

APPROVED DRIVE-THRU DURAND SITE



8780-8790 E. Lansing Road
Durand, MI 48429



Retail/QSR/Financial
1.38 Acres

FOR LEASE

PROPERTY HIGHLIGHTS



Description

Rare opportunity to lease a new drive-thru retail or restaurant parcel in Durand, MI. This property is strategically positioned along Durand's major thoroughfare. The site has great visibility along a growing commercial corridor. This property is ideal for QSR, coffee, or service users seeking a ground lease opportunity within the retail trade area.

Address

8780-8790 E. Lansing Road
Durand, MI 48429

Asking Rent

Contact Broker

Features

- **Approved Drive-Thru**
- **Zoned C-2 - Service Commercial**
- **Build-to-suit or Ground Lease Options**
- **Multiple Curb Cuts**
- **Excellent Road Visibility**

Traffic Counts

I-69 Eastbound - 14,935+ cpd
I-69 Westbound - 15,229+ cpd
Lansing Road - 7,388+ cpd

Demographics

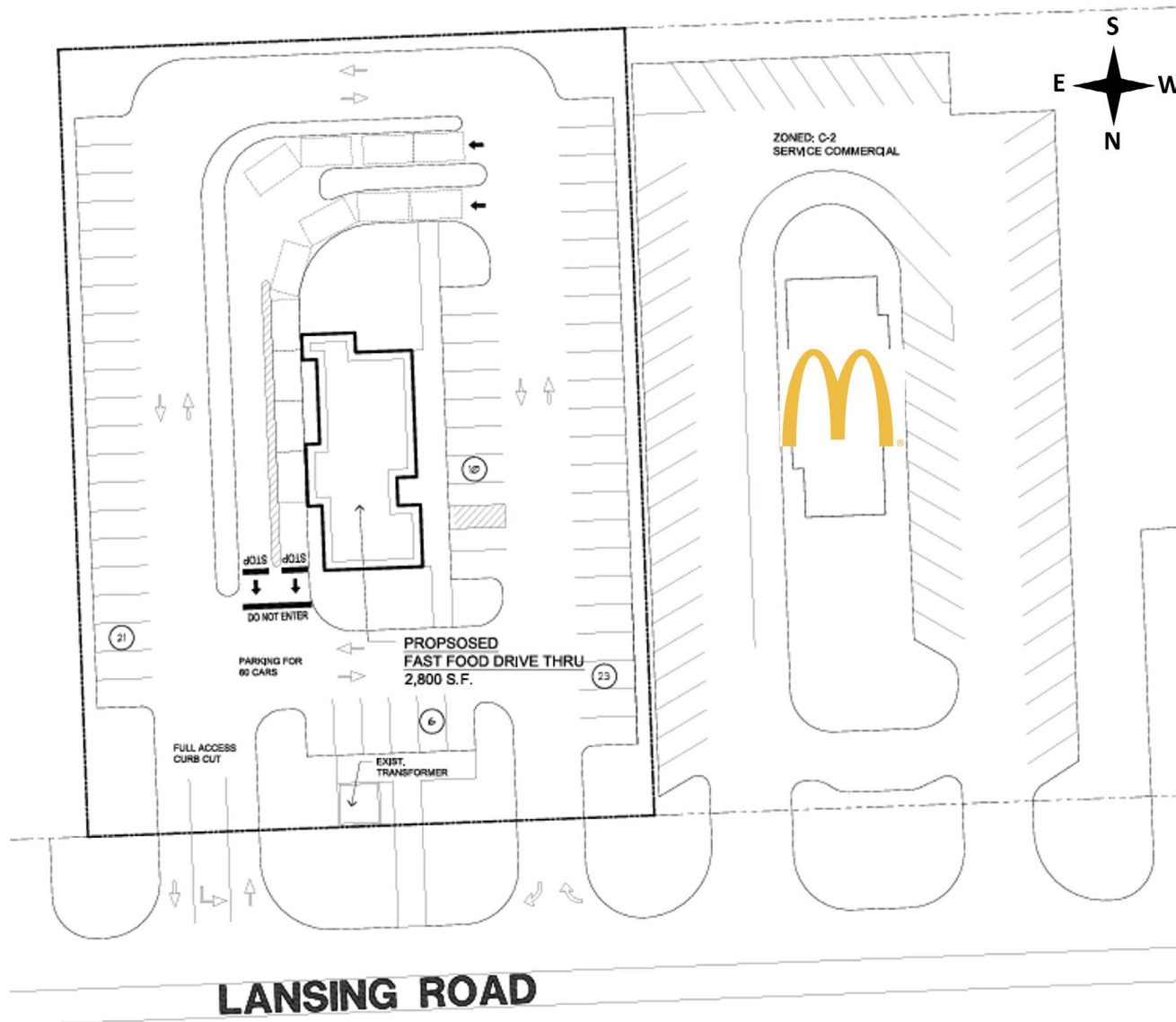
	3 MILE	5 MILES	7 MILES
POPULATION:	7,633	12,930	20,729
HOUSEHOLDS:	3,327	5,449	8,576
AVG. HOUSEHOLD INCOME:	\$75,752	\$82,812	\$87,894
DAYTIME POPULATION:	4,361	6,458	9,904

Surrounding Tenants



The information contained herein has been obtained through sources deemed reliable by On Q Commercial Real Estate but cannot be guaranteed for its accuracy. We recommend to the buyer or lessee that any information, which is of special interest, should be obtained through independent verification. ALL MEASUREMENTS ARE APPROXIMATE.

CONCEPTUAL SITE PLAN



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MICRO AERIAL



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