

FORMER FREESTANDING DRUG STORE



MID-AMERICA®
Real Estate-Michigan, Inc.

AVAILABLE

3880 E. Wilder Road / Bay City, MI



RETAIL OPPORTUNITY

FORMER FREESTANDING DRUG STORE



Address

3880 E. Wilder Road
Bay City, MI 48706

Availability

11,180 SF
1.65 AC
240' x 300'

Features

The property is located on the SWC of Wilder Road and State Park Drive/N. Henry Street, at a traffic-controlled intersection and has ingress/egress to both main thoroughfares. It is situated within close proximity to many of national retailers. Two large pylon signs available. Kiddy-corner from Walmart (Placer.ai: #13/93 in MI). Over 28,000 cars drive by the property everyday.

Bay City is a part of the Greater-Tri-Cities central region of Michigan, which includes Midland and Saginaw. Bay City is located in Bay County and is conveniently located off I-75, as well as located near the base of the Saginaw Bay on Lake Huron. The city is divided by the Saginaw River.

240' frontage on Wilder Road and 300' depth on Henry Street.

Area Tenants



Demographics (2025)

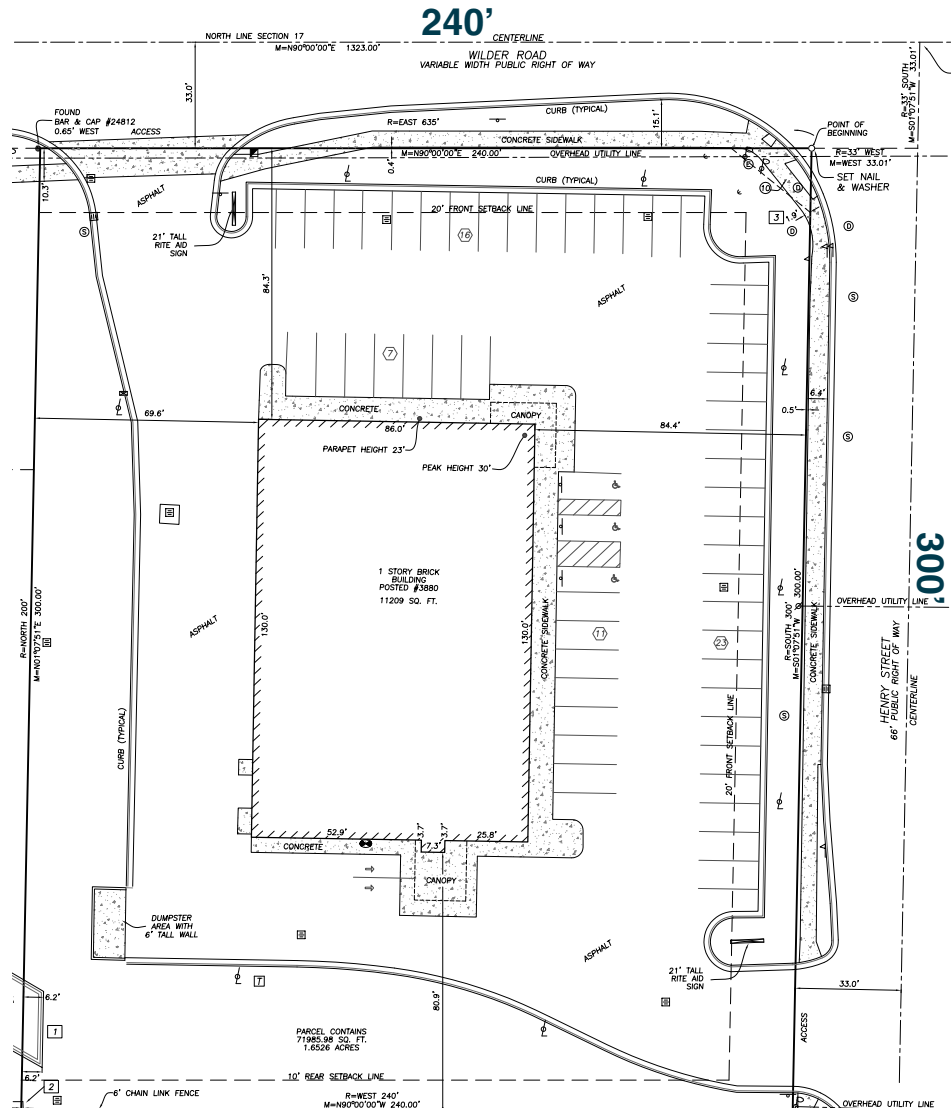
	1 MILE	3 MILES	5 MILES
POPULATION	5,454	42,112	66,915
HOUSEHOLDS	2,570	19,400	30,559
AVG HOUSEHOLD INCOME	\$64,279	\$71,169	\$72,382
DAYTIME POPULATION	5,767	41,623	61,758

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Zoning C2B

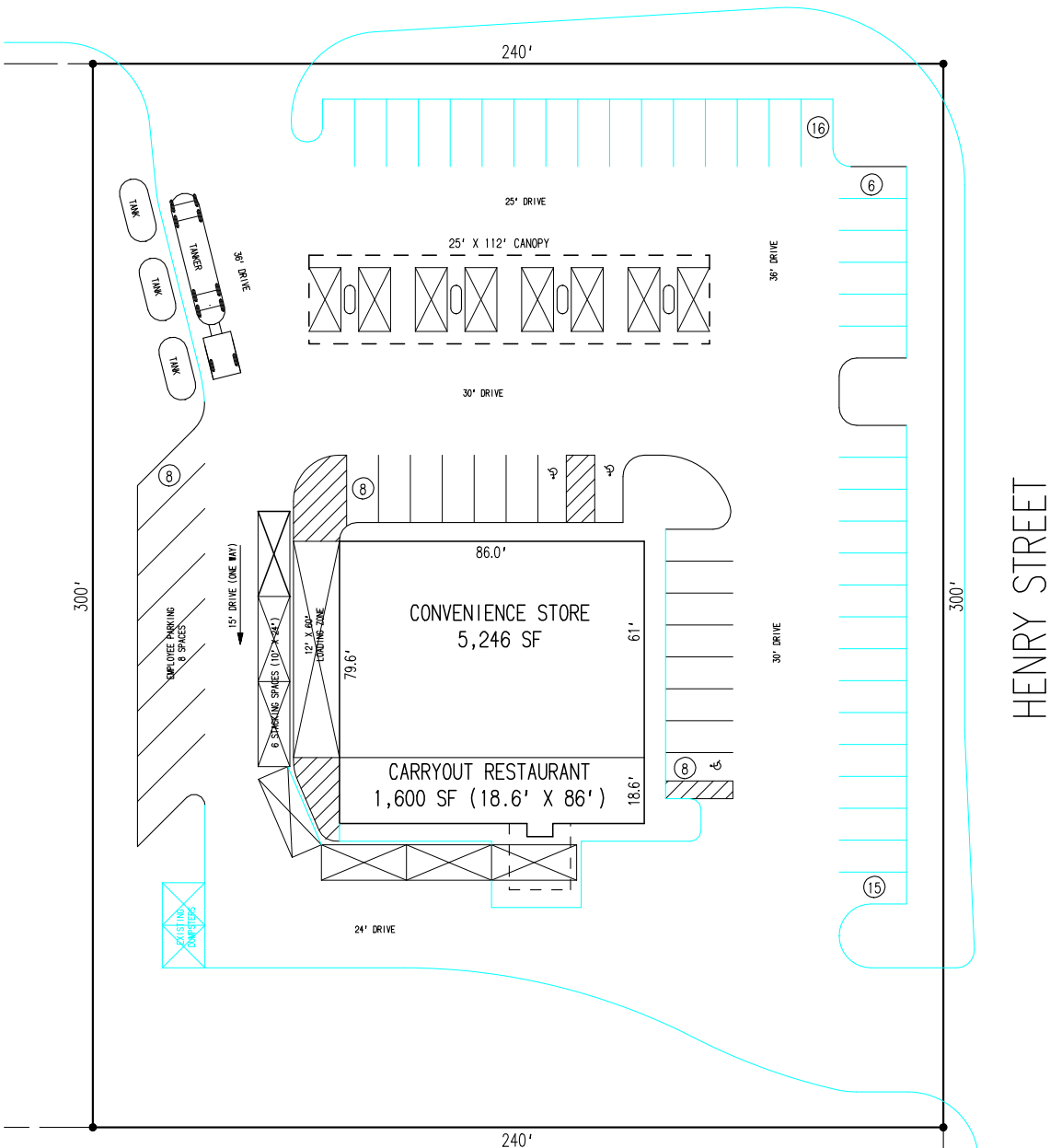
Property zoning is C2B which allows for motor vehicle related businesses such as car wash, sales, repair/service, detailing and filling stations. Schools and Colleges, as well as hospitals and medical clinics are allowed. Bars and restaurants that are full service are allowed, a fast food restaurant with or without a drive-thru will require a special use.



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WILDER ROAD



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Google; Accessed 11/26/2024

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