

**16906 E 9 Mile Road, Eastpointe, Michigan 48021-2449**

MLS#: **20261028497**  
 P Type: **Real Estate Only**  
 Status: **Active**

Area: **03161 - Eastpointe**  
 DOM: **N/2/2**

Short Sale: **No**  
 Trans Type: **Sale**  
**ERTS/FS**

LP: **\$165,000**  
 OL: **\$165,000**

Location Information

County: **Macomb**  
 City: **Eastpointe**  
 Mailing City: **Eastpointe**  
 School Dist: **Eastpointe Community Schools**  
 Location: **Nine Mile**  
 Directions: **Nine Mile**

Side of Str:

Lot Information

Acres: **0.07**  
 Rd/Wtr Frt Ft: **24 /**  
 Lot Dim: **23.82X120**

General Information

Year Blt/Rmd: **1925/2023**  
 #Units/ % Lsd: **/ -%**

# Loft Units:  
 # Eff/Std Units:  
 # 1 BR Units:  
 # 2 BR Units:  
 # 3 BR Units:  
 # 4 BR Units:  
 Encroachments:

Business Information

Zoning: **Commercial, Office**  
 Current Use: **Convenience Store, Medical/Dental, Office, Service, Restaurant, Retail, Vacant**  
 Bus Type: **Medical, Other, Office, Retail, Wholesale**

Licenses:  
 Rent Incl:  
 Inv List:  
 Inv Incl: **No**  
 APOD Avail:

Zone Conform:  
 Rent Cert'd:  
 Restrictions:

Income and Expenses

Monthly Sales:  
 Annl Net Inc: **0**  
 Annl Gross Inc: **0**  
 Annl Oper Exp: **0**

Access To / Distance To

Interstate:  
 Railroad:  
 Airport:  
 Waterway:

Square Footage

Est Sqft Ttl: **1,300** (LP/SqFt: \$126.92)  
 Est Sqft Main: **1,300**  
 Est Sqft Ofc:  
 Sqft Source: **Estimated**

Recent CH: **04/25/2026 : New : ->ACTV**Listing Information

Listing Date: <b>04/25/2026</b>	Off Mkt Date:	Pending Date:	BMK Date:
Listing Exemptions:	Protect Period: <b>180</b>	ABO Date:	Contingency Date:
Exclusions:		Possession: <b>At Close</b>	
Terms Offered: <b>Cash, Contract, Conventional, Warranty Deed</b>		MLS Source: <b>REALCOMP</b>	Originating MLS# <b>20261028497</b>
Access: <b>Appointment/LockBox</b>		LB Location: <b>Gas Meter</b>	
LC Down Pay: <b>\$100,000</b>	LC Int Rate: <b>7.5</b>		
LC Payment: <b>\$1,500</b>	LC Term: <b>36</b>		

Features

Arch Level: <b>1 Story</b>	Exterior: <b>Brick</b>
Foundation: <b>Slab</b>	Foundation Mtrl:
Accessibility:	
Fencing:	
Heating Fuel: <b>Natural Gas</b>	Heating: <b>Forced Air</b>
Wtr Htr Fuel: <b>Natural Gas</b>	Plant Heating:
Water Source: <b>Public (Municipal)</b>	Office Heating:
	Sewer: <b>Sewer (Sewer-Sanitary)</b>

Unit Information

Unit Type	Baths	Lavs	Square Ft	Furnished	# of Unit Type	Rent
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Legal/Tax/Financial

Property ID: <b>1431229002</b>	Ownership: <b>Standard (Private)</b>
Tax Summer: <b>\$3,363</b>	Oth/Sp Assmnt:
SEV: <b>50,400.00</b>	Existing Lease: <b>Yes</b>
Legal Desc: <b>HALFWAY CITY NO 1 W 9.33 FT OF LOT 300 &amp; E 14.49 FT OF LOT 301 LIBER 5, PAGE 3</b>	Occupant: <b>Vacant</b>
Subdivision: <b>Halfway City # 01</b>	

Agent/Office/Contact Information

Listing Office: <b>EXP Realty Main</b>	List Ofc Ph: <b>(888) 501-7085</b>
Listing Agent: <b>FADI DABAJA</b>	List Agt Ph: <b>(313) 600-6189</b>
Co-List Agent: <b>JAY NAIM</b>	Co-List Agt Ph: <b>(313) 571-6581</b>
Contact Name: <b>FADI OR JAY</b>	Contact Phone: <b>(313) 600-6189</b>

Remarks

Public Remarks: **Position your business in a high-visibility Eastpointe corridor with this versatile approximately 1,300 sq ft commercial building located on busy E 9 Mile Road. This brick one-story property offers strong street presence, large front display windows, updated interior spaces, central air, forced heat, public water/sewer, alley access, and convenient street parking. Zoned Commercial/Office, the flexible layout supports a wide range of uses including retail, office, salon/barber, medical, service business, boutique fitness, convenience store, restaurant/takeout, professional practice, or specialty showroom. Interior includes multiple finished rooms that can function as offices, treatment rooms, storage, private workspaces, or creative studio areas. Surrounded by established businesses, dense residential neighborhoods, and steady daily traffic, this location offers excellent signage exposure and easy customer access. Ideal for owner-users seeking an affordable headquarters or investors looking for a value-add commercial asset in a growing market. Rare opportunity to own an updated storefront on one of Macomb County's busiest commercial corridors with endless potential. Land Contract Available!**

REALTOR® Remarks: **Position your business in a high-visibility Eastpointe corridor with this versatile approximately 1,300 sq ft commercial building located on busy E 9 Mile Road. This brick one-story property offers strong street presence, large front display windows, updated interior spaces, central air, forced heat, public water/sewer, alley access, and convenient street parking. Zoned Commercial/Office, the flexible layout supports a wide range of uses including retail, office, salon/barber, medical, service business, boutique fitness, convenience store, restaurant/takeout, professional practice, or specialty showroom. Interior includes multiple finished rooms that can function as offices, treatment rooms, storage, private workspaces, or creative studio areas. Surrounded by established businesses, dense residential neighborhoods, and steady daily traffic, this location offers excellent signage exposure and easy customer access. Ideal for owner-users seeking an affordable headquarters or investors looking for a value-add commercial asset in a growing market. Rare opportunity to own an updated storefront on one of Macomb County's busiest commercial corridors with endless potential. Land Contract Available!**

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