



FOR LEASE

3900 E HOLLAND RD (PLANT 6)

**434,420 SF
SAGINAW, MI**

ROBERT KRIEWALDT 920-915-9746 | ROBERT@PHOENIX3PL.COM



**PHOENIX
LOGISTICS**

Strategic Real Estate. Applied Technology. Tailored Service.

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PROPERTY HIGHLIGHTS



**EXTENSIVE CRANE
INFRASTRUCTURE**



HEAVY POWER



**IMMEDIATE
ACCESS TO I-75**



EXTENSIVE PARKING



LOCKER ROOMS



**AIR-CONDITIONED
OFFICES**



PROPERTY DETAILS

3900 E HOLLAND RD (PLANT 6) | SAGINAW, MI

AVAILABLE SPACE	103,900 SF (Available 1/1/2027) 330,520 SF (Available 4/1/2027)
DOCK DOORS	21
DRIVE-IN DOORS	3
CLEAR HEIGHT	18' - 47'
COLUMN SPACING	40' x 60' 20' x 75'
CRANES	50-Ton Crane Available
ROOF	Built-Up & Metal
WALLS	Metal Panel
FLOORS	6" 12" in High Bay Space
YEAR BUILT	1964
FIRE SUPPRESSION	Wet
LIGHTING	LED, T5 & T8 with Motion Sensors
POWER	480V, 3-Phase
PARKING	Extensive
LAND AREA	25 Acres
ZONING	M-2 Intensive Manufacturing
PARCEL ID	10-12-5-28-4001-000
RAIL ACCESS	Possible

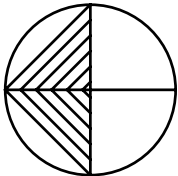


FLOOR PLAN

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NUMBER	SPACE DESIGNATION	AVAILABLE	DOCK DOORS	CLEAR HEIGHT	COLUMN SPACING	SQUARE FEET
1	BUILDING 6E	1/1/2027	4	20' - 23'	20' x 75'	103,900 SF
2	BUILDING 6	4/1/2027	17	18' - 47'	40' x 60'	330,520 SF
TOTAL						434,420 SF



LOCATION MAP

3900 E HOLLAND RD (PLANT 6) | SAGINAW, MI

DETROIT, MI	100 MILES
GRAND RAPIDS, MI	144 MILES
FORT WAYNE, IN	217 MILES
CLEVELAND, OH	251 MILES
COLUMBUS, OH	275 MILES

