

Brewery/Restaurant/Retail Saline Gallery Shopping Center

447 E Michigan Ave, Saline, MI 48176



FOR LEASE



OFFERING SUMMARY

Lease Rate:	\$15 SF/yr (NNN)
Available SF:	3,300 SF
Zoning:	C-2 (Central Business)

PROPERTY HIGHLIGHTS

- 3,300 SF former brewery space
- Brewery equipment available for purchase.
- Historic custom bar & lighting
- Large commercial kitchen with 26' exhaust hood
- Stainless steel sink(s) and counters
- Walk-in Refrigeration
- Remodeled restrooms
- Located in center of 38,650 SF Saline Gallery Shopping Center
- Ample at-the-door parking
- Zoned C-2 Central Business

DEMOGRAPHICS	1 MILE	2 MILES	3 MILES
Total Households	2,011	5,141	7,361
Total Population	4,601	12,774	19,156
Average HH Income	\$103,616	\$122,959	\$144,972

Tony Caprarese

734.222.7520

tonyc@swishercommercial.com

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PROPERTY DESCRIPTION

Former brewery space available for lease at 447 E Michigan Avenue in Saline's premier neighborhood shopping center. The 3,300 SF retail suite is well suited for restaurant, brewery, taproom, entertainment, or other retail concepts and includes many existing improvements to help reduce startup costs.

The space features a built-in bar area, commercial kitchen with 26' exhaust hood, stainless steel sink, counters, and other restaurant infrastructure, along with recently remodeled restrooms. Located within a 38,650 SF neighborhood shopping center, the property benefits from excellent visibility, convenient access, and ample at-the-door parking.

Positioned in one of Saline's most established retail corridors, the center shares driveways with the U.S. Post Office, CVS Pharmacy, and Busch's Fresh Food Market, generating consistent customer traffic throughout the day.

LOCATION DESCRIPTION

Situated along East Michigan Avenue (US-12), the property occupies a highly visible location within Saline's most convenient neighborhood shopping center. The center shares driveways with the U.S. Post Office, CVS Pharmacy, and Busch's Fresh Food Market, creating strong daily traffic and convenient customer access. The location also offers quick connections to Ann Arbor, Pittsfield Township, and US-23.

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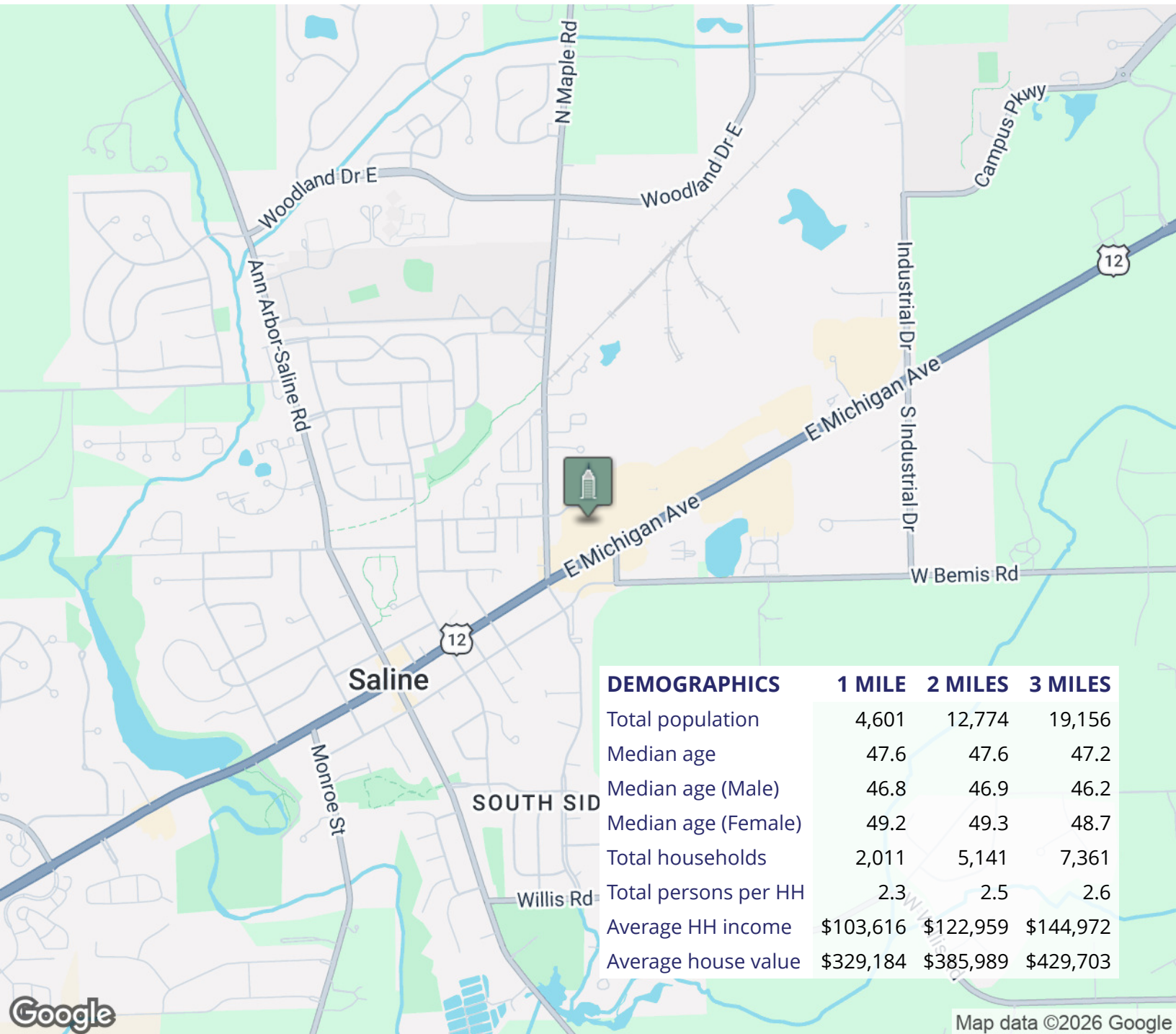
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