

FOR LEASE

HIGHLAND LAKES SHOPPING CENTER

42925-43291 7 MILE RD, NORTHVILLE, MI 48167



ECODE

#931

PROPERTY DETAILS

LOCATION:	42925-43291 7 Mile Rd, Northville, MI 48167
PROPERTY TYPE:	Shopping Center
RENT:	Contact Broker
NNN EXPENSE:	\$5.00/SF
AVAILABLE SPACE:	1,600 SF (Turn-key Salon) 1,600 SF 1,880 SF 5,000 SF 6,400 SF 11,000 SF 20,000-30,000 SF
TRAFFIC COUNT:	7 Mile Rd (14,312 CPD) S Main St (8,064 CPD)

EXCLUSIVELY LISTED BY:



**ANDREW C.
LUCKOFF**

Director
aluckoff@landmarkcres.com
248 488 2620



**ANTHONY J.
VITALE**

Director
avitale@landmarkcres.com
248 488 2620

CONTACT BROKER

\$5.00/SF

RENT

NNN

TENANT ROSTER



HIGHLIGHTS

- Excellent location in one of SE Michigan's highest-income and most desirable submarkets
- Situated between the upscale downtown Northville and the major freeway artery, I-275
- Walking distance from the new and exciting 400+ luxury housing site of the former Northville Downs Racetrack.
- Small shop inline space available located in the primary shopping center
- 1,600 SF Turn-key salon
- Seeking grocery anchor in 20,000-30,000 SF

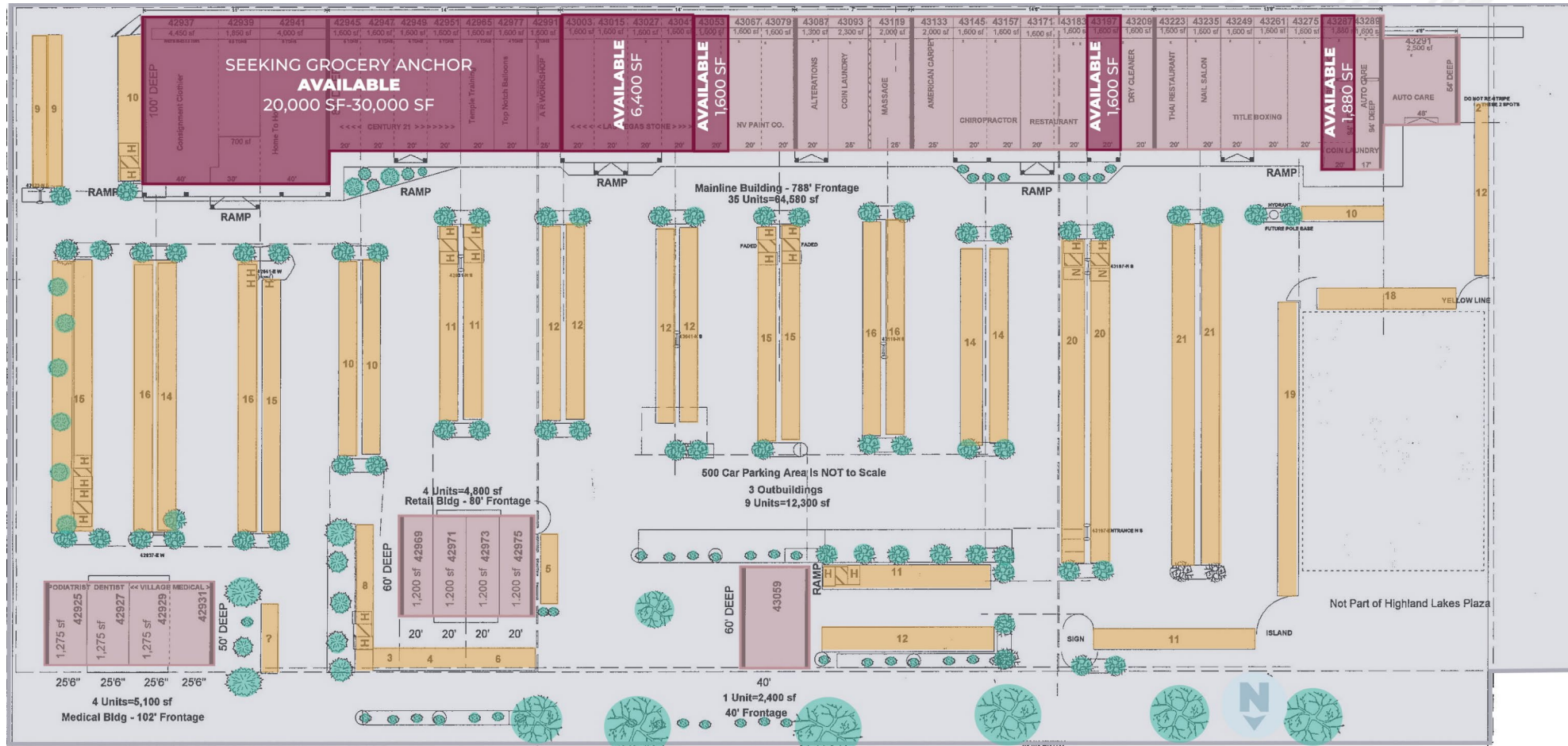
MICRO AERIAL



MACRO AERIAL



EXISTING SITE PLAN



CONCEPT SITE PLAN



1 RETAIL 20-30K SF SEEKING GROCERY ANCHOR 1,880 SF 2- 1,600 SF & 6,400 SF	2 MEDICAL/OFFICE BUILDING LEASED	3 RETAIL	4 REDEVELOPMENT 2,400 SF BUILDING - OR - ±0.80 AC GROUND LEASE OUTLOT LEASED	5 REDEVELOPMENT ±0.50 AC GROUND LEASE OUTLOT
--	---	--	---	---

NORTHWEST VIEW



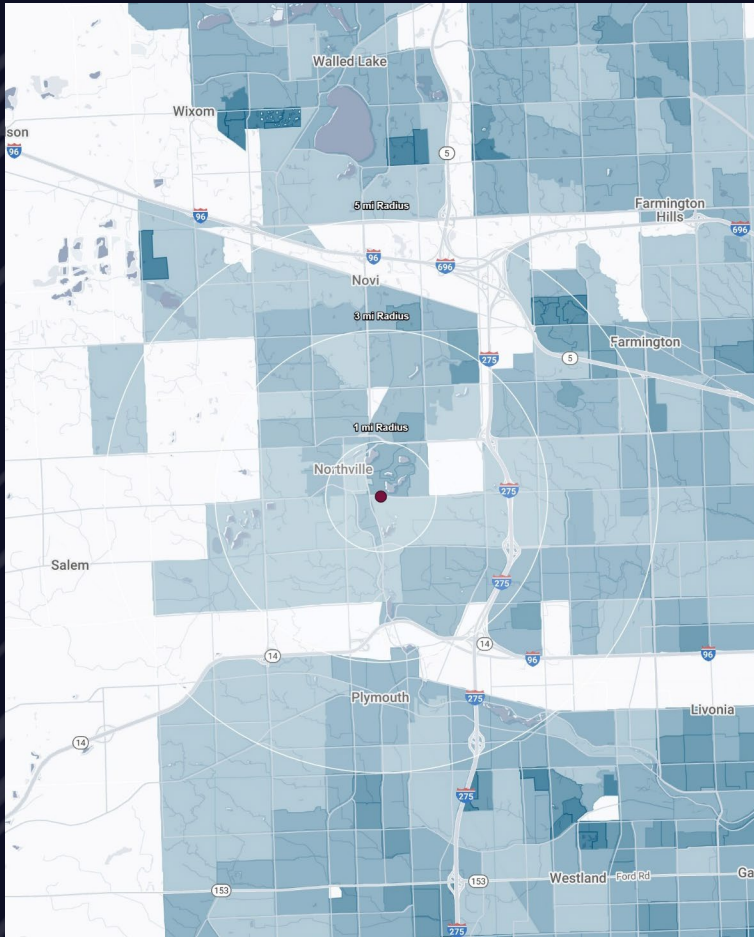
EAST VIEW



SOUTH VIEW



DEMOGRAPHICS



HIGHLAND LAKES SHOPPING CENTER

42925-43291 7 Mile Rd, Northville, MI 48167

DEMOGRAPHICS

POPULATION

	1 MILE	3 MILE	5 MILE
2025 Estimated Population	8,359	62,504	164,829
2030 Projected Population	8,160	62,263	162,934
2020 Census Population	8,222	62,700	168,518
2010 Census Population	7,949	60,076	157,884
Projected Annual Growth 2025 to 2030	-0.5%	-	-0.2%
Historical Annual Growth 2010 to 2025	0.3%	0.3%	0.3%

HOUSEHOLDS

2025 Estimated Households	4,184	26,331	69,372
2030 Projected Households	4,123	26,475	69,219
2020 Census Households	4,227	26,249	70,050
2010 Census Households	4,001	25,054	65,161
Projected Annual Growth 2025 to 2030	-0.3%	0.1%	-
Historical Annual Growth 2010 to 2025	0.3%	0.3%	0.4%

RACE

2025 Est. White	73.3%	74.1%	71.6%
2025 Est. Black	8.1%	6.2%	7.0%
2025 Est. Asian or Pacific Islander	13.1%	14.8%	16.6%
2025 Est. American Indian or Alaska Native	-	0.1%	0.1%
2025 Est. Other Races	5.4%	4.8%	4.6%

INCOME

2025 Est. Average Household Income	\$145,016	\$176,567	\$161,777
2025 Est. Median Household Income	\$103,799	\$136,637	\$125,462
2025 Est. Per Capita Income	\$72,592	\$74,452	\$68,168

BUSINESS

2025 Est. Total Businesses	472	3,264	9,289
2025 Est. Total Employees	3,354	53,118	141,602

CONTACT US



**ANDREW C.
LUCKOFF**

Director

aluckoff@landmarkcres.com

248 488 2620



**ANTHONY J.
VITALE**

Director

avitale@landmarkcres.com

248 488 2620

LANDMARK
COMMERCIAL ▲ REAL ESTATE ▲ SERVICES

30500 Northwestern Hwy, Suite 200
Farmington Hills, MI 48334
248.488.2620
landmarkcres.com

LANDMARK COMMERCIAL REAL ESTATE SERVICES – Licensed Real Estate Brokers. The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates are used for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction, the suitability of the property for your needs.