



## Property Description

Explore outstanding leasing opportunities at our premier shopping center, strategically located in the heart of Waterford, just across from the Meijer Supercenter. With a coveted position that includes an attractive endcap, large Pylon signage, lit up parking lot with LED lighting and a diverse array of tenants, this center serves as a vibrant hub for shopping, dining, and community engagement. Join us in creating a dynamic retail experience! Contact us today to discover the perfect leasing opportunity for your business.

## Summary

**Available Size:** 916 - 7,700 SF

**Cross Streets:** Pontiac Lake Road & Highland Road (M-59)

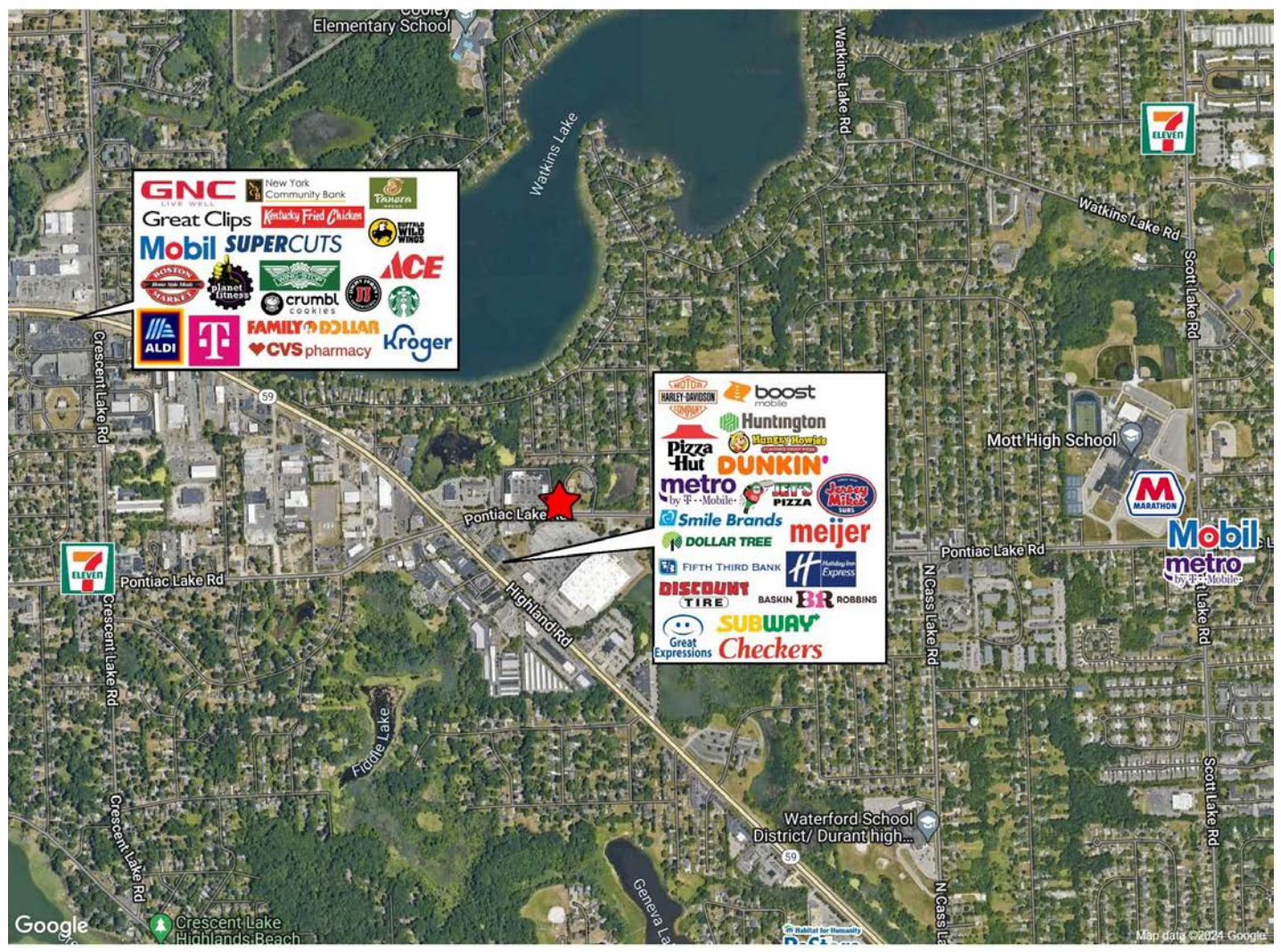
**Lease Rate:** Contact Agent



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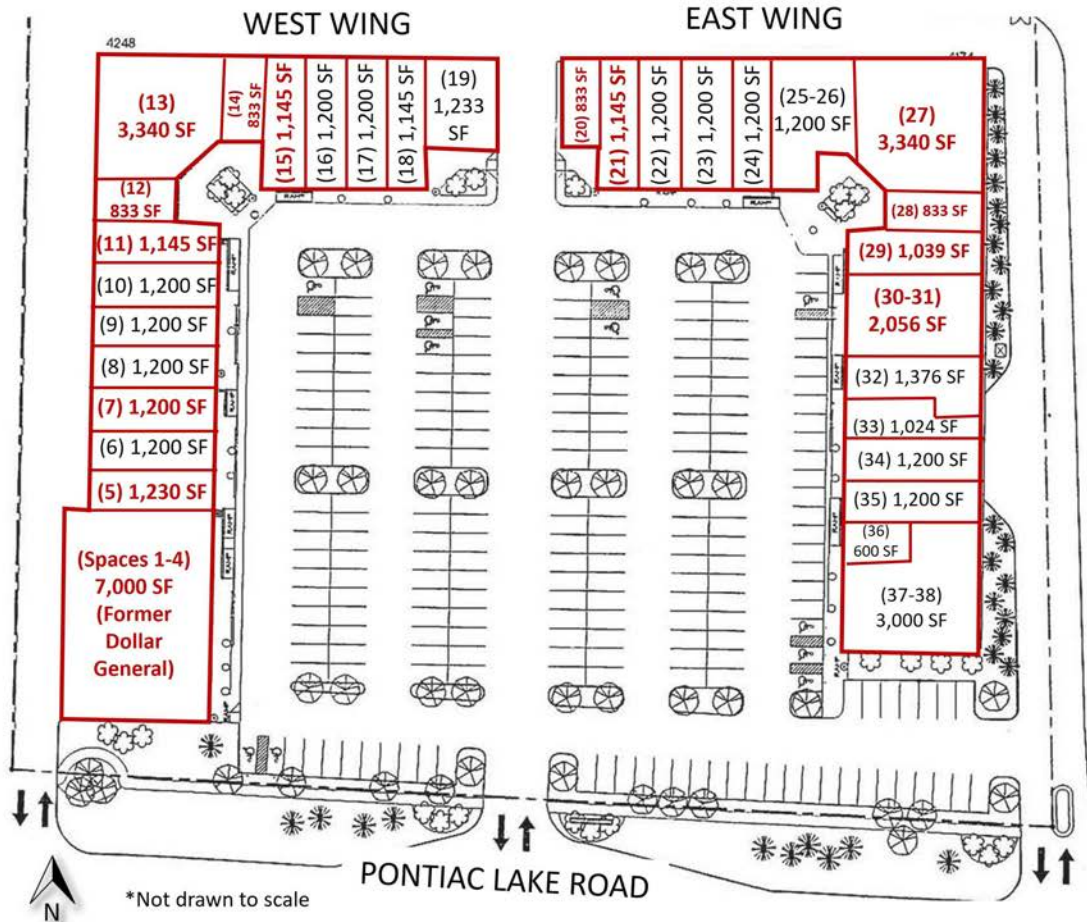






# Pine Tree Plaza

## Waterford, MI



### WEST WING

- 1. VACANT – Former DG
- 2. VACANT – Former DG
- 3. VACANT – Former DG
- 4. VACANT – Former DG
- 5. VACANT – Former Restaurant
- 6. JETS PIZZA
- 7. VACANT
- 8 & 9. SALON CENTRIC
- 10. INTUITIVE TECHNOLOGIES
- 11. VACANT
- 12. VACANT
- 13. VACANT
- 14. VACANT
- 15. VACANT
- 16. BALANCED BY THE MOON
- 17 & 18. GREAT EXPRESSIONS DENTAL CARE
- 19. KK THAI PEPPER RESTAURANT

### EAST WING

- 20. VACANT
- 21. VACANT
- 22. ADVANCED PAIN CENTER
- 23. D.D.S
- 24. BELTONE HEARING
- 25 & 26. HOME & FAMILY VALUE STORE
- 27. VACANT
- 28. VACANT
- 29. VACANT
- 30. VACANT
- 31. VACANT
- 32. PINE TREE MEDICAL CENTER
- 33. T-MOBILE
- 34. STATE FARM
- 35. BLUE MOON BODY WAXING & SPA
- 36. EZ TAX SERVICE
- 37 & 38. LA MARS



4176 Pontiac Lake Rd Waterford Twp, MI 48328	1 mi radius	3 mi radius	5 mi radius
<b>Population</b>			
2023 Estimated Population	6,693	63,161	156,539
2028 Projected Population	6,532	60,141	153,735
2020 Census Population	6,724	63,441	158,216
2010 Census Population	6,698	62,688	155,402
Projected Annual Growth 2023 to 2028	-0.5%	-1.0%	-0.4%
Historical Annual Growth 2010 to 2023	-	-	-
2023 Median Age	39.2	39.3	39.4
<b>Households</b>			
2023 Estimated Households	2,969	26,555	64,754
2028 Projected Households	2,883	25,135	63,328
2020 Census Households	2,988	26,706	64,643
2010 Census Households	2,860	25,577	61,441
Projected Annual Growth 2023 to 2028	-0.6%	-1.1%	-0.4%
Historical Annual Growth 2010 to 2023	0.3%	0.3%	0.4%
<b>Race and Ethnicity</b>			
2023 Estimated White	77.8%	74.2%	68.4%
2023 Estimated Black or African American	9.6%	12.8%	16.3%
2023 Estimated Asian or Pacific Islander	3.5%	3.7%	4.3%
2023 Estimated American Indian or Native Alaskan	0.2%	0.3%	0.4%
2023 Estimated Other Races	8.8%	9.1%	10.7%
2023 Estimated Hispanic	9.9%	9.8%	12.0%
<b>Income</b>			
2023 Estimated Average Household Income	\$118,181	\$107,366	\$111,067
2023 Estimated Median Household Income	\$67,586	\$77,467	\$81,779
2023 Estimated Per Capita Income	\$52,438	\$45,531	\$46,184
<b>Education (Age 25+)</b>			
2023 Estimated Elementary (Grade Level 0 to 8)	1.4%	2.5%	2.9%
2023 Estimated Some High School (Grade Level 9 to 11)	7.0%	6.4%	6.7%
2023 Estimated High School Graduate	28.9%	28.1%	26.1%
2023 Estimated Some College	25.1%	23.4%	22.2%
2023 Estimated Associates Degree Only	9.5%	10.1%	9.0%
2023 Estimated Bachelors Degree Only	19.8%	19.5%	21.0%
2023 Estimated Graduate Degree	8.3%	10.1%	12.1%
<b>Business</b>			
2023 Estimated Total Businesses	277	2,189	5,579
2023 Estimated Total Employees	2,404	19,620	50,338
2023 Estimated Employee Population per Business	8.7	9.0	9.0
2023 Estimated Residential Population per Business	24.1	28.9	28.1

