

Colliers

Greiner Street

Schoenherr Street

260'

1.03
Acres

235'

Gratiot Avenue

255'

135'

E McNichols Road

PRICE REDUCED!

Asking Price:

\$499,000

CONTACT US

BEN AND BENJI
COLLIERS DETROIT REAL ESTATE



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Colliers Detroit

400 W 4th Street, Suite 350

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FOR SALE

1.03 Acres of Land

13715 Gratiot Avenue
Detroit, MI

Property Highlights

- \$499,000, or Best Offer – Motivated Seller
- Parcel ID: W21/I029026S
- B-4: General Business District - [Municipal Code](#)
- Access from Gratiot Avenue, East McNichols, and Greiner Street
- Land Lease Possible
- Potential Drive-Through Site
- Taxes: ~\$7,850/year

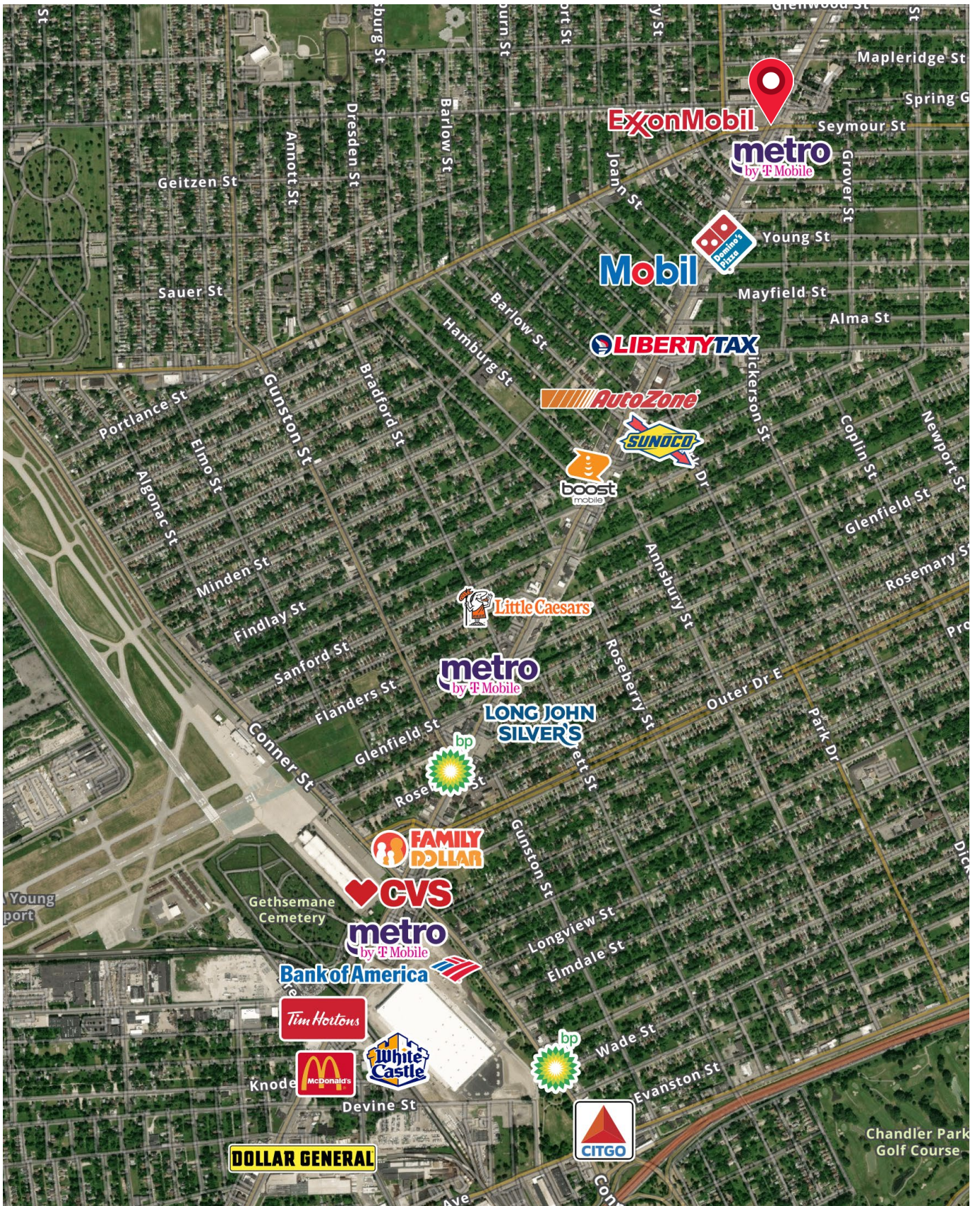
OFFICE AVAILABLE FOR SALE

Colliers

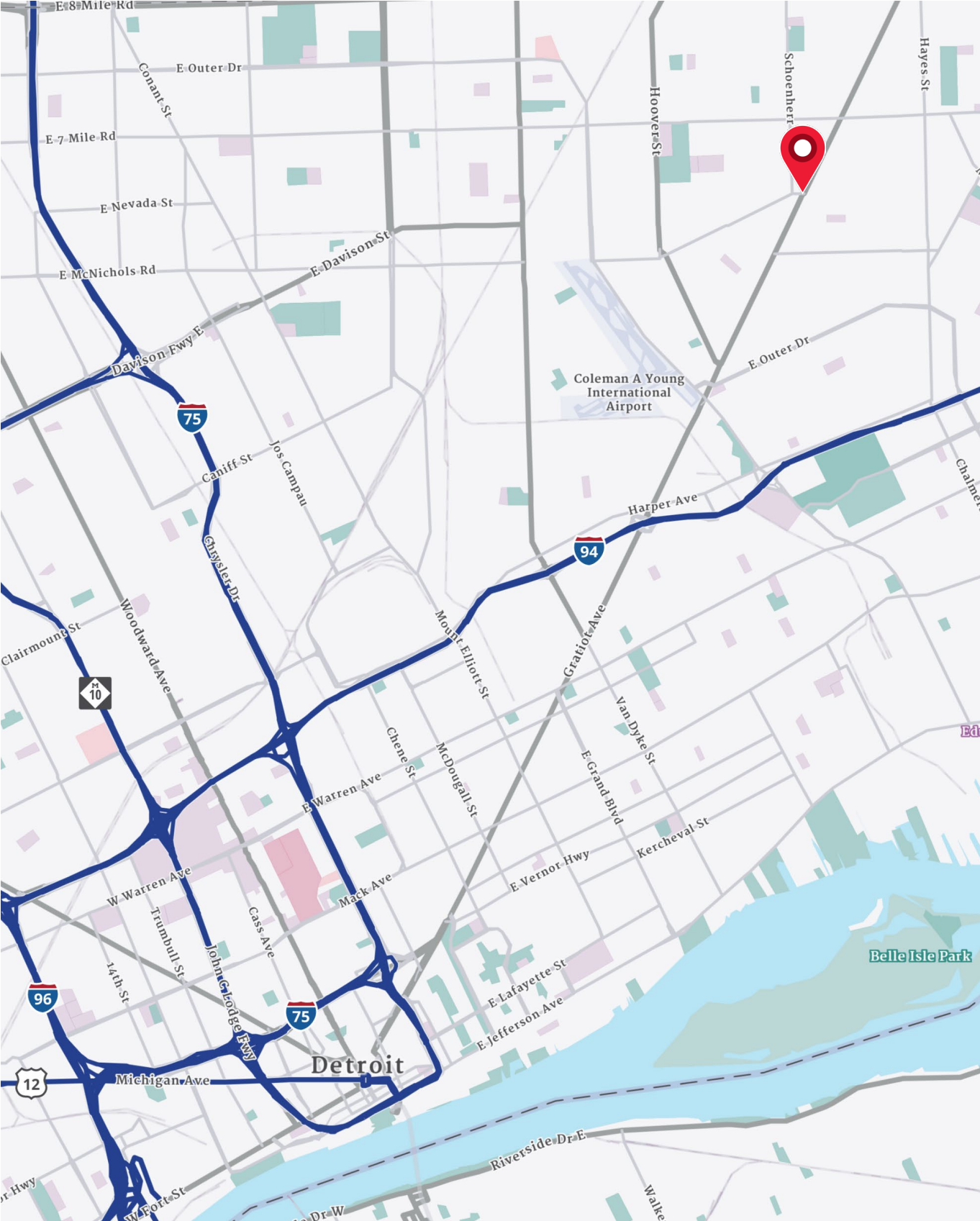
Property Aerial



Merchant Map



Location Map



Demographics

CURRENT YEAR SUMMARY	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Total Population	11,750	127,231	362,481
Total Households	4,234	46,840	138,257
Total Family Households	2,733	29,618	85,144
Average Household Size	2.77	2.70	2.60
Median Age	34.4	34.8	36.9
Population Age 25+	7,430	81,182	240,809
2010 – 2020 Population: Annual Growth Rate (CAGR)	-4.08%	-1.60%	-0.70%
2020 – 2023 Population: Annual Growth Rate (CAGR)	-0.45%	-0.38%	-0.39%
5 YEAR PROJECTED TRENDS: ANNUAL RATE			
Population	-0.40%	-0.27%	-0.25%
Households	-0.06%	0.03%	0.02%
Families	-0.24%	-0.17%	-0.18%
Median Household Income	1.12%	2.18%	2.32%
CURRENT YEAR POPULATION BY SEX			
Male Population / % Male	5,830 / 49.6%	61,405 / 48.3%	177,743 / 49.0%
Female Population / % Female	5,920 / 50.4%	65,826 / 51.7%	184,738 / 51.0%
INCOME & HOUSEHOLDS SUMMARY			
Median Household Income	\$41,601	\$44,022	\$53,958
Average Household Income	\$48,724	\$56,349	\$77,718
Per Capita Income	\$17,436	\$20,813	\$29,731
SUMMARY BUSINESS DATA			
Total Businesses	239	2,538	9,030
Total Daytime Population	8,965	105,456	328,014
Daytime Population: Workers	1,872	26,514	109,508
Daytime Population: Residents	7,093	78,942	218,506

Data Notes:

- Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption.
- Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.
- Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.



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