



1999 Wildwood Avenue
Jackson (Blackman Township)
Michigan 49202

INDUSTRIAL FACILITY
UP TO 131,180 SF
AVAILABLE

Property Summary

250,000 SF

BUILDING
SIZE

131,180 SF

TOTAL SF
AVAILABLE

15,500 SF

OFFICE AREA
AVAILABLE

1933

YEAR
BUILT

10'-20'

CLEAR
HEIGHT

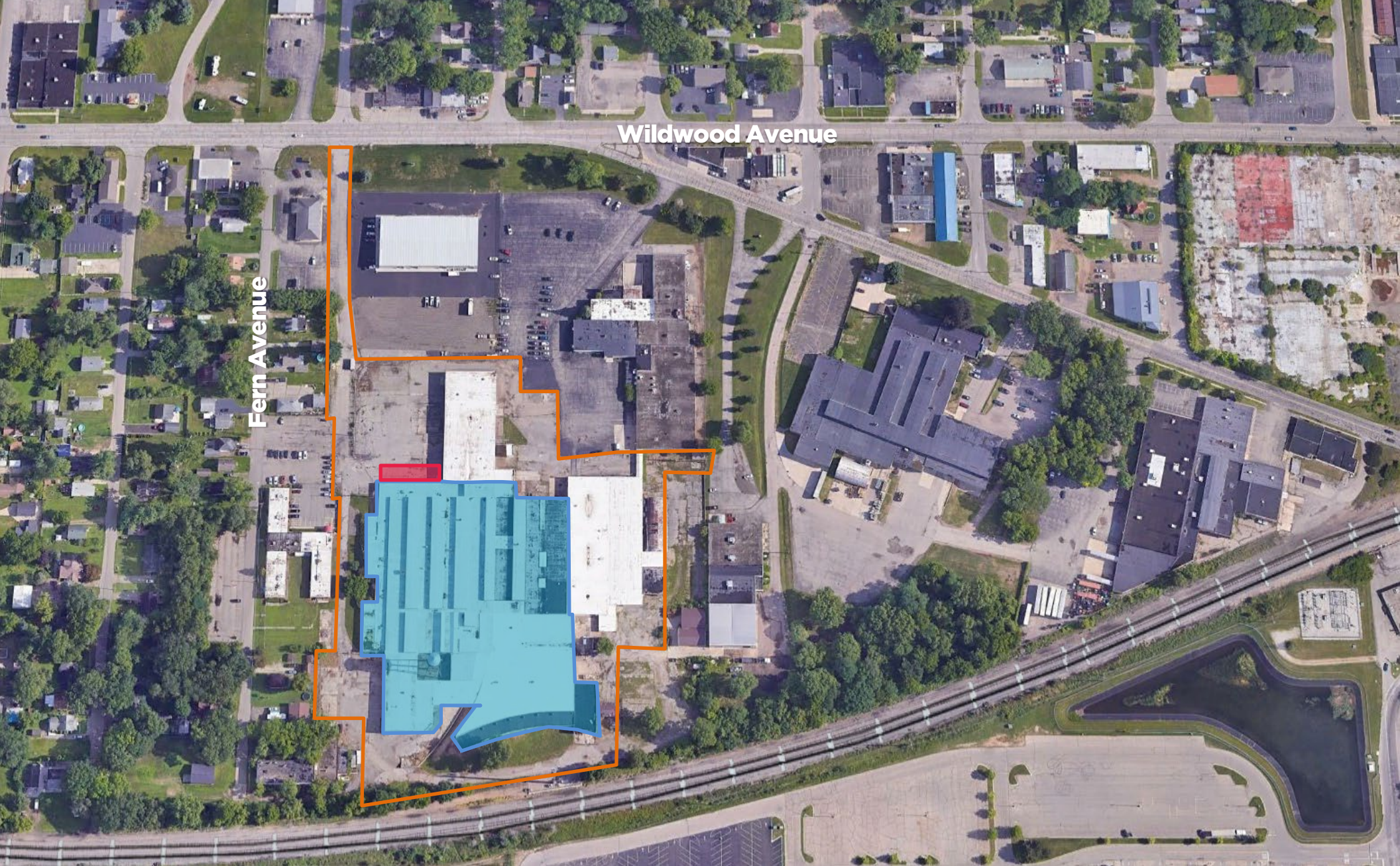
10.27 ACRES

LOT
SIZE



Property Information

Total Available	131,180 SF	Auto Parking	Fenced in, secured parking available
Industrial Area	115,680 SF	Floor/ Floor Drains	None
Office Area	15,500 SF	# of Buildings	1
Total Site Acres	10.27 Acres	Security	Yes
Year Built/ Renovated	1933	Outside Storage	Available
Construction	Masonry	Site Fencing	Fenced Lot
Roof	Membrane. All roofs have been replaced in the recent years and are under warranty.	Rail Served	No
Clear Height	See chart for ceiling heights per section	Fire Protection	Yes - Ordinary Hazard - Installed in 2025-2026
Bay Size/ Column Spacing	See chart for bay spacing per sections	Break Room	TBD
Grade Level Doors	7 total / 10' w x 12' h	Electric/ Gas	Consumers Energy
Docks & Equipment	Three new docks installed in 2026. All are 9' high. Exterior dock with three loading positions in rear of building	Water/ Sewer	Jackson City
HVAC/ Air Conditioning	New heating system added in 2025 18 new suspended heaters	Zoning	Heavy Industrial
Air Lines	No	Room for Expansion	None
Lighting	Primarily new LED throughout	Parcel ID	000-08-33-301-001-12
Power	Solom 1500 KVA Transformer/Square D Switchboard with 2,000 AMP rating. Electrical breakdown on file.	Lease Rate	\$4.75 PSF +Utilities
Restrooms	1 -Unisex restroom. Infrastructure in former restrooms allows more to be added.	Miscellaneous Items	• Easy access to I-94 / US-127 • Recently renovated space with over \$750,000 in CapEx spent by ownership including new docks/well, fire suppression, heating, and otherwise. • Flexible terms available and split may be considered • Renovate to Suit capability

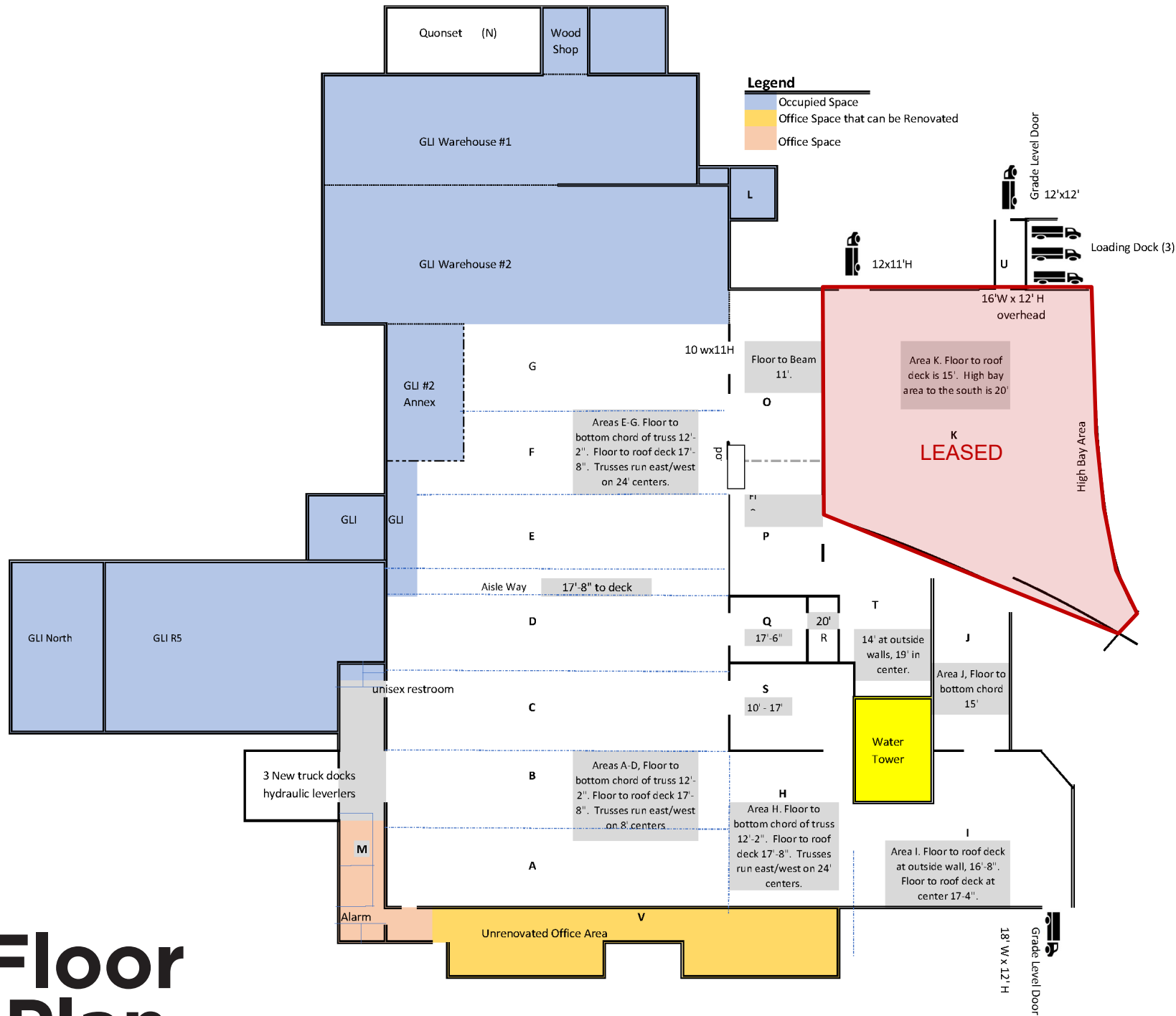


Property Aerial

-  Area Available for Lease
-  New Docks

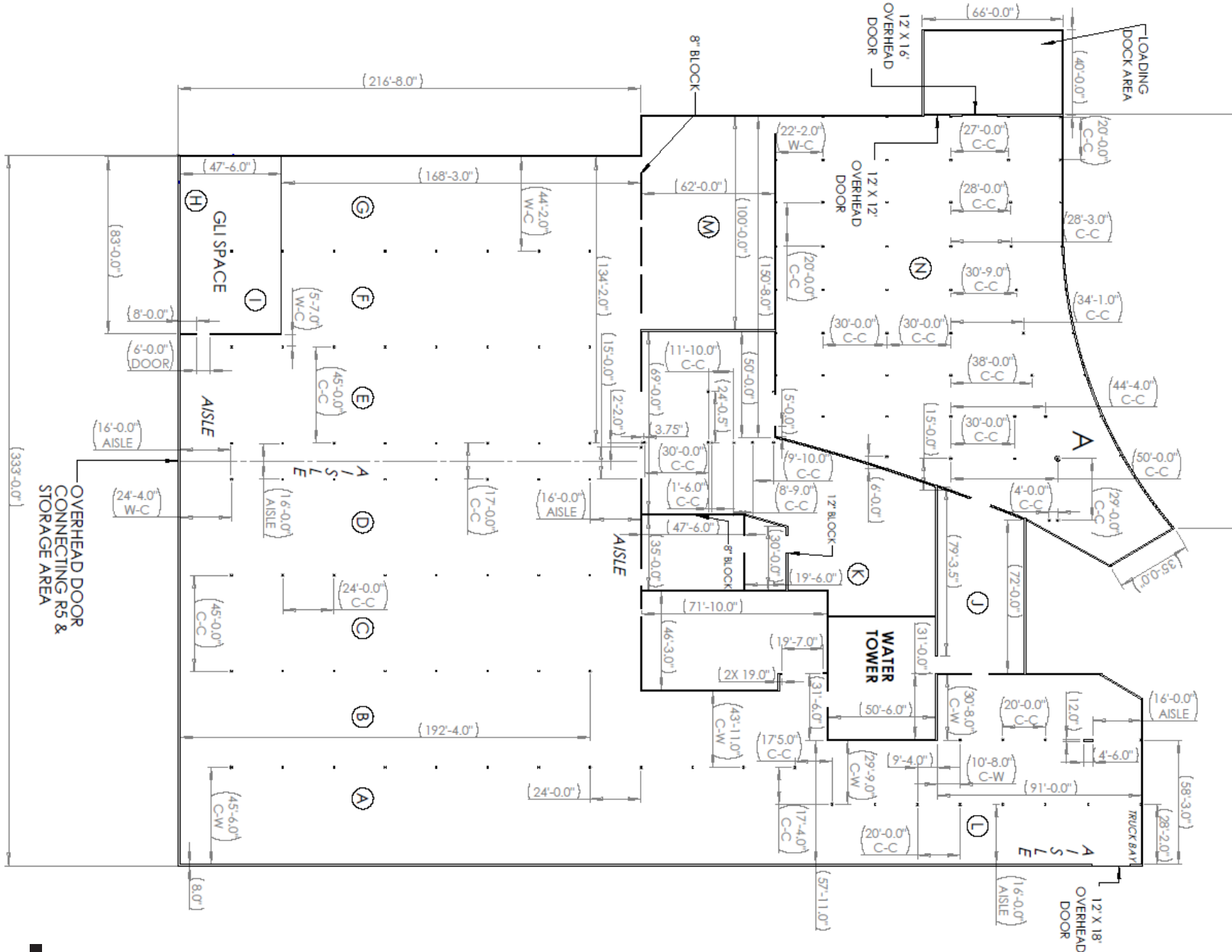
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Floor Plan



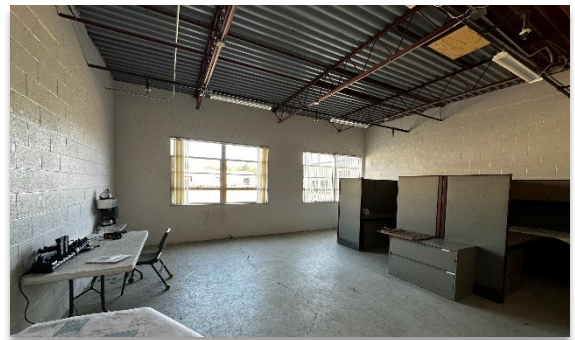
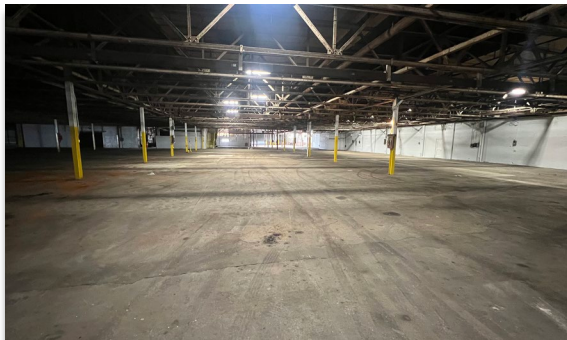
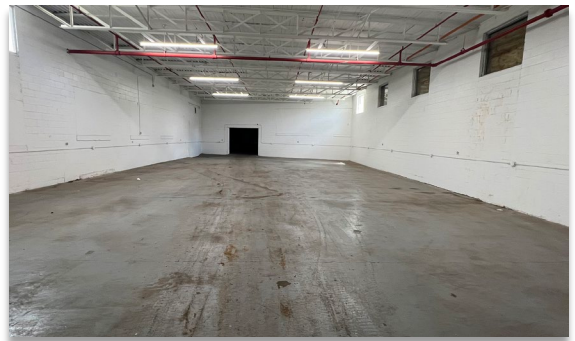
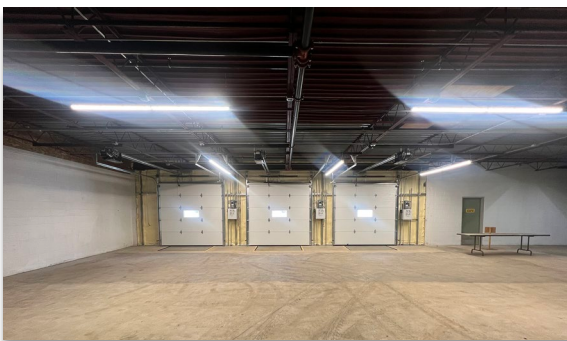
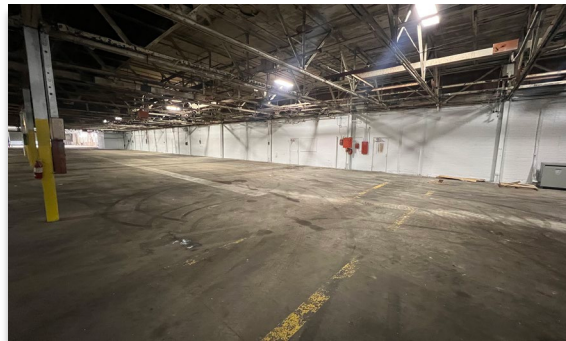
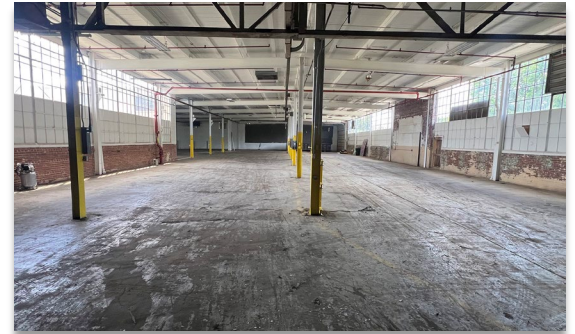
Area	Ft ²
A	10,000
B	10,000
C	10,000
D	10,000
Aisle	3,600
E	9,000
F	7,800
G	7,600
H	5,000
I	11,400
J	3,700
K	29,000
L	
M	5,500
N	6,000
O	6,000
P	5,000
Q	1,680
R	600
S	3,300
T	4,000
U	1,000
V	10,000
Total	160,180

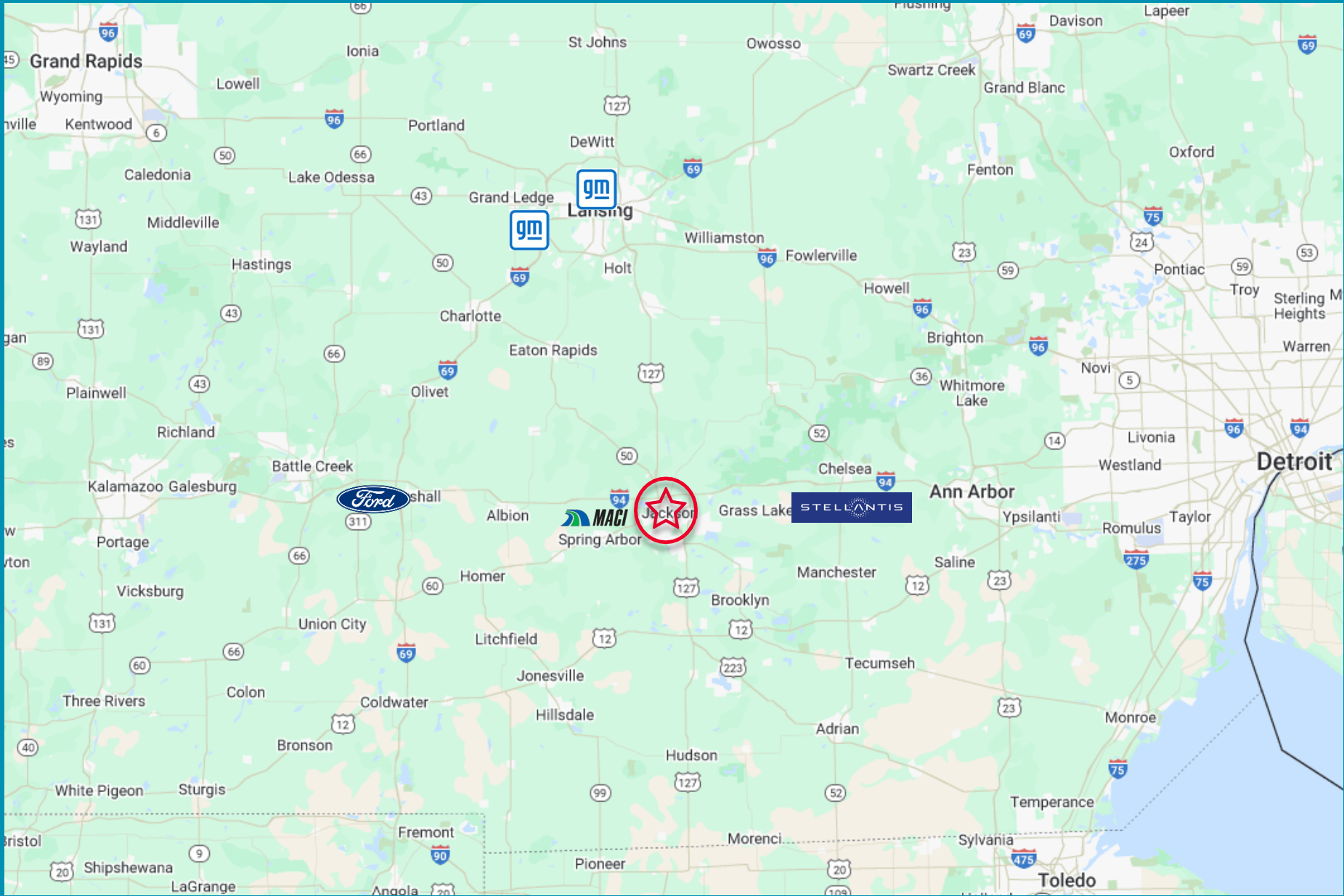
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Column Spacing

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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

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JACKSON COUNTY



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



Location Demographics

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



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UP TO 131,180 SF AVAILABLE

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