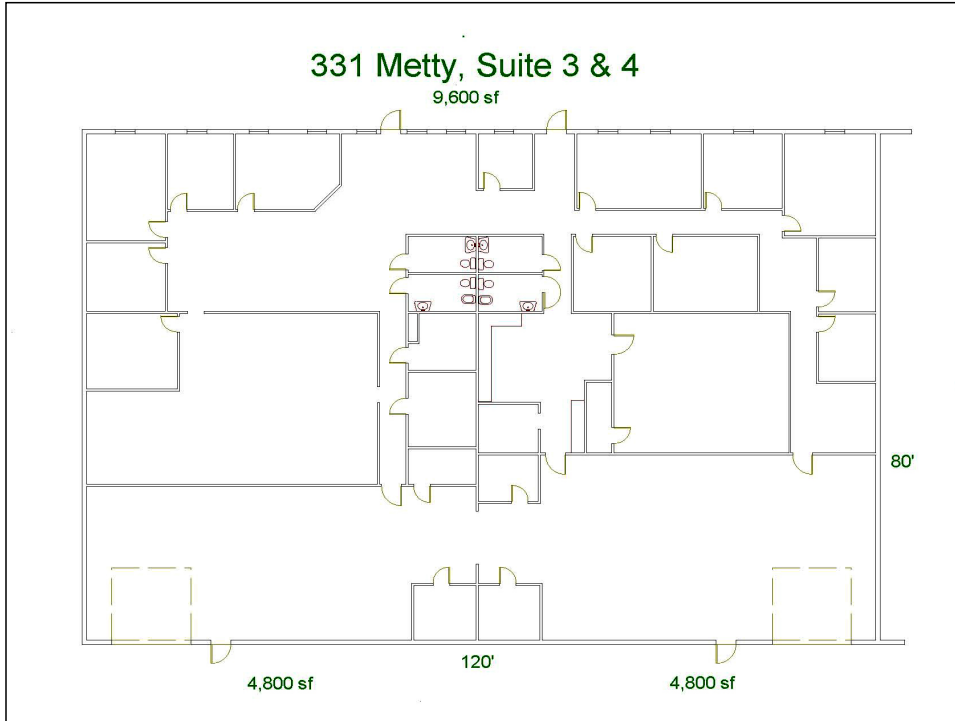


For Lease

331 METTY Drive, Suite 3

SCIO TOWNSHIP, ANN ARBOR, MICHIGAN

4,800 sf 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!

BUILDING: 4,800 sf of Flex space in excellent condition. Includes 3,300 sf of office with a nice mix of private offices and open work area.

Remaining 1,500 sf of warehouse area has 14' ceilings, 200 amps of 208 volt 3 phase electric, gas fired radiant tube heat, and 1 overhead door.

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

PARKING: Ample at-the-door parking.

LEASE TERMS: 36 months

LEASE PRICE: \$7.76/sf NNN. Tax, insurance, and CAM is \$2.20/sf, for a total monthly rent of \$3,984.

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

direct: 734-662-3682
direct: 734-662-3745

evans@swishercommercial.com
daveh@swishercommercial.com

Building relationships.



208 East Washington St. Ann Arbor, MI 48104
tel: 734.663.0501 fax: 734.663.0316
www.swishercommercial.com