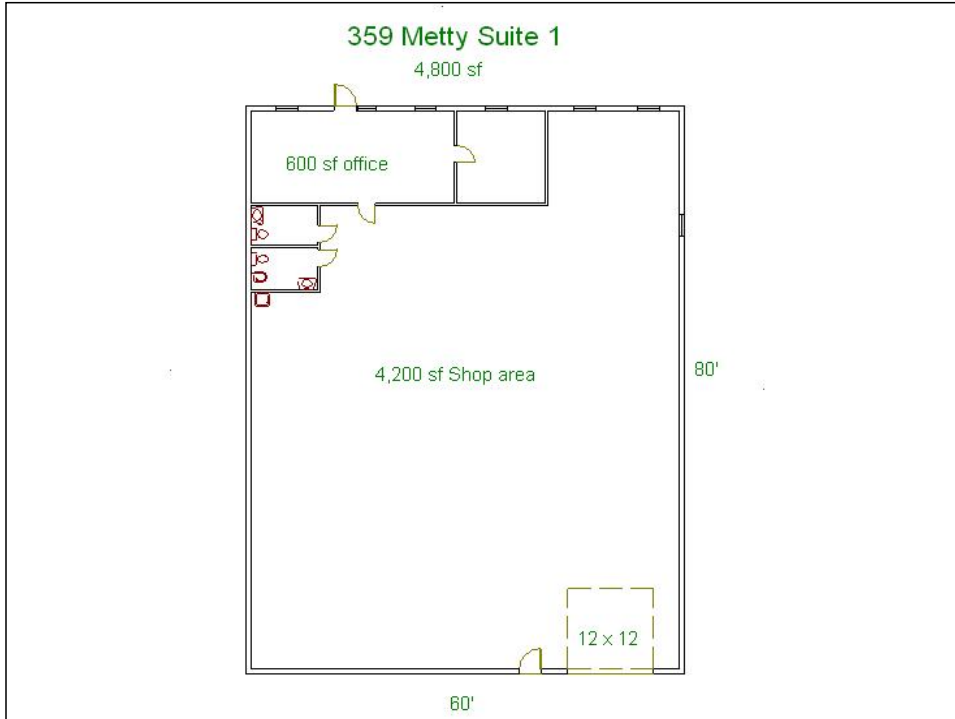


For Lease

359 METTY DRIVE #1

SCIO, MICHIGAN

office / warehouse flex space



LOCATION: Conveniently located in Scio Commerce Center, off Jackson Avenue between Baker and Zeeb. Easy access to I-94 and M-14 with close proximity to US-23. Ann Arbor address with township taxes!

14' ceilings, 200 amps of 208 volt 3 phase power, and gas fired radiant tube heat.

BUILDING: Built 1984, this attractive 19,200 sf single story building is divided into four 4,800 sf suites. Suite 1 has 600 sf of office space, and 4,200 sf of warehouse area. One 12' x 12' grade level overhead door,

ZONING: I-1, Light Industrial, Scio Township, 734-665-2123

PARKING: At the door parking

LEASE TERMS: 36 Months

LEASE RATE: \$4.75/sf NNN
Tax, insurance, and CAM is \$1.90/sf. The monthly rent is \$2,660 plus utilities.

Contact: **John Evans**
David Hamilton, CCIM

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Building relationships.



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