

20,750 SF
RETAIL



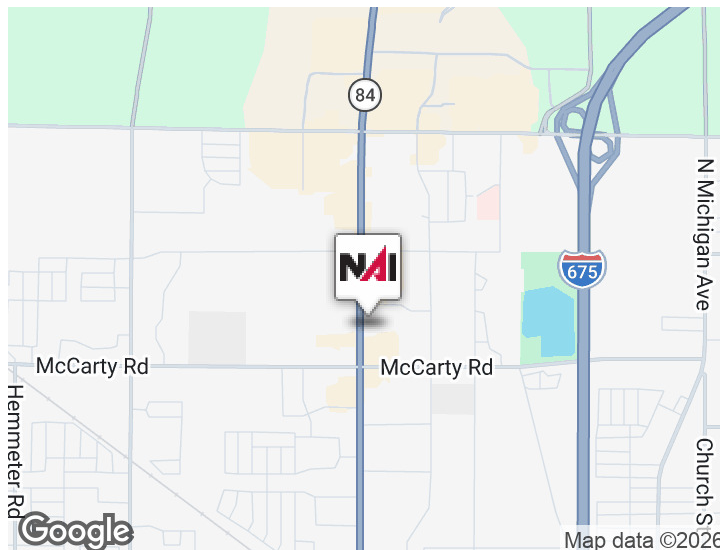
FOR SALE



4150 Bay Road
Saginaw, MI 48603

Property Highlights

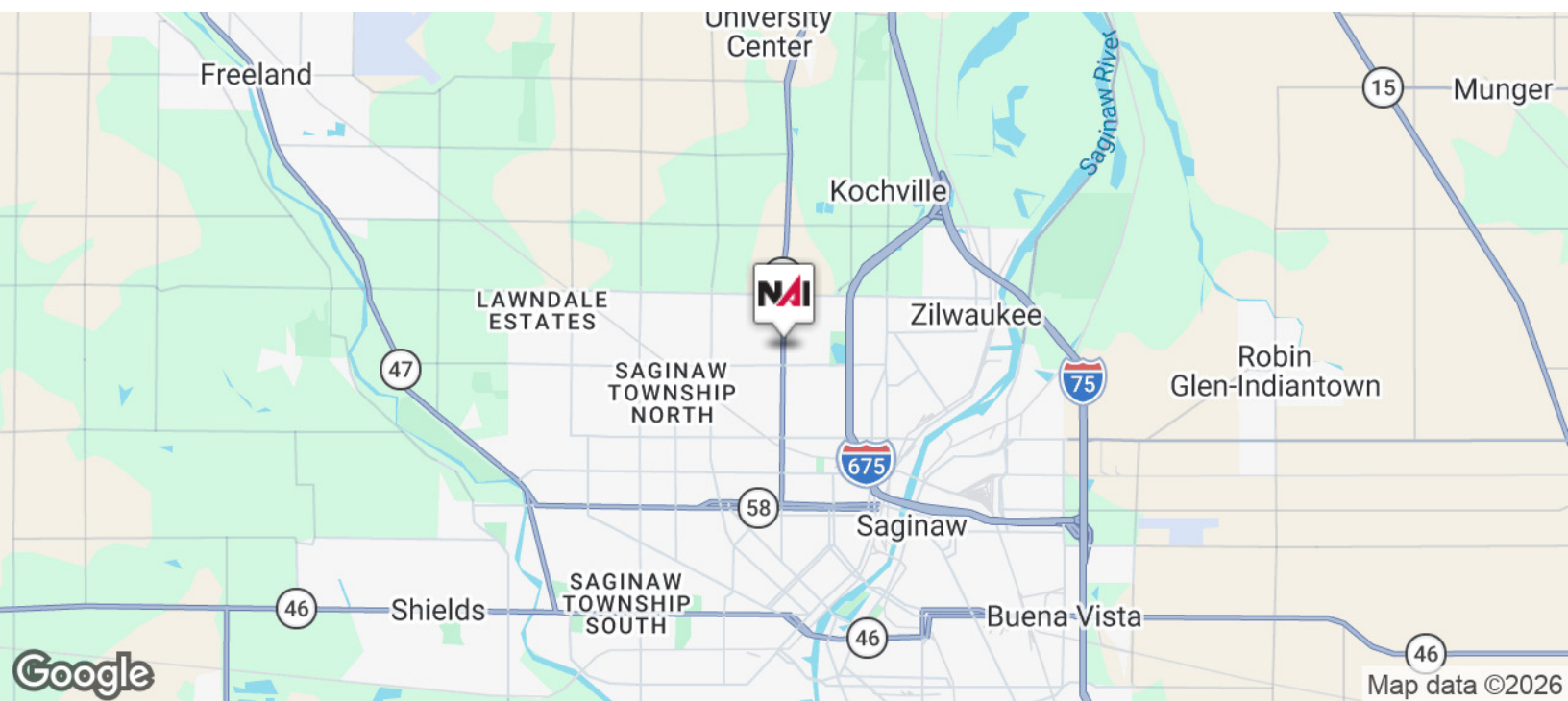
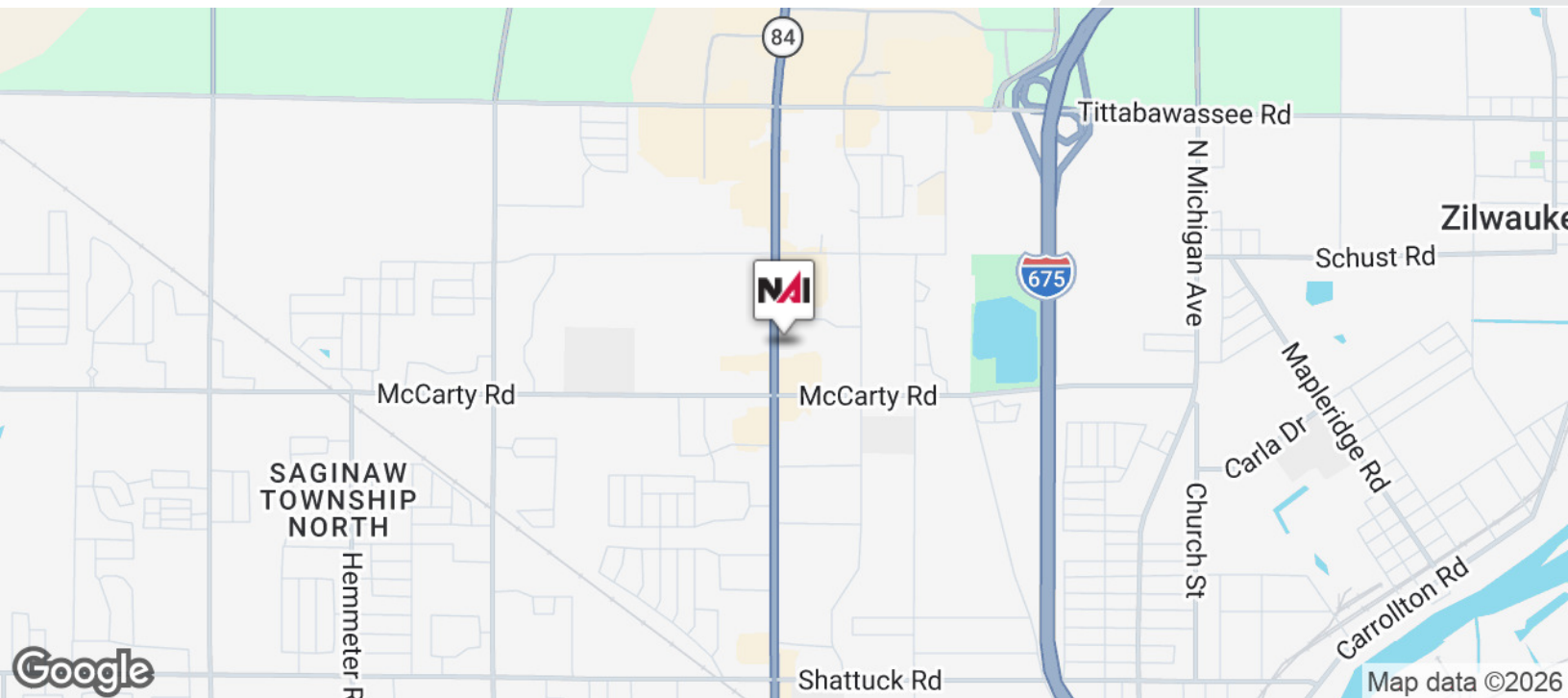
- 20,750 SF on 1.69 AC
- Well-maintained retail building optimized for single-tenant occupancy
- Excellent Frontage on Bay Road
- Flexible Layout
- Monument Signage and Building Signage Possible
- Defined customer entry paired with contemporary lighting package
- Ample Parking
- Major Retail Corridor in Saginaw, MI
- B-3 Zoning
- Nearby Tenants include: Meijer, TJ Maxx, Home Goods, Ulta Beauty and many more



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Commercial Real Estate Services, Worldwide.

www.naifarbman.com

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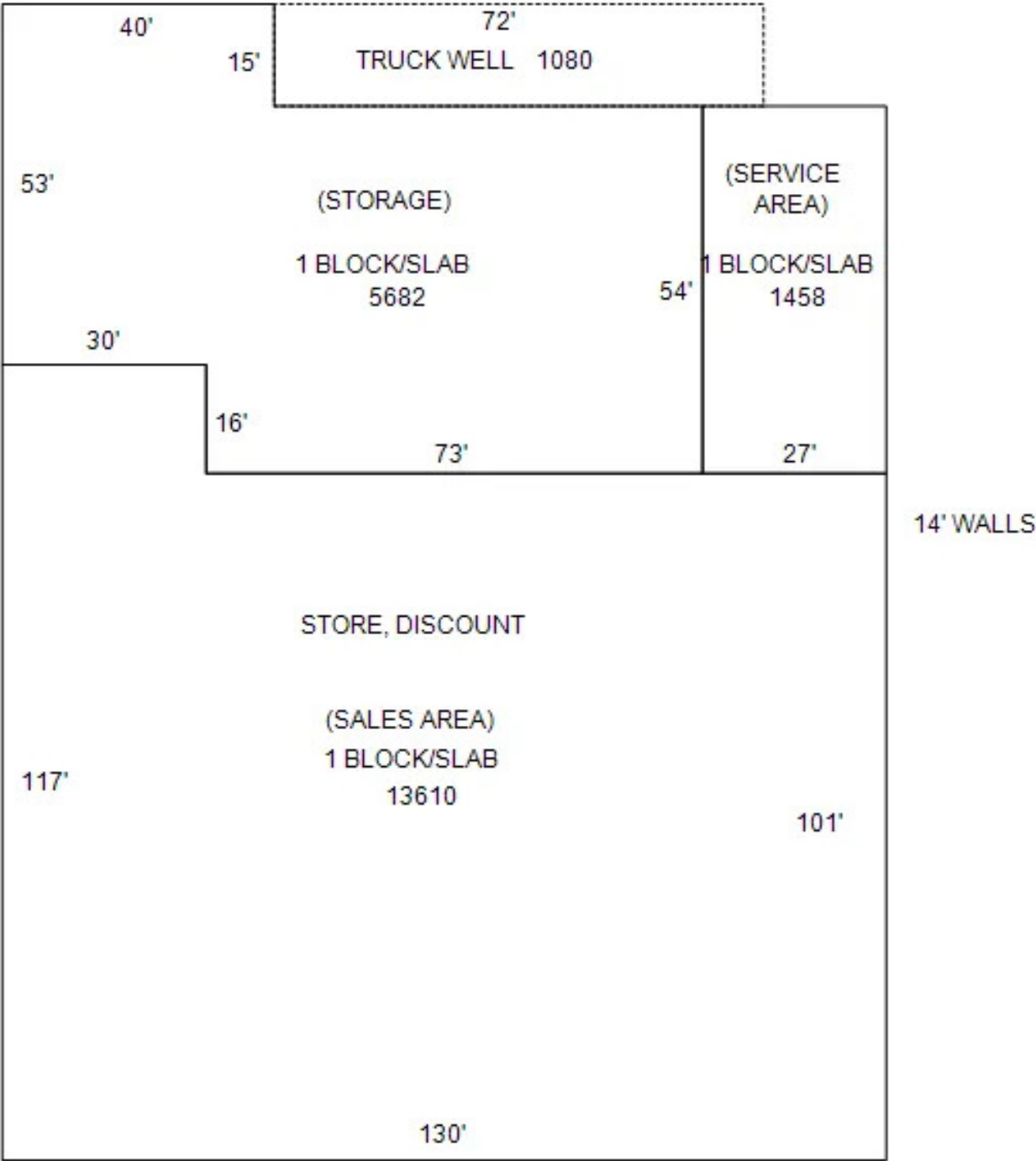
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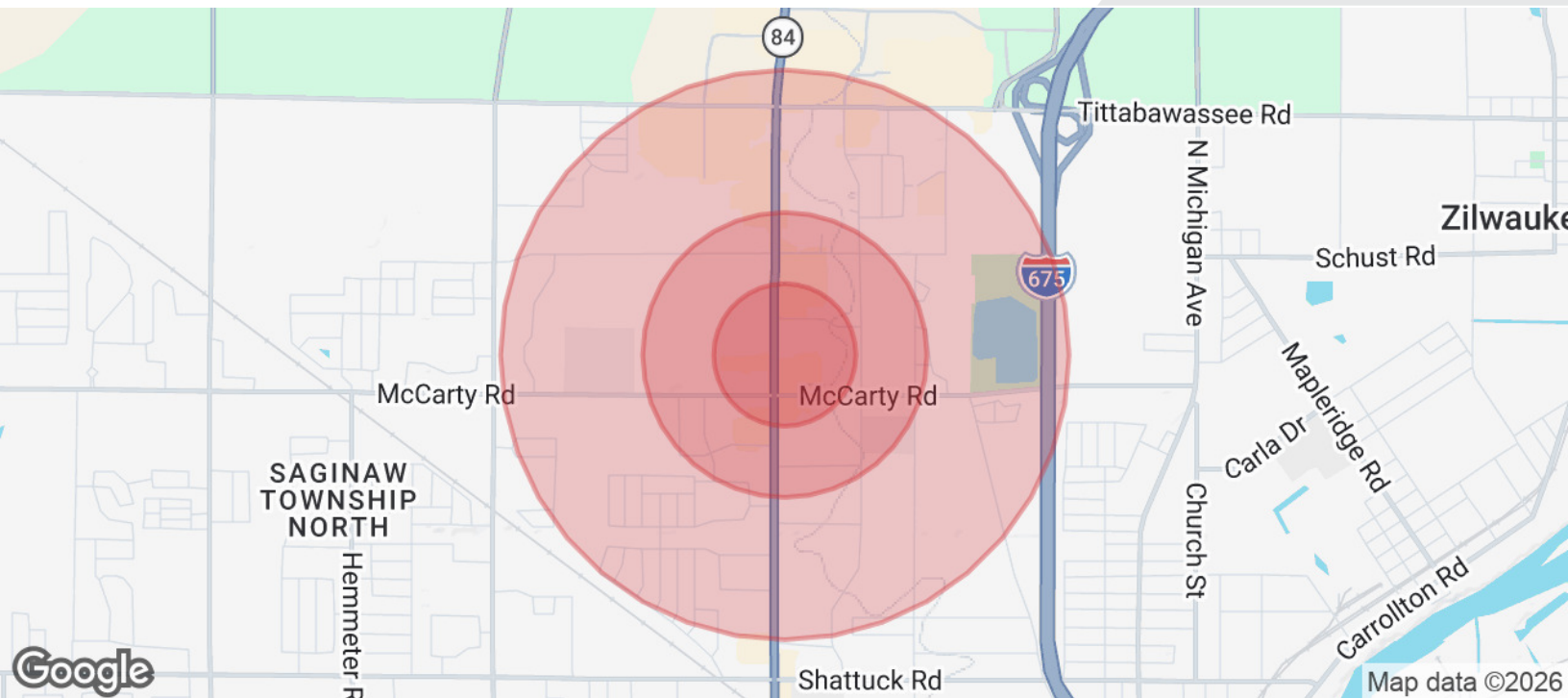
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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	206	922	3,842
Average Age	35.3	34.5	34.4
Average Age (Male)	35.6	34.1	33.3
Average Age (Female)	34.8	34.1	34.1
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total Households	95	426	1,762
# of Persons per HH	2.2	2.2	2.2
Average HH Income	\$70,577	\$66,783	\$65,281
Average House Value	\$181,547	\$166,422	\$160,788

2023 American Community Survey (ACS)



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