CUSHMAN & WAKEFIELD



2109 Wildwood Avenue

Jackson (Blackman Twp.), Michigan

19,000 SF FOR LEASE

Property Summary







19,000 SF BUILDING SIZE

1,600 SF OFFICE AREA

(4) 14’ x 14’ DRIVE-IN DOORS

2019 YEAR BUILT

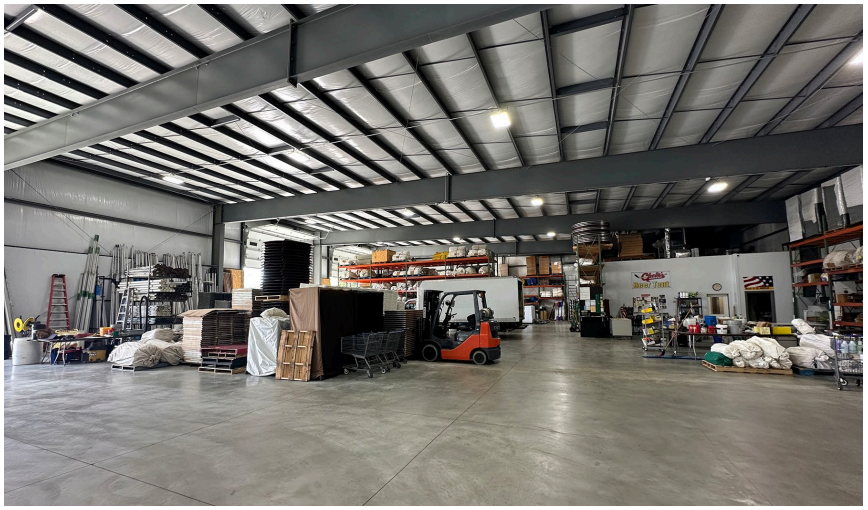
18’ – 21’6” CEILING HEIGHT

3.0 ACRE SITE

Property Information

Total Available **Industrial Area** **Office Area**	19,000 SF 17,400 SF 1,600 SF
Total Site Acreage	3.0 Acres
Year Built	2019
Construction	Steel frame with metal sidewalls
Roof Type / Material	Metal
Clear Height	18' – 21'6"
Bay Size / Column Spacing	Clear Span
Drive-In Doors	(4) 14' x 14'
Docks & Equipment	None
HVAC / Air Conditioning	AC in office
Air Lines	None
Lighting	LED motion sensorsed
Power	Three panels; 200A, 200A, 100A / 120V / 3-Phase
Restrooms	2 restrooms
Auto Parking	Non-striped surrounding building plus rear yard
Trailer Parking	Yard area can accommodate
Outdoor Storage	Allowed per code
Zoning	I-2
Floor Drains	Yes
Crains	None
Fire Protection	None

Site Fencing	No
Parcel ID	000-08-33-301-001-13
2026 SEV	$628,000
2025 Taxes	Winter - $7,261.33 Summer - $21,621.73
Lease Rate	$7.00/SF NNN
NNN Charges	RE Taxes: $1.52/SF Insurance: $0.60/SF CAM: $0.30/SF Estimated
Miscellaneous Items	• Newer building in excellent condition • Currently used for party rental and related business but can accommodate numerous other uses • Clear span • Exposure on Wildwood Ave. and near the Airport Road exit of I-94 • Additional land currently used for outside and truck storage





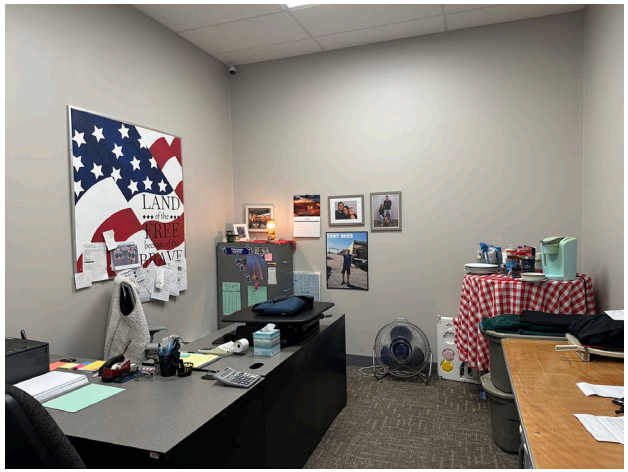
Property Aerial

Photos



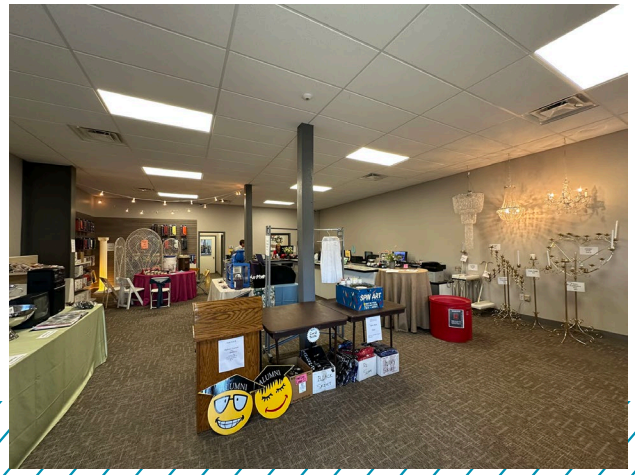


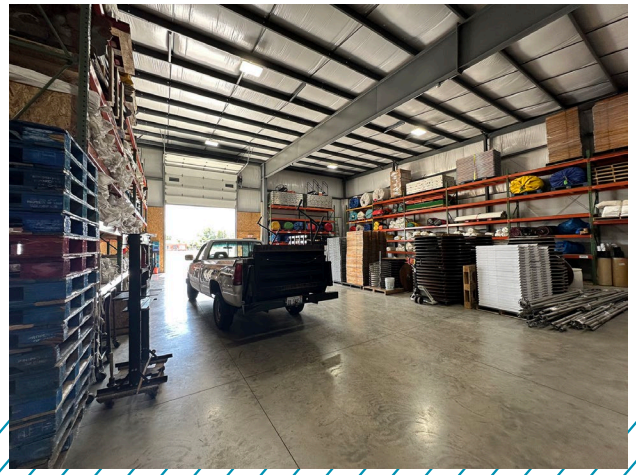


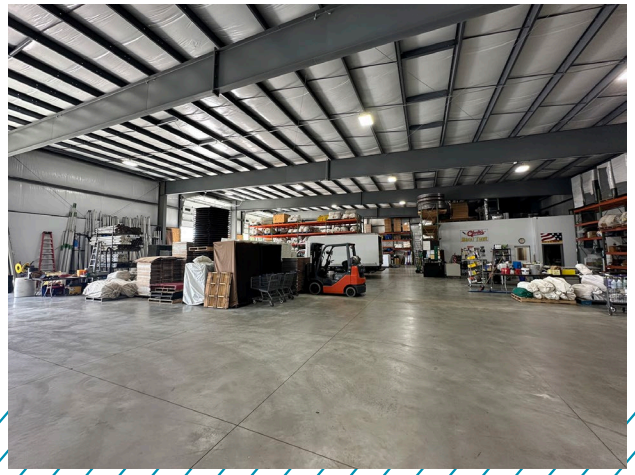












Photos



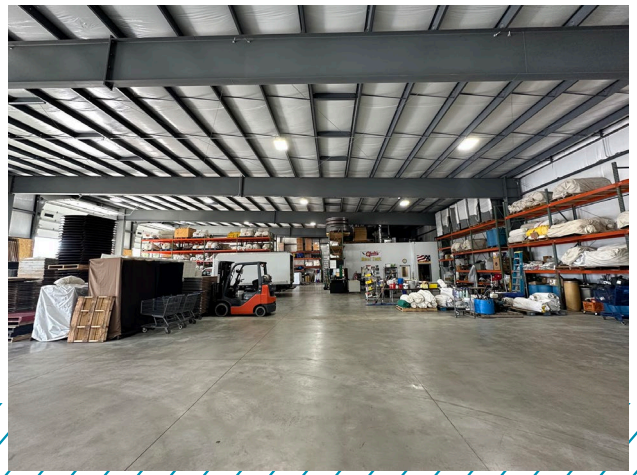


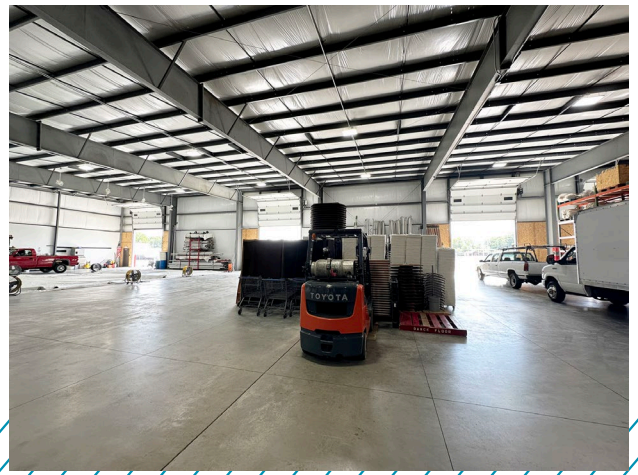




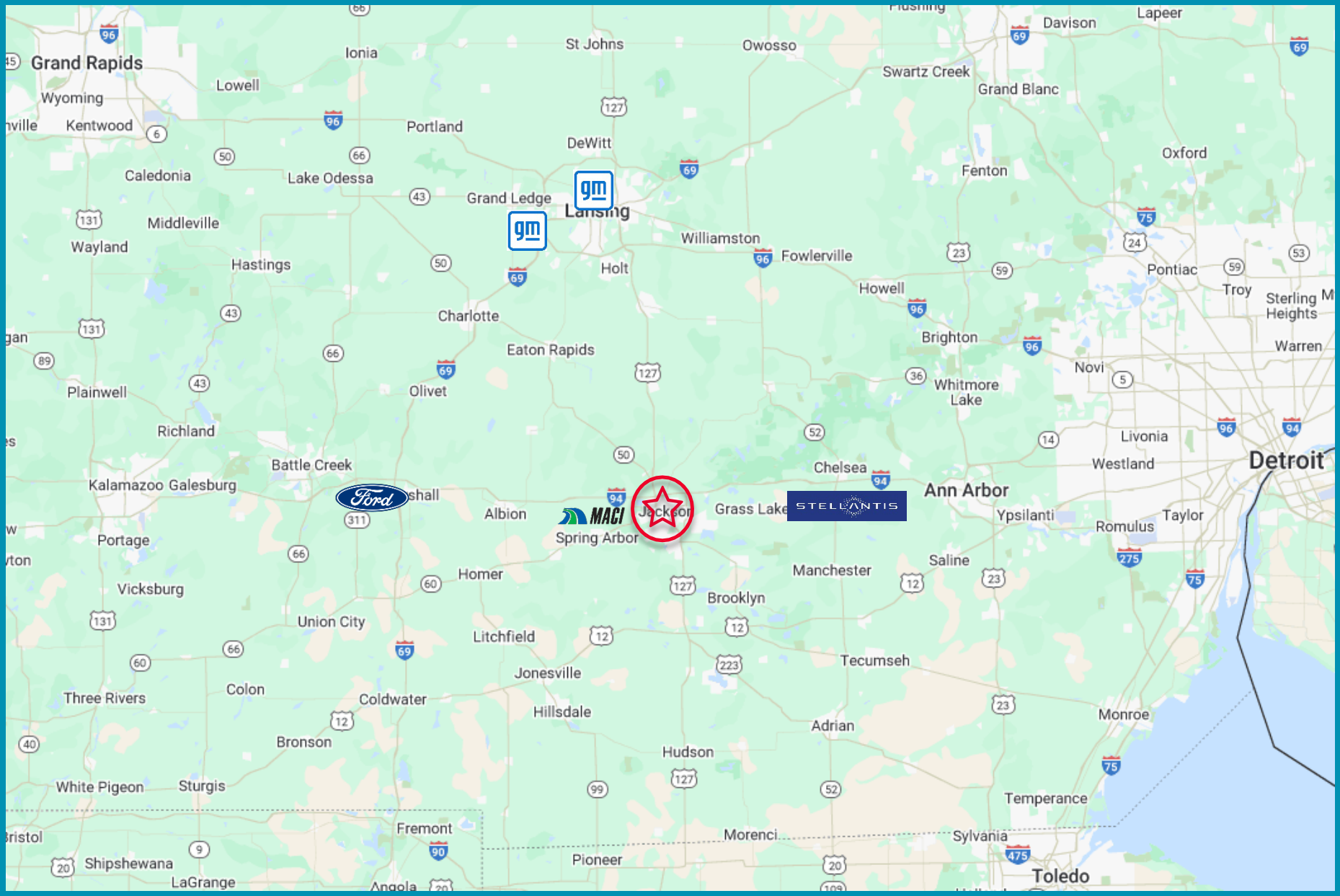












Location Map

• Lansing, MI	39.0 Miles	• Kalamazoo, MI	63.6 Miles	• Ford's BlueOval Battery Park	28.8 Miles
• Grand Rapids, MI	105.0 Miles	• Toledo, OH	75.1 Miles	• GM's Delta Assembly Plant	32.77 Miles
• Ann Arbor, MI	38.8 Miles	• Ohio Border	40.5 Miles	• GM's Lansing Assembly Plant	33.63 Miles
• Detroit, MI	81.0 Miles	• Indiana Border	57.6 Miles	• Michigan Automotive Compressor	5.4 Miles
• Battle Creek, MI	44.8 Miles			• Stellantis Proving Grounds	23.4 Miles

POPULATION
160,233

LABOR FORCE
69,430

UNEMPLOYMENT RATE
5.90%

MEDIAN HOUSEHOLD INCOME
$65,004

MEDIAN HOME VALUE
$182,900

ABOUT JACKSON COUNTY

Jackson County is located in southern/mid Michigan. It is made up of 19 townships and 7 villages across 723 square miles. Its population is approximately 160,233.

The city of Jackson lies in the center of Jackson County. Comprised of 10.96 square miles and with a population of approximately 30,920, it is 61.6 miles from Detroit Metropolitan Airport



LOCAL UNIVERSITIES

Baker College	4 Miles
Spring Arbor University	9 Miles
Jackson Community College	10 Miles
Albion College	21 Miles
Hillsdale College	21 Miles
Olivet College	34 Miles
Michigan State University	35 Miles
Adrian College	36 Miles
Kalamazoo College	66 Miles
Western Michigan University	67 Miles

Location Demographics



Craig Herschel, SIOR
Director
craig.herschel@cushwake.com
+1 419 944 5182

Kyle Passage
Director
kyle.passage@cushwake.com
+1 248 358 6113

27777 Franklin Rd, Suite 1050
Southfield, MI 48034
+1 248 358 6100
www.cushmanwakefield.com

CUSHMAN & WAKEFIELD

©2025 Cushman & Wakefield. All rights reserved. The information contained in this communication is strictly confidential. This information has been obtained from sources believed to be reliable but has not been verified. NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE CONDITION OF THE PROPERTY (OR PROPERTIES) REFERENCED HEREIN OR AS TO THE ACCURACY OR COMPLETENESS OF THE INFORMATION CONTAINED HEREIN, AND SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY THE PROPERTY OWNER(S). ANY PROJECTIONS, OPINIONS OR ESTIMATES ARE SUBJECT TO UNCERTAINTY AND DO NOT SIGNIFY CURRENT OR FUTURE PROPERTY PERFORMANCE.