

INDUSTRIAL BUILDING & ACRES

COMMERCE DRIVE, FARWELL



mixed use | industrial | acreage



Manufacturing building with acreage and room to expand.



12,000 Sq. Ft



3.97 Acres



1 Dock



17 Parking Spaces

Well-maintained facility with both office and manufacturing space. Adjacent land parcels for potential expansion. Located in Industrial Park with full utilities and new lighting. Large, covered receiving dock with 14' door.

Property

Street Address	1281 Commerce Drive
City	Farwell, Michigan
County	Clare County
Type of Space	Industrial / Manufacturing
Min Acres	3.97 Acres
Max Acres	3.97 Acres
Current Use	Manufacturing
Use Potential	Industrial, Industrial Park, Warehouse/Distribution, Light Manufacturing, R&D

Utilities

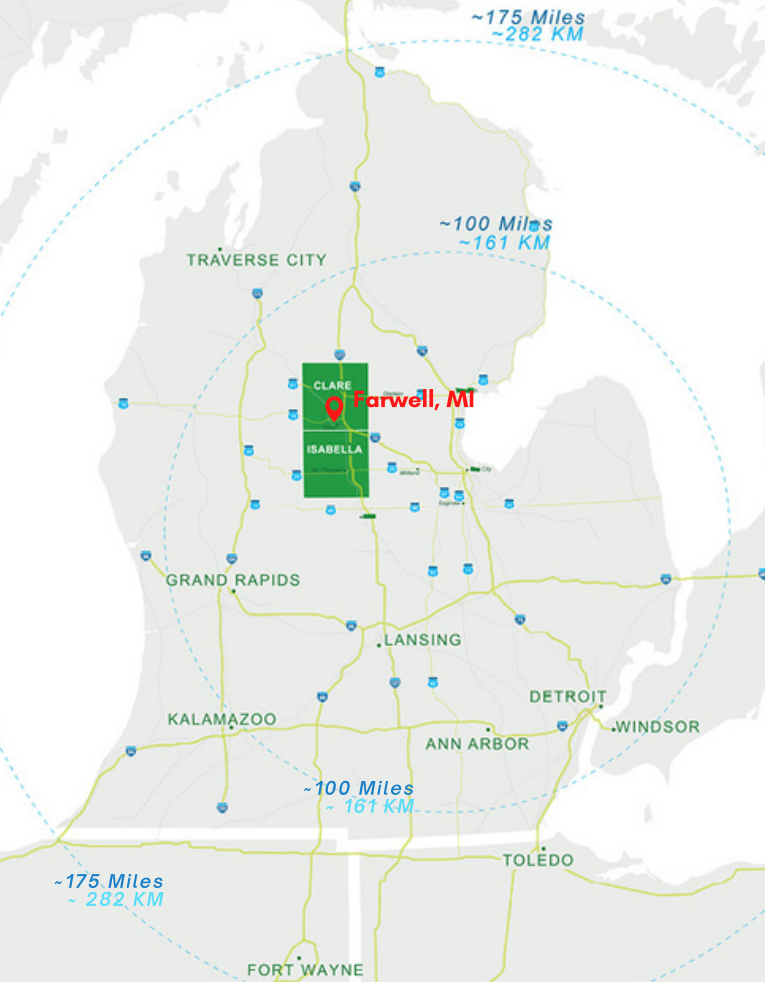
Energy Service	✓ Consumers Energy
Gas Service	✓ DTE Energy
Water Service	✓ Village of Farwell
Sewer Service	✓ Village of Farwell
Broadband	✓ ATT

Site Details

Municipality	Village of Farwell
Total Acres	3.97 Acres
Zoning	Industrial
Industrial Park	✓
Expandable	✓
Divisible	✓
Acreage	✓
For Purchase	✓
Rail Access	✓

Building

Total Bldg Sq Ft	12,000 Sq Ft
Year Built	2006
Ceiling Min	16 Ft
Ceiling Max	16 Ft
Docks	1, Covered , 14' Door
Construction Materials	Steel, Brick
Electrical	3-phase power, 460 volts



FARWELL, MICHIGAN
INDUSTRIAL BUILDING & ACRES

Excellent opportunity for manufacturing,
with room to grow in the heart of Michigan.

Access / Transit

Airports	MBS: 50 Minutes LAN: 1 Hour, 5 Minutes
Nearest Highway	US-10, 3.6 miles; US-127, 7 miles
Nearest City, Pop>15K	Mount Pleasant: 25 min
Healthcare	Two Hospital Systems
Higher Ed	Central Michigan University Mid Michigan College
Major City Access	Lansing: 1 hr, 25 min Grand Rapids: 1 hr, 45 min Detroit: 2 hrs, 30 min Chicago: 4 hrs, 30 min Cleveland: 4 hrs, 45 min

Community

Population	Village of Farwell: 853 Clare County: 30,616
Crime	Lower than US Average

Contact

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