

Retail | For Sale

CBRE

Former Bank Branch

4,278 SF

1310 S Rochester Road
Rochester Hills, MI 48307

Join Total Wine, ALDI, Dick's Sporting Goods, Burlington, and more!



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Property Highlights

- + Second generation bank branch equipped with drive-thru and basement
- + Located on S Rochester Road with traffic counts exceeding 36,000 vehicles per day
- + Ample parking
- + No restrictions against financial institutions
- + Nearby retailers include ALDI, Home Depot, Total Wine, Dick's Sporting Goods, Marshalls, Lifetime Fitness, and many more
- + Zoning: CB - Community Business District ([Link to zoning](#))
- + **Sale Price: \$1,300,000**

Macro Aerial



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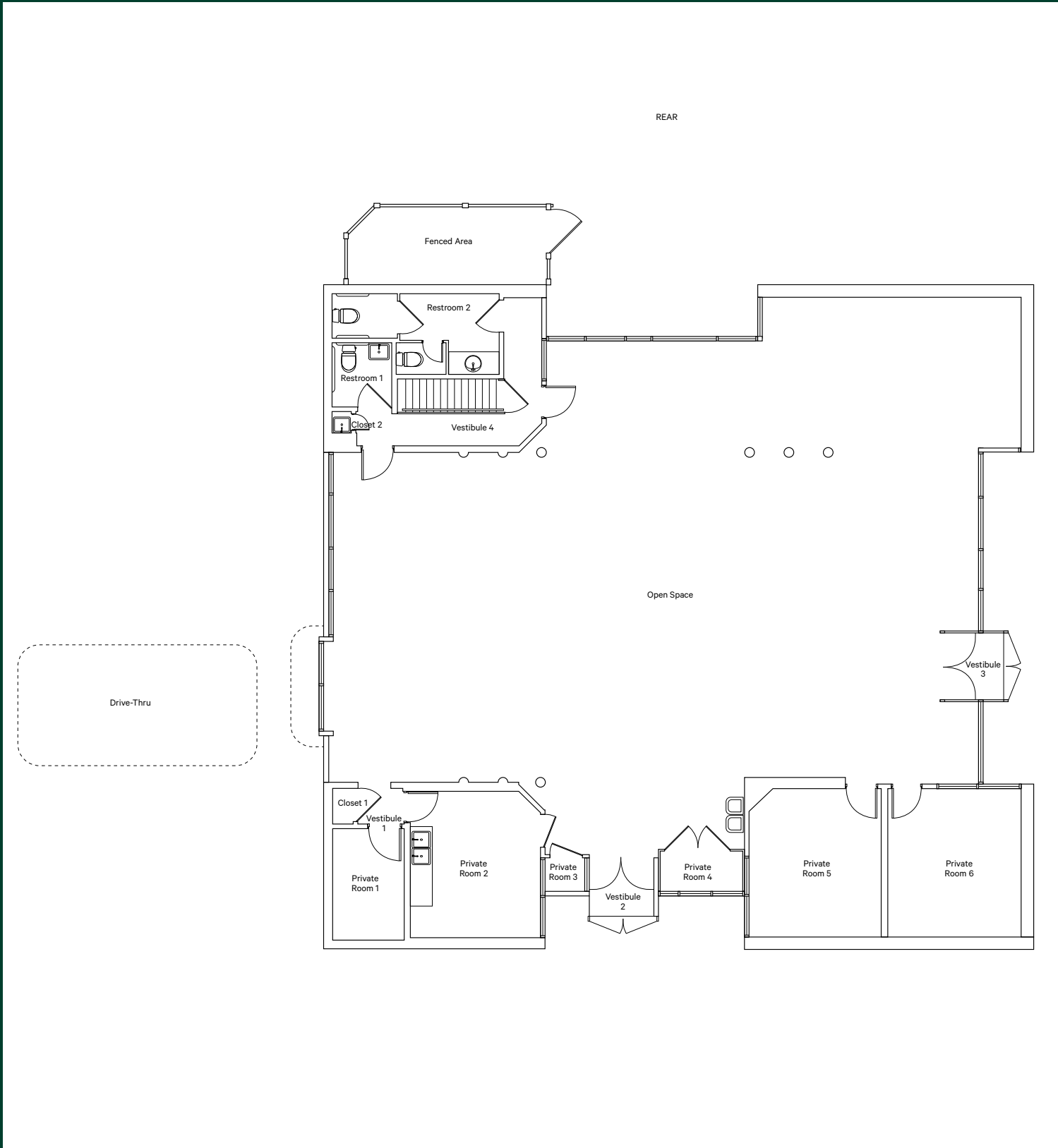
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Micro Aerial



2025 Demographics	1 Mile	3 Miles	5 Miles
Population	12,443	71,448	178,787
Number of Households	5,314	31,695	75,494
Average Household Size	2.38	2.37	2.43
Average Household Income	\$127,213	\$140,783	\$147,517
Daytime Population	10,872	73,352	180,314

Floor Plan



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Property Photos



Contact Us

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