



WINSTON TRAITTEL
REALTY, INC.

FOR LEASE



**35103-35243 Grand River Avenue
Farmington, MI 48335**

**For More Information Contact:
Mark Lusky
248.624.7200
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Information contained herein is subject to verification and no liability for errors or omissions is assumed.
Price is subject to change and listing may be withdrawn without notice.

PROPERTY INFORMATION

PROPERTY ADDRESS: 35103-35243 GRAND RIVER AVENUE
FARMINGTON, MICHIGAN 48335

CROSS STREETS: ON GRAND RIVER AVENUE
EAST OF DRAKE ROAD

PROPERTY TYPE: RETAIL CENTER

ZONING: C-2 – COMMUNITY COMMERCIAL

YEAR BUILT: 1998 – REMODELED IN 2013

SPACE AVAILABLE: 6 UNITS AVAILABLE
❖ EAST BUILDING • #35107 – 1,200 SF
• #35111 – 1,200 SF

❖ WEST BUILDING • #35227 – 2,800 SF
• #35233 – 1,600 SF

❖ CENTER BUILDING • #35135 – 4,600 SF
• #35155 – 4,200 SF
• #35159 – 1,400 SF

LEASE PRICE: \$18.00 PER SQUARE FOOT NNN

OTHER: PYLON SIGNAGE

TRAFFIC COUNT: 20,300 CARS PER DAY
ON GRAND RIVER AVE. AT DRAKE RD.



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DEMOGRAPHICS

Population	1 Mile	3 Miles	5 Miles
2027 Projection	12,458	68,360	193,997
2022 Estimate	12,547	68,901	195,026
2010 Census	12,354	68,438	192,901

Households	1 Mile	3 Miles	5 Miles
2027 Projection	5,847	29,429	81,399
2022 Estimate	5,888	29,672	81,823
2010 Census	5,796	29,555	80,916

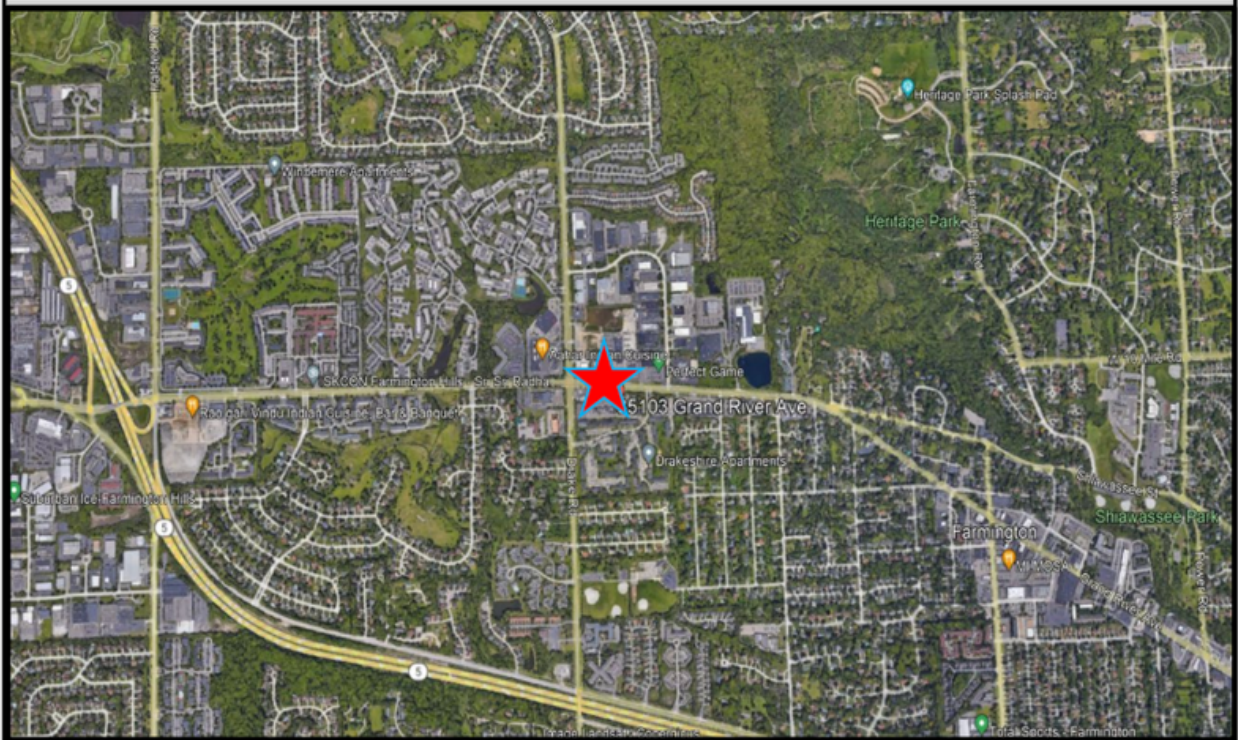
Household Income	1 Mile	3 Miles	5 Miles
< \$25,000	14.56%	11.57%	11.14%
\$25,000-\$50,000	14.27%	14.64%	15.85%
\$50,000-\$75,000	17.50%	17.16%	16.77%
\$75,000-\$100,000	17.90%	14.35%	14.03%
\$100,000-\$125,000	9.43%	12.42%	12.00%
\$125,000-\$150,000	5.64%	7.91%	7.77%
\$150,000-\$200,000	10.67%	12.05%	11.05%
\$200,000 +	10.04%	9.89%	11.40%



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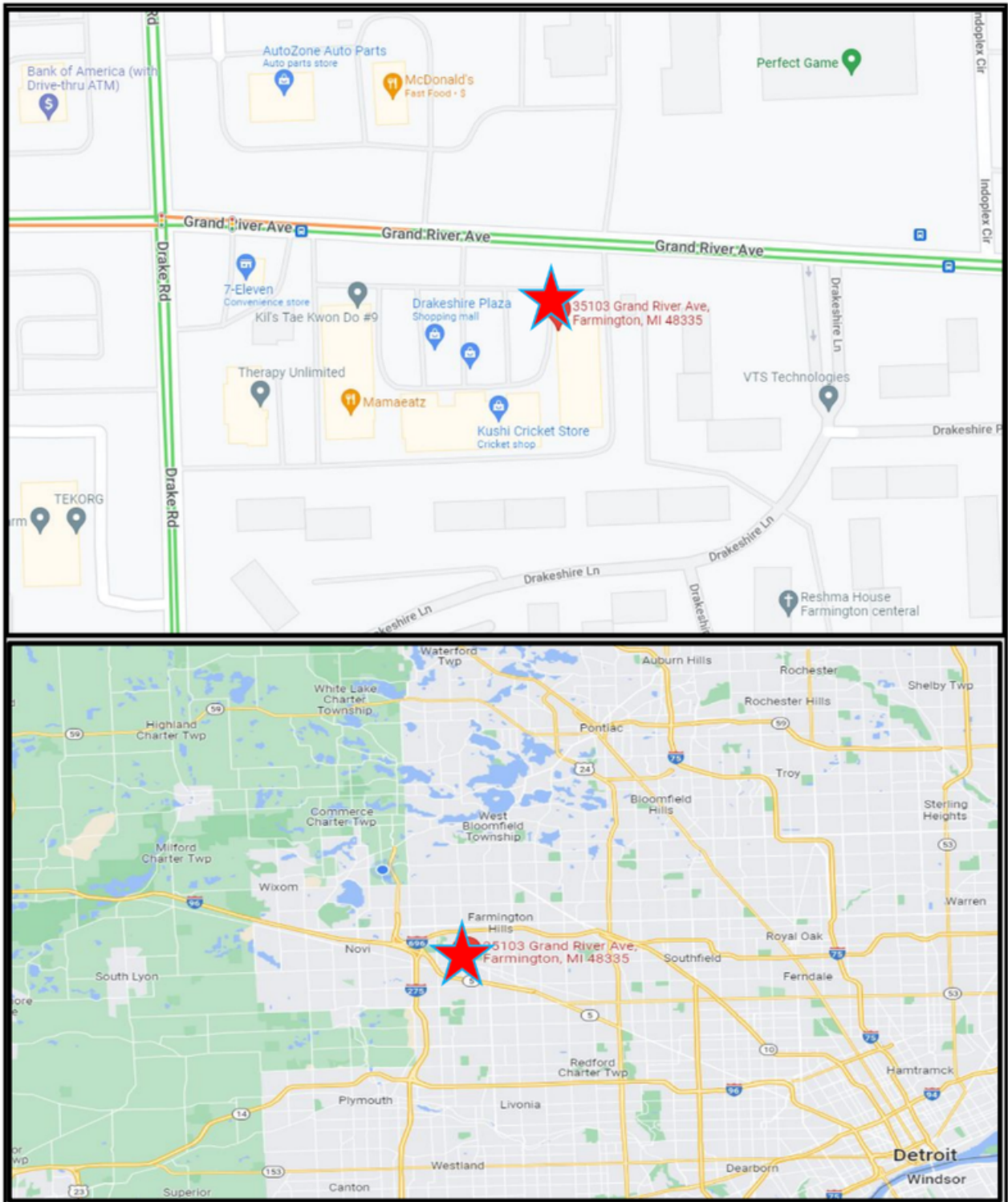
MAP/AERIAL



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MAPS



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