



PRIME RESIDENTIAL & COMMERCIAL SPACE FOR SALE

2 STRUCTURES | 3.98 ACRES AVAILABLE



**41700 WEST
Eleven Mile Rd
NOVI, MI 48375**

**7,100 TOTAL SF
MIXED USE FOR SALE**

\$1,125,000

PROPERTY HIGHLIGHTS



3.96 Acres

Prime development opportunity on nearly 4 acres with excellent visibility and access.



Versatile Building Mix

1,436 SF Residential
1,320 SF Office (Zoned Light Industrial)
1,384 SF Warehouse (Zoned Light Industrial)
220 SF Shed (Zoned Light Industrial)



Mixed-Use Zoning

Residential + Commercial zoning allows for flexible use and future redevelopment potential.



Strong Location

Located on West Eleven Mile Road in Novi, Michigan — a high-growth area with easy access to major highways.



Multiple Revenue Streams

Existing residential and commercial structures provide immediate income potential or owner-user flexibility.

For more information, please contact:

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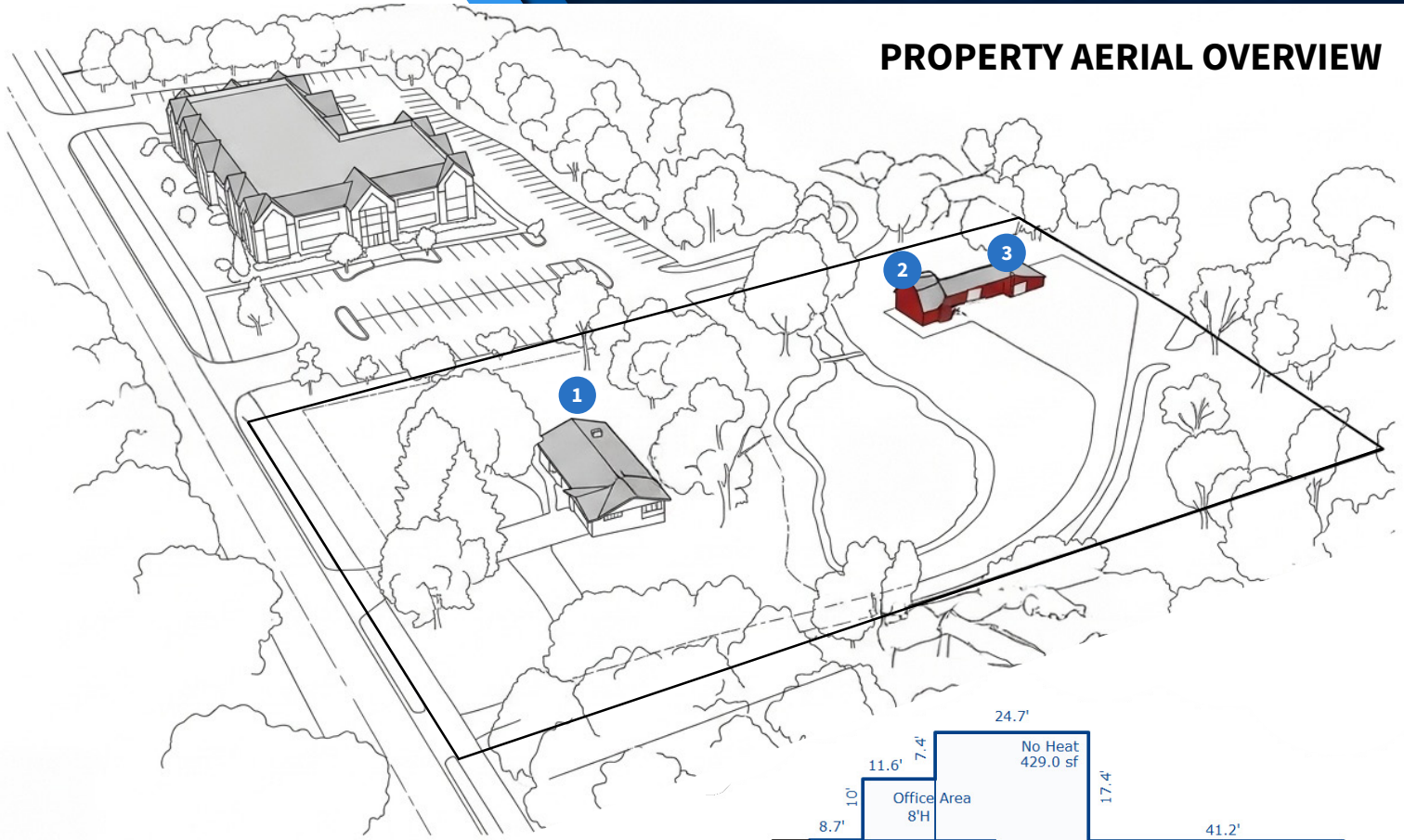
CRABILL & COMPANY

(734) 261-8200

📍 33640 Schoolcraft Rd.
Livonia, MI 48150

Information is subject to verification and no liability or omissions is assumed. Price and terms are subject to change and listing withdrawn without notice.

PROPERTY AERIAL OVERVIEW



1

3,789 SF Structure with Redevelopment Potential

Existing residential building featuring 2,198 SF on the main level and a 1,591 SF basement, with potential for future commercial or mixed-use conversion.

2

Structure 1 (Office)

1,320 SF Zoned Light Industrial

with a 14-foot by 7-foot overhead door

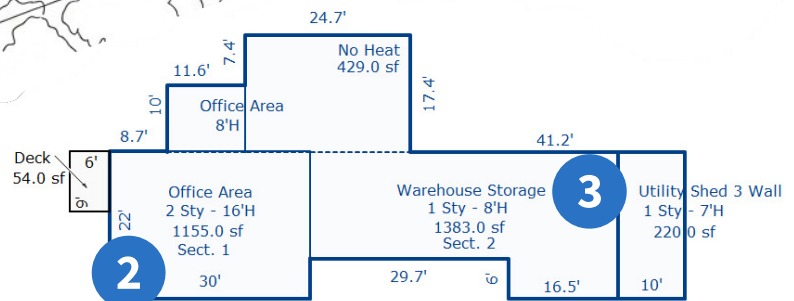
3

1,384 SF Zoned Light Industrial Warehouse

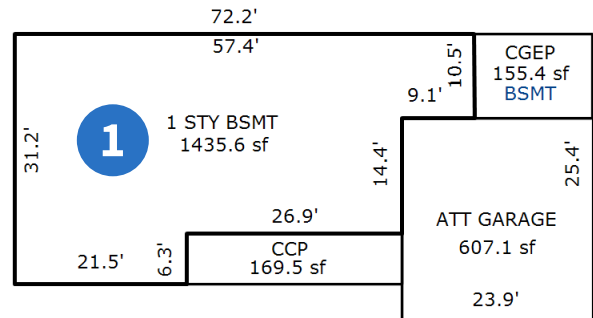
Clear span floor plan with 2, 14-foot by 7-feet overhead door and a separate personnel entry

220 SF Zoned Light Industrial Shed

For flexible storage



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