



**General Information**

Property Name: 1091 Ann Dr. Building  
Address: 1091 Anna Drive  
Gaylord, MI 49735  
County: Otsego

Sale/Lease: Lease

Total Price:

Price/Sq Ft:

Rent/Sq Ft: \$4.00

Tax ID: 081-210-000-051-00

Cross Street: Meecher

Zoning: B-2 General Business

State Designation: None

Business Park: No

Notes: Fenced yard at rear of building.



**Building Features**

Building Type: Stand Alone

Year Built:

Total Size: 9,600 sq/ft

Available: 9,600 sq/ft

Minimum: 9,600 sq/ft

Office: sq/ft

Occupancy:

Construction:

Subdivide:

Stories: 1 floor

Available Stories: 1 floor

Ceiling Min/Max: ft

Sprinklers:

Column Spacing:

Lease Type:

Features:

Lot Size: 2.4 acres

Grade:

Wetlands: No

Multiple Tenants:

Parking:

Crane: No

Sub Lease:

Expandable:

Wet Lab:

Clean Room:

Truck Docks: No

Truck Doors: Yes, 3

**Utilities:**

Electric: Great Lakes Energy Cooperative

Gas: Michigan Consolidated

Sewer: Private

Water: Private

Telecom: Verizon

**Transportation**

Local Interstate: I-75

Local Highway: M-32

Local Airport: Gaylord Regional

Rail: In Community, Lake Sate Railway

Miles: 0.5

Miles: 0.5

Miles: 1

Miles: 2

Major Airport: Pellston Regional Emmet Co.

Water Port: Charlevoix

Trade Zone:

Miles: 45

Miles: 45

**Owner/Broker Information**

Office: Coldwell Banker

Address: 700 W. Main Street, Gaylord, MI 49735

Phone: 989-732-6777

Email:

Website:

Contact: Bill Martella

Phone: 989-619-8661

Email: [william.martella@coldwellbanker.com](mailto:william.martella@coldwellbanker.com)

Alternate Contact:

Phone:

Email:

***For More Information Contact:***

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