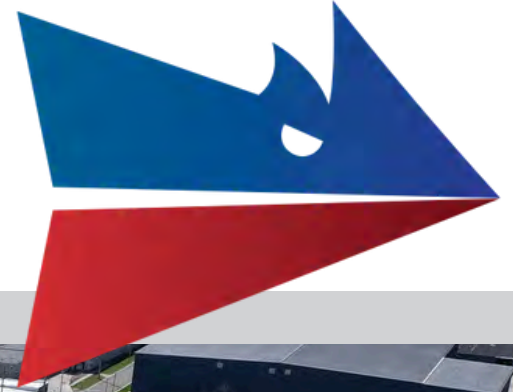


Available for Lease

506 Prairie Street | Sturgis, MI



CLARK LOGIC 

+/- 319,547 SF

Sarah Huber | Manager of Leasing

 850.687.4867  sarah@clarklogic.com

Matt Conlee | Director of Leasing & Development

 574.333.5344  matt@clarklogic.com

Property Snapshot

Total Building	+/- 319,547 SF
Total Industrial SF Available	+/- 150,000 SF
Site Area	9.64 Acres
Parcel Number	052 530 126 00
Building Use	Warehouse
Zoning	Industrial
Auto Trailer Parking	Some
Outside Storage	No
Rail Served	Old Spur on-site
Construction Type	Steel; Block Exterior
Roof	Membrane, flat roof
Stories	Two (2)
Breakroom	Yes
Restroom(s)	Yes
Air Lines	No
Fire Suppression	Yes; Wet System
Site Fencing	Back area is fenced in
HVAC	Varies
Industrial Area Lighting	LED Lights
Power	3 Phase
Ceiling Clearance	10'-16', varies on location
Docks Wells	Eight (8)
Grade Doors	Two (2)

All information contained herein is deemed reliable but is not guaranteed and is subject to independent verification. No liability is assumed for errors, omissions, or changes in availability or condition.



Property Description

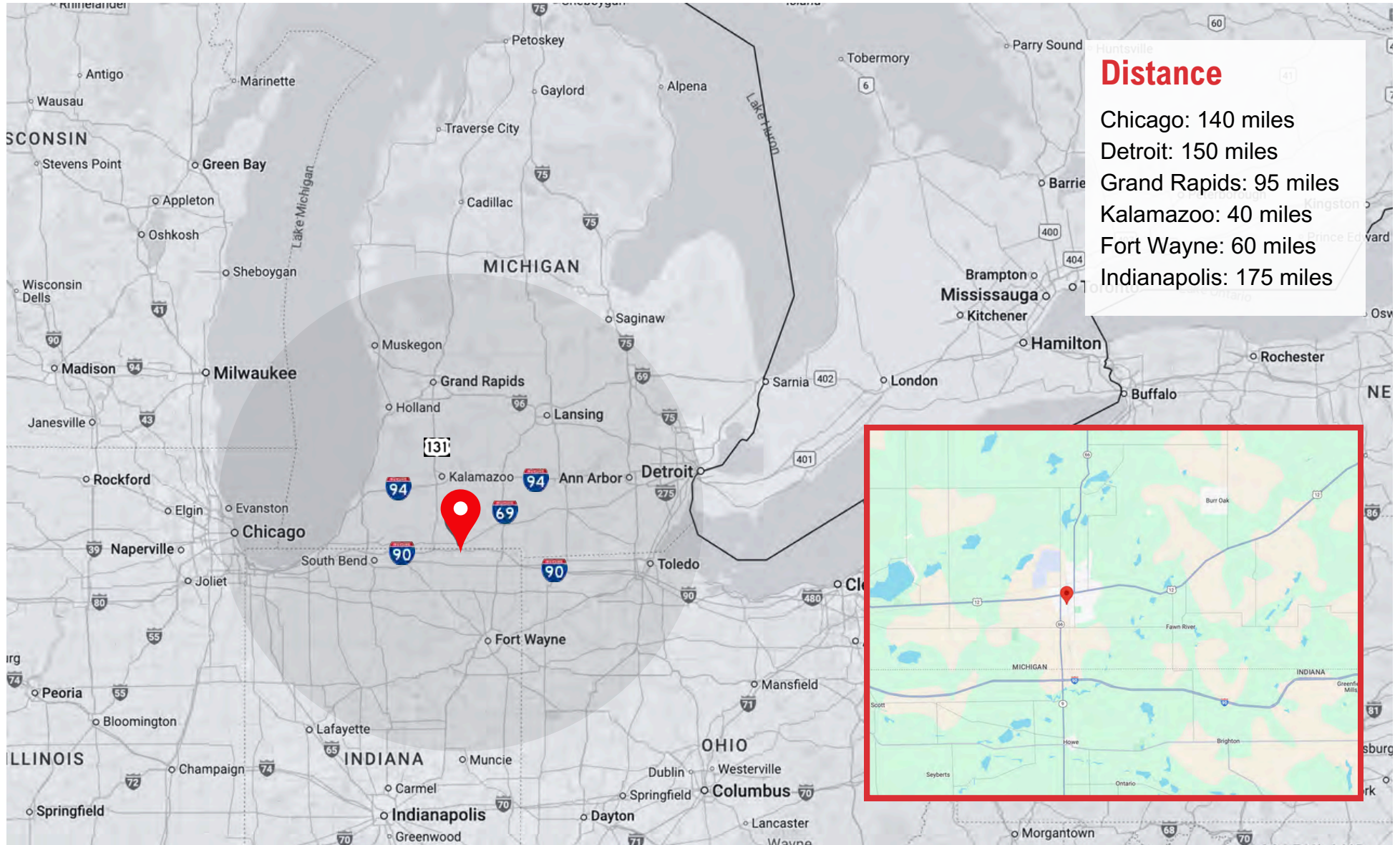
This expansive 319,547 SF industrial zoned facility is ideally located just off M-66 and US-12 in the City of Sturgis, less than three miles north of Interstate 90, providing exceptional access for warehousing, manufacturing, and distribution operations.

Clark Logic owns an additional 119,553 SF across the street at 506 Prairie Street and 40,000 SF on Jefferson Street to east—offering expanded potential for scalable operations.

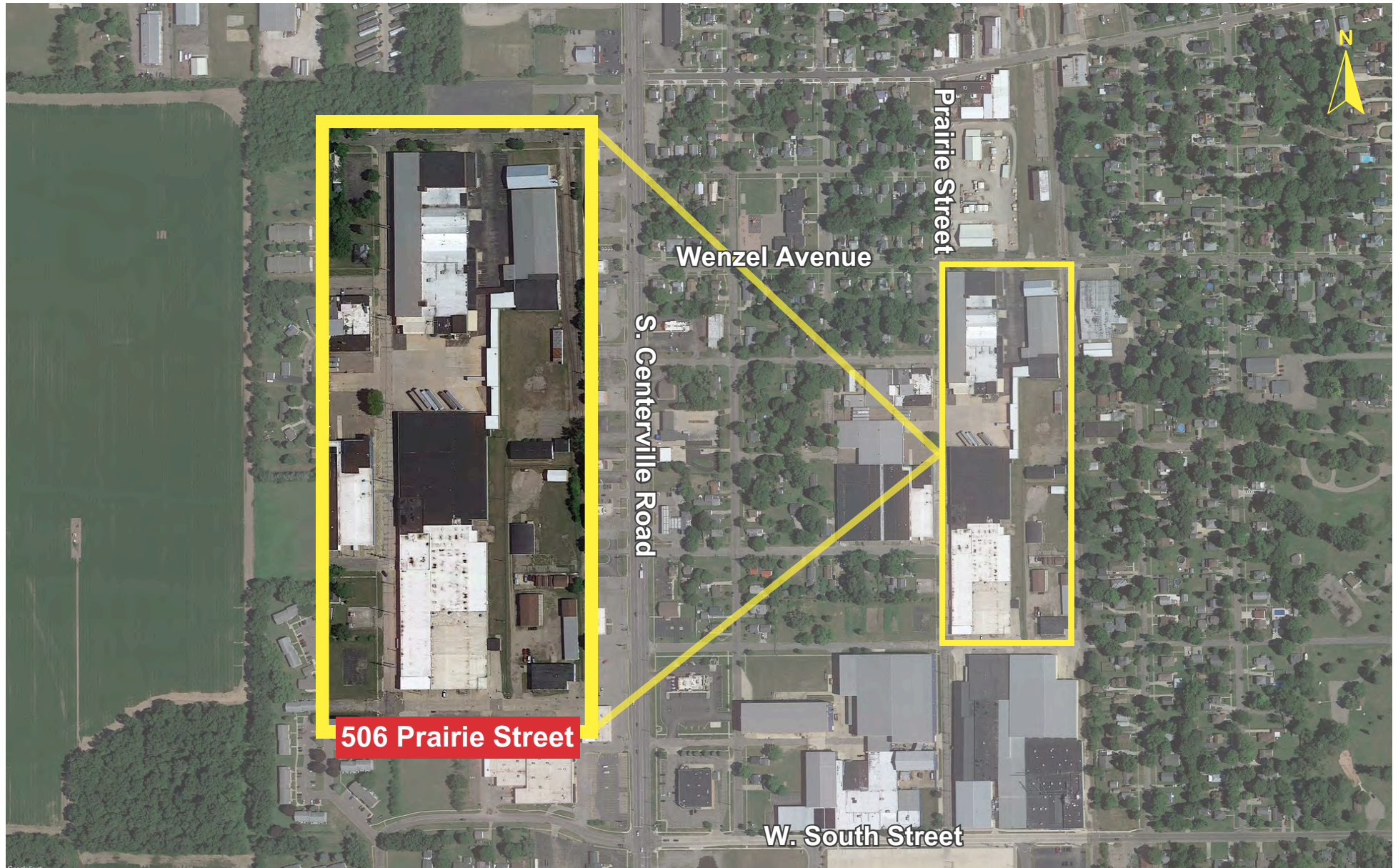
The complex features eight (8) loading docks and is equipped with 3 Phase power. There are several areas of various square footage and that can be leased to suit tenant needs and usage.

This is a strategic logistics location with excellent regional connectivity.

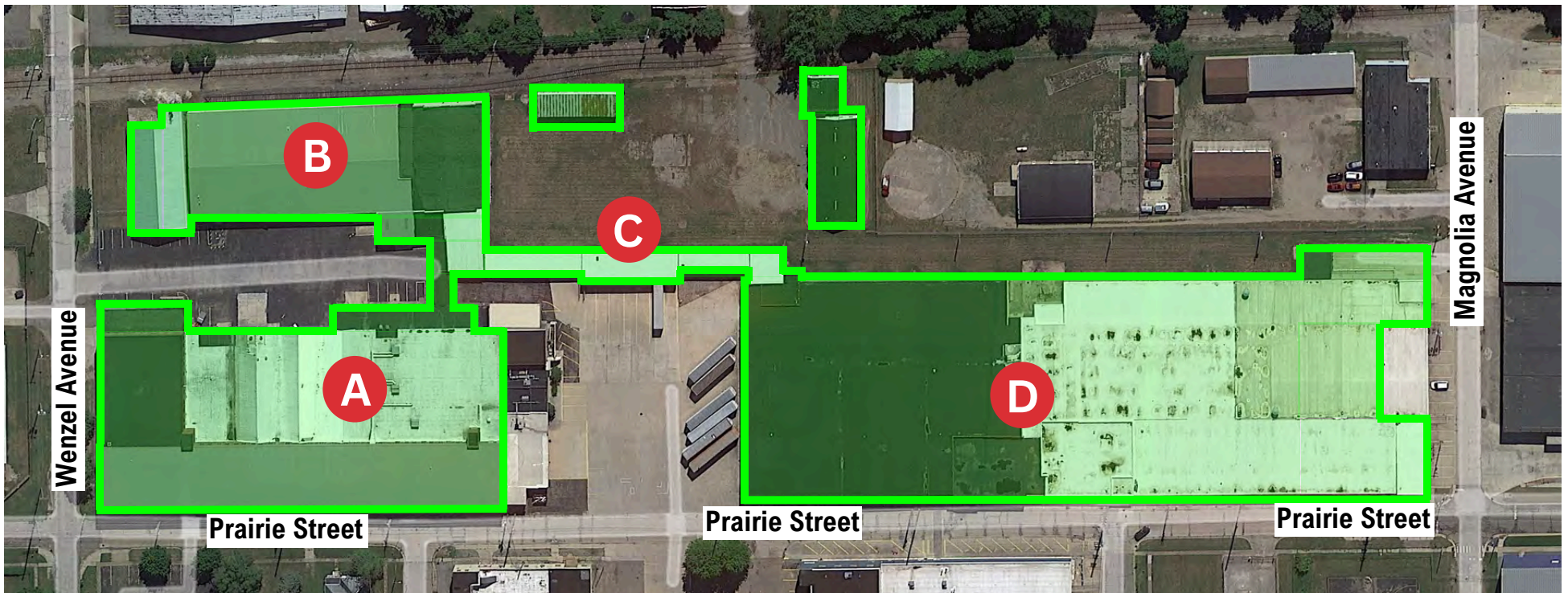
MAP VIEW



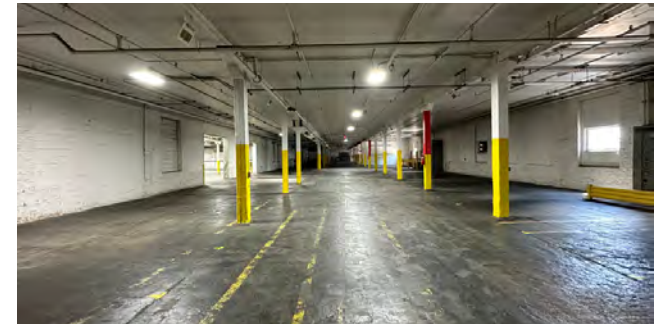
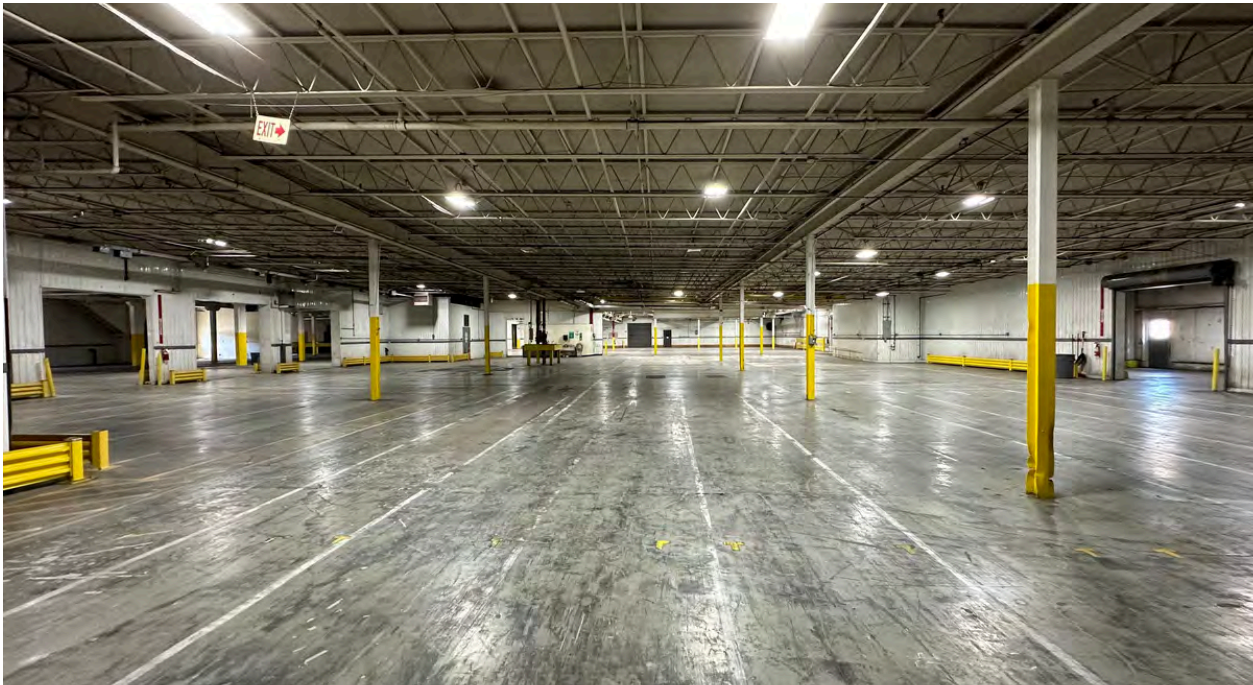
SITE AERIAL



FULL SITE



SECTION A



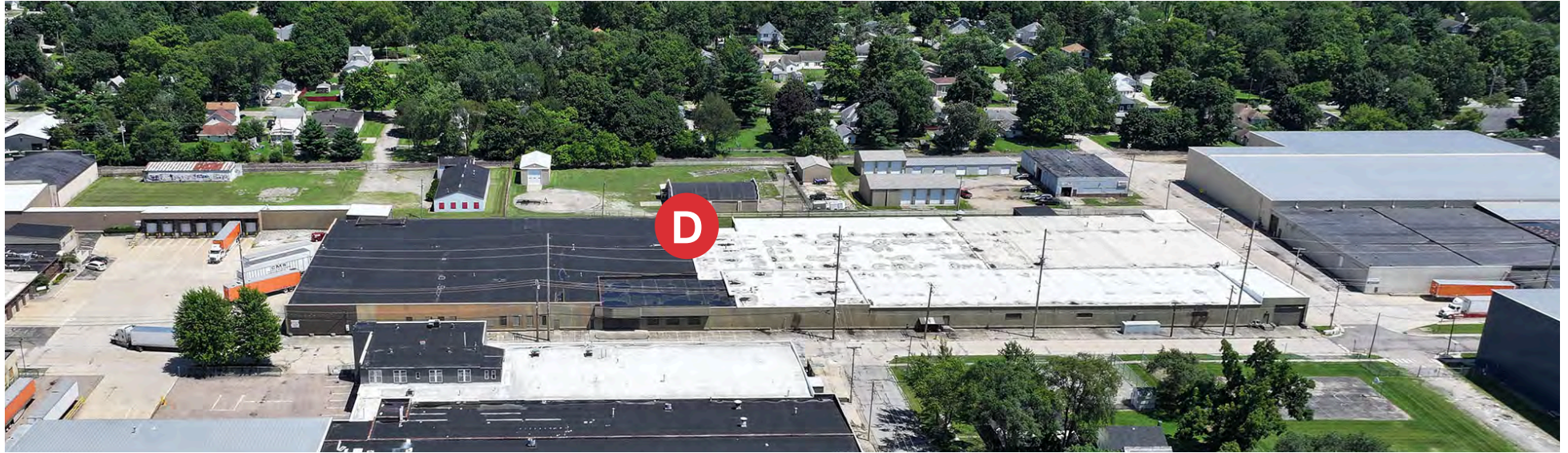
SECTION B



SECTION C



SECTION D



OUR FULL RANGE OF SERVICES

- Real Estate & Development
- Transportation & Logistics
- Warehousing Services
- 3PL & Material Handling
- Heavy Machinery Moving & Rigging
- Cardboard, Paper & Pallet Recycling and Sales
- Landscape, Lawn Care & Snow Removal
- Semi Trailer & Container Rental and Sales
- Facility Cleaning
- Automotive Dunnage Washing

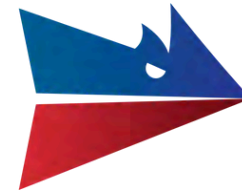


AUTHORIZED DEALER

New Trailers, Parts & Service



CLARK LOGIC



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CORPORATE LOCATIONS

REAL ESTATE HEADQUARTERS

2314 Helen Avenue
Portage, MI 49002
269.323.0717

MILHAM HEADQUARTERS

3700 E. Milham Avenue
Portage, MI 49002
269.279.7405

KILGORE HEADQUARTERS

3801 E. Kilgore Road
Kalamazoo, MI 49001
269.279.7405

