

FULLY LEASED NEW DEVELOPMENT

12730 WEST 7 MILE ROAD, DETROIT, MI 48235

FOR SALE



KATHLEEN SIMOS

248.406.1761

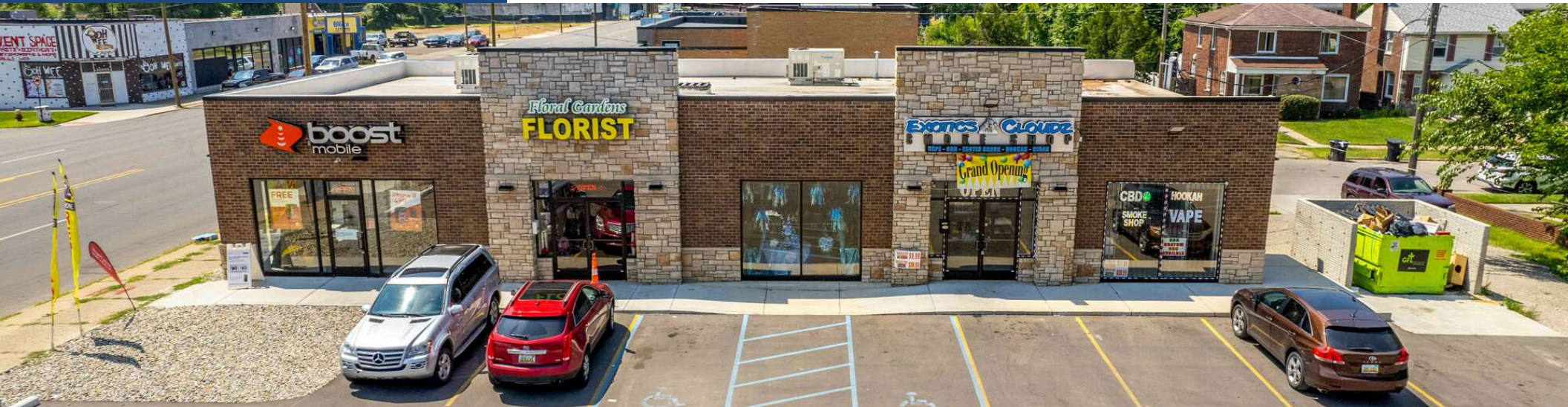
ksimos@keystonecres.com



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ADDITIONAL PHOTOS



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EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	\$930,000
Building Size:	3,563 SF
Number of Units:	3
Cap Rate:	8.66%
NOI:	\$80,518

LOCATION OVERVIEW

- Fully leased new development for sale
- Located on 7 Mile & Meyers
- All tenants have at least 5-7 years remaining with full personal/corporate guaranties.

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SITE PLAN



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TRADE AERIAL



Map data ©2023 Imagery ©2023 Airbus, CNES / Airbus, Landsat / Copernicus, Maxar Technologies, Sanborn, U.S. Geological Survey, USDA/FPAC/GEO

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DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	25,007	170,691	398,204
Average Age	41.9	39.3	38.9
Average Age (Male)	36.5	36.5	36.7
Average Age (Female)	43.5	41.4	40.7
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	11,920	83,539	206,163
# of Persons per HH	2.1	2.0	1.9
Average HH Income	\$49,989	\$49,008	\$50,069
Average House Value	\$72,461	\$98,820	\$110,089
RACE	1 MILE	3 MILES	5 MILES
Total Population - White	165	22,912	96,407
Total Population - Black	23,320	138,754	279,406
Total Population - Asian	263	1,739	4,050
Total Population - Hawaiian	0	4	38
Total Population - American Indian	50	452	1,261
Total Population - Other	898	2,223	4,760

2020 American Community Survey (ACS)

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B R O K E R



KATHLEEN SIMOS

Senior Advisor

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