

LIVE / WORKSPACE FOR SALE or LEASE



3619 Chene Street

Detroit, MI 48207

**Insite**
COMMERCIAL

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Legal questions from the prospective purchaser/investor/tenant should be discussed with an attorney. Tax questions from the prospective purchaser/investor/tenant should be discussed with a certified public accountant or tax attorney. Title questions from the prospective purchaser/investor/tenant should be discussed with a title officer or attorney. Questions from the prospective purchaser/investor/tenant regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by Insite Commercial in compliance with all applicable fair housing and equal opportunity laws.



PROPERTY SUMMARY

Location: 3619 Chene Street
Detroit, MI 48207

Total Building Size: +/-2,600 SF, 3-story building

Layout: 1st Floor: Workspace – **For Lease**
2nd Floor: Living Space
3rd Floor: Workspace & Living Space w/ Balcony

For Lease Space: 1,500 SF

Sale Price: \$475,000

Lease Rate: \$3,000 per month for 1st floor

Zoned: B-4 General Business

Lot Size: 0.72 acres

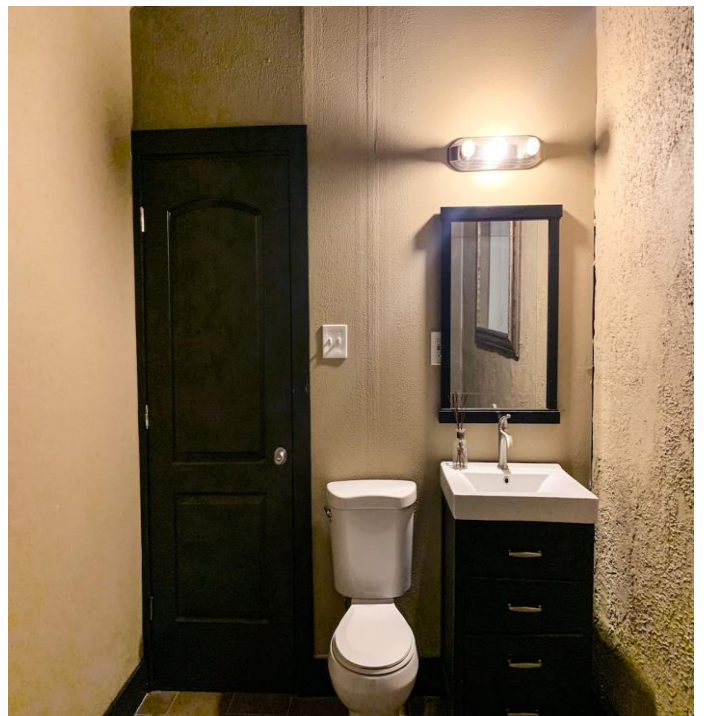
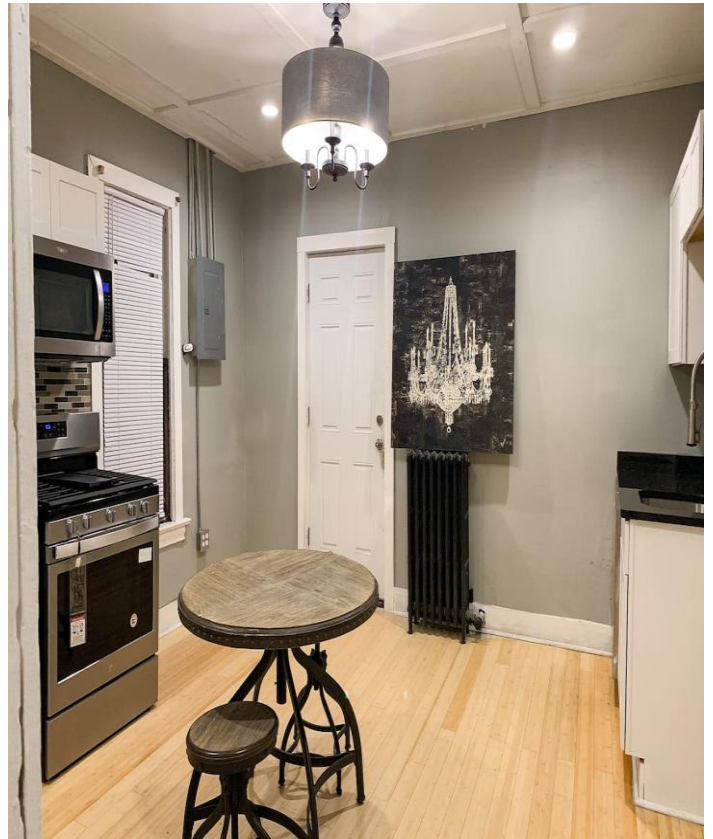
Demographics with 5 Mile Radius 2019:

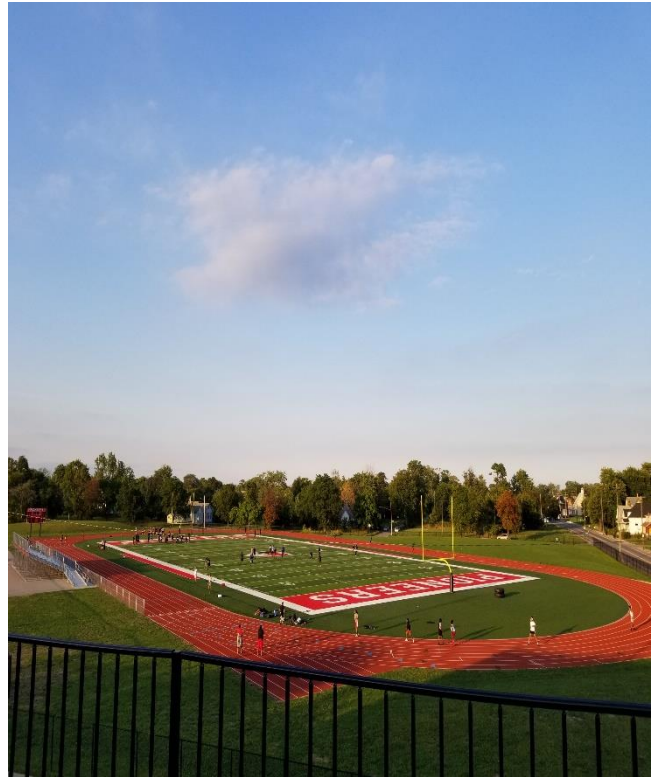
Population:	237,092 persons
Households:	102,539 HH
Avg. HH Income:	\$41,041 USD
Traffic Count:	7,990 VPD – Mack 3,754 VPD – Chene

Comments: Property is located within a Federally-approved Opportunity Zone! This is a great opportunity in Detroit, within minutes from Eastern Market and Downtown! Fully remodeled and updated throughout, this building is a great opportunity for a work/live space. Current owner is renting out as Airbnb for \$490/night.

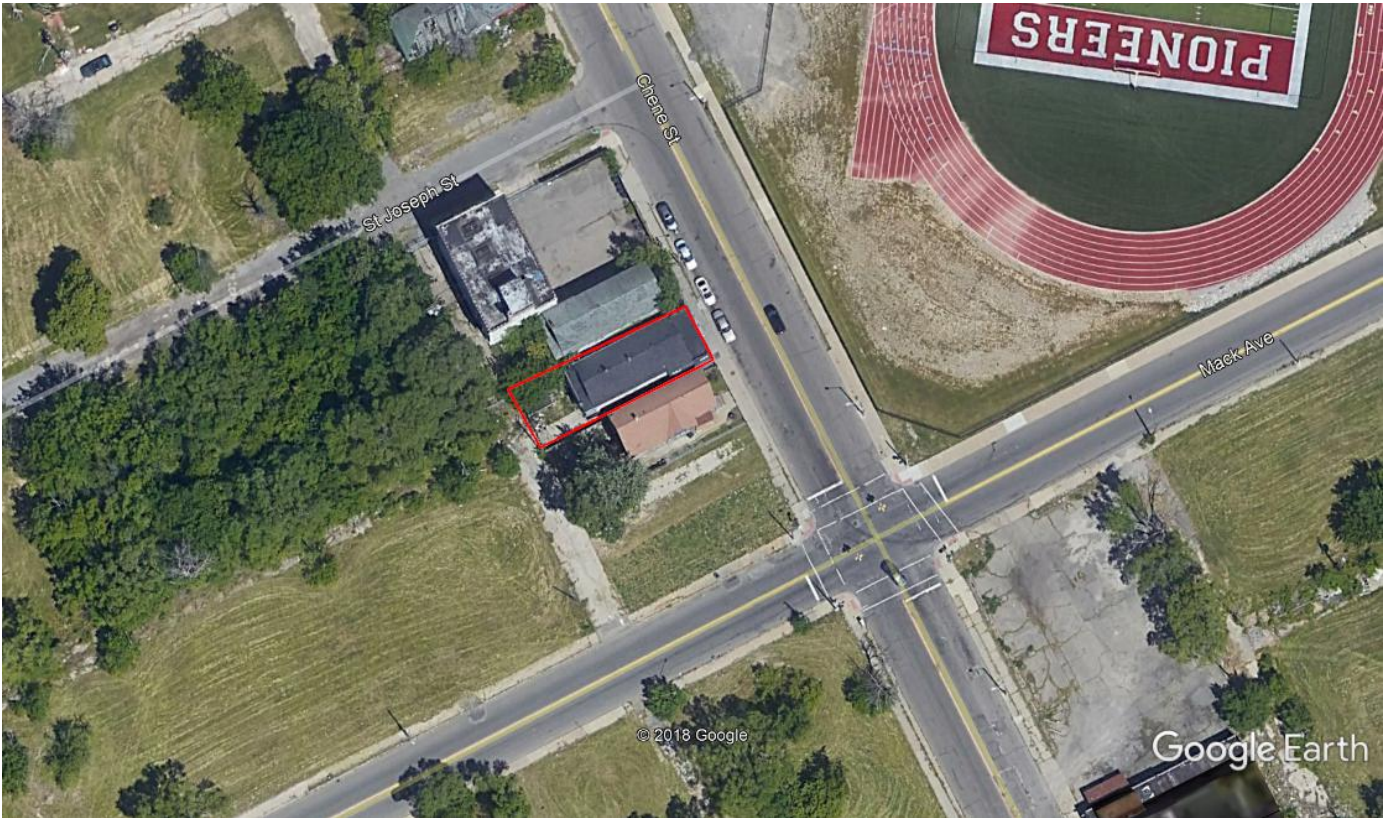
For Information Contact:
KYLE NELSON or RANDY THOMAS
248-359-9000



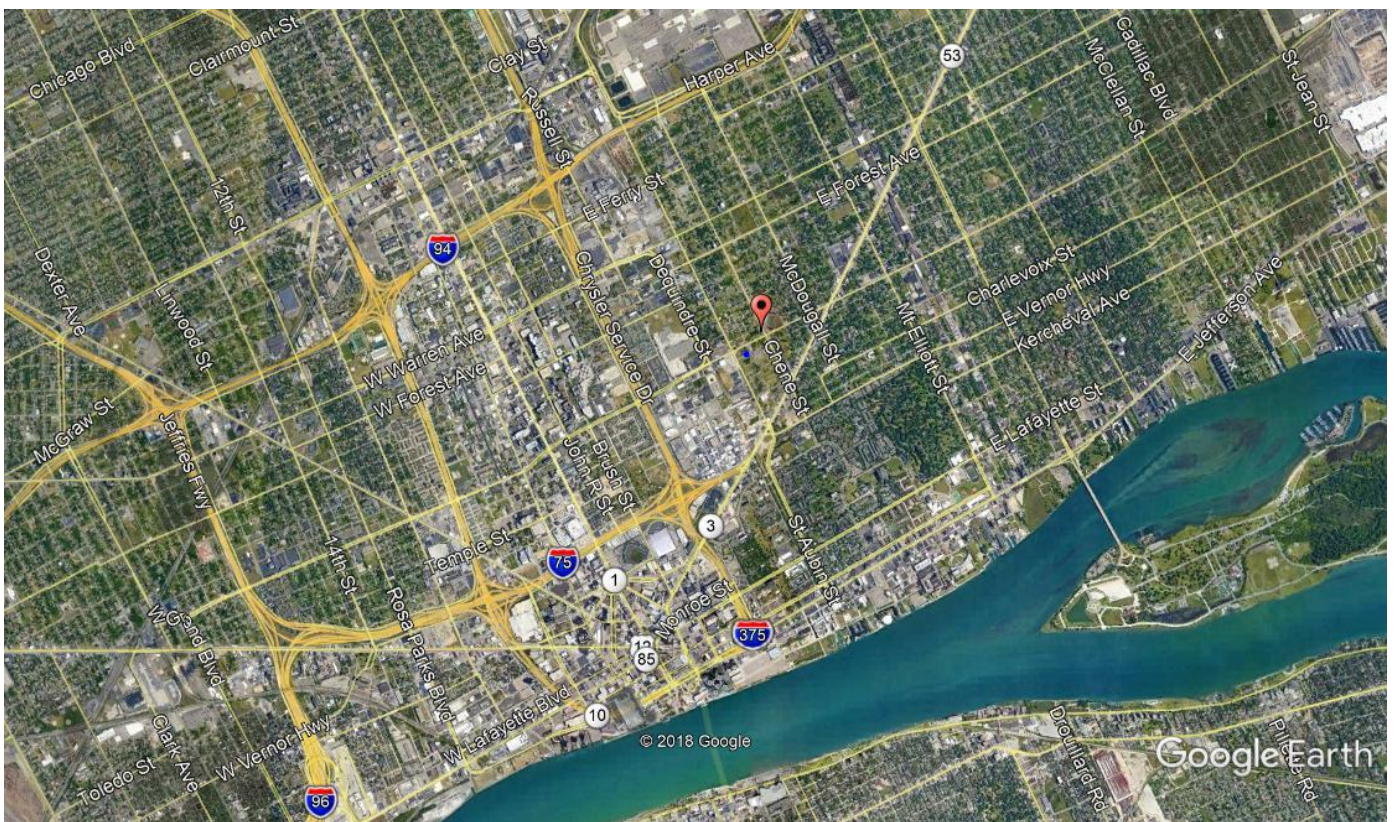
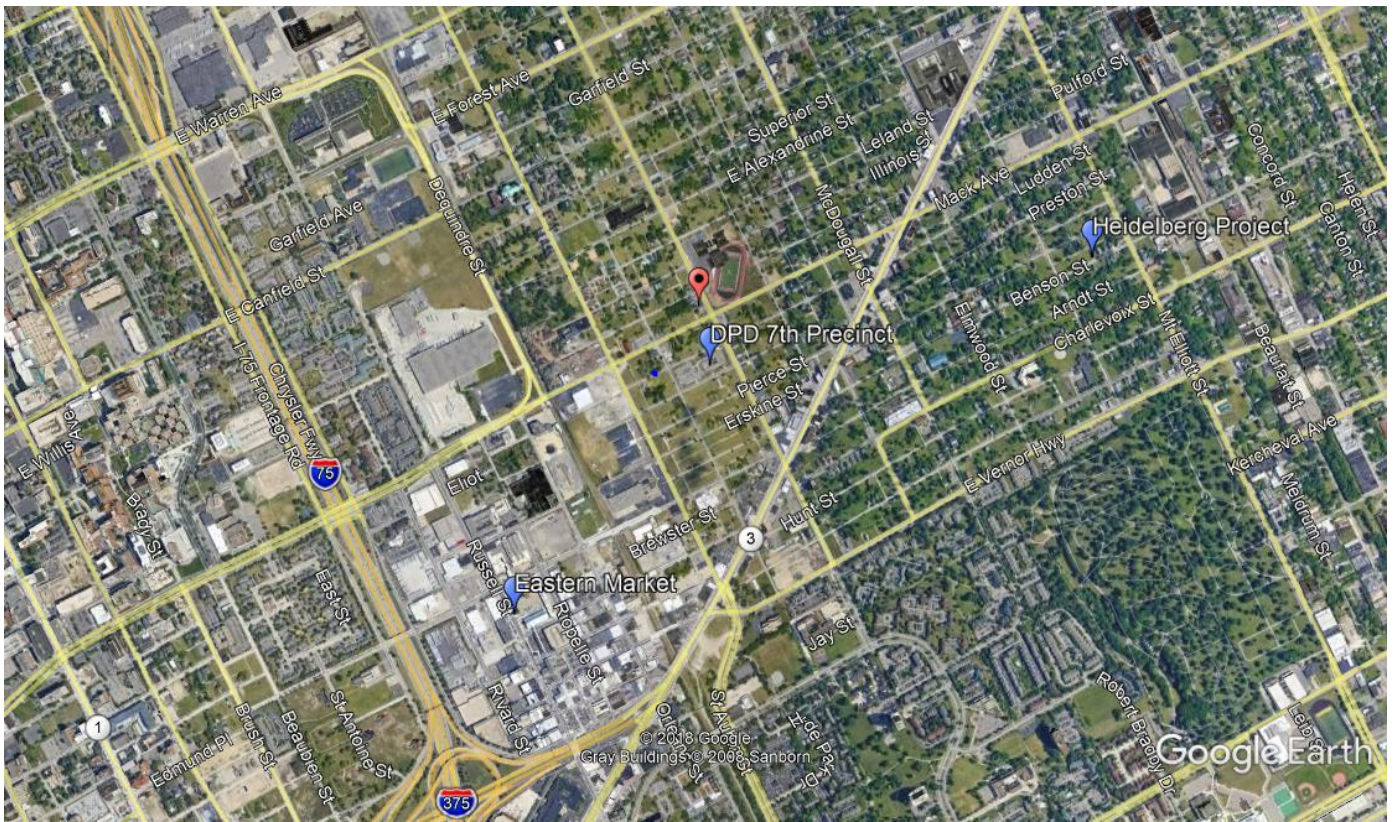








AREA MAPS



FULL PROFILE

2000-2010 Census, 2019 Estimates with 2024 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 42.3568/-83.0352

RF1

3619 Chene

Detroit, MI 48207

1 mi radius 3 mi radius 5 mi radius

	1 mi radius	3 mi radius	5 mi radius	
POPULATION	2019 Estimated Population	10,587	100,046	237,092
	2024 Projected Population	10,679	103,054	252,391
	2010 Census Population	11,538	103,142	250,274
	2000 Census Population	16,159	134,059	340,707
	Projected Annual Growth 2019 to 2024	0.2%	0.6%	1.3%
	Historical Annual Growth 2000 to 2019	-1.8%	-1.3%	-1.6%
HOUSEHOLDS	2019 Estimated Households	5,497	50,633	102,539
	2024 Projected Households	5,531	51,754	108,606
	2010 Census Households	5,585	47,690	99,363
	2000 Census Households	6,962	55,337	124,636
	Projected Annual Growth 2019 to 2024	0.1%	0.4%	1.2%
	Historical Annual Growth 2000 to 2019	-1.1%	-0.4%	-0.9%
AGE	2019 Est. Population Under 10 Years	11.4%	10.9%	12.6%
	2019 Est. Population 10 to 19 Years	9.9%	10.6%	12.1%
	2019 Est. Population 20 to 29 Years	14.6%	18.0%	16.7%
	2019 Est. Population 30 to 44 Years	15.1%	16.7%	17.5%
	2019 Est. Population 45 to 59 Years	20.4%	19.8%	19.5%
	2019 Est. Population 60 to 74 Years	20.0%	16.7%	15.1%
	2019 Est. Population 75 Years or Over	8.6%	7.2%	6.6%
	2019 Est. Median Age	41.6	38.6	36.7
MARITAL STATUS & GENDER	2019 Est. Male Population	43.2%	48.9%	49.1%
	2019 Est. Female Population	56.8%	51.1%	50.9%
	2019 Est. Never Married	57.4%	57.9%	55.5%
	2019 Est. Now Married	10.9%	16.5%	19.4%
	2019 Est. Separated or Divorced	22.2%	19.1%	18.5%
	2019 Est. Widowed	9.5%	6.5%	6.7%
INCOME	2019 Est. HH Income \$200,000 or More	1.2%	1.6%	1.3%
	2019 Est. HH Income \$150,000 to \$199,999	1.5%	2.2%	1.9%
	2019 Est. HH Income \$100,000 to \$149,999	4.2%	6.2%	5.4%
	2019 Est. HH Income \$75,000 to \$99,999	6.0%	7.6%	7.3%
	2019 Est. HH Income \$50,000 to \$74,999	9.5%	12.9%	13.5%
	2019 Est. HH Income \$35,000 to \$49,999	12.0%	11.9%	12.4%
	2019 Est. HH Income \$25,000 to \$34,999	12.9%	10.7%	11.3%
	2019 Est. HH Income \$15,000 to \$24,999	15.3%	14.9%	15.4%
	2019 Est. HH Income Under \$15,000	37.4%	32.0%	31.4%
	2019 Est. Average Household Income	\$37,986	\$45,060	\$41,041
	2019 Est. Median Household Income	\$24,022	\$31,316	\$30,587
	2019 Est. Per Capita Income	\$19,958	\$23,534	\$18,370
2019 Est. Total Businesses	526	9,061	12,183	
2019 Est. Total Employees	6,641	165,400	197,269	

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3619 Chene		1 mi radius	3 mi radius	5 mi radius
Detroit, MI 48207				
RACE	2019 Est. White	12.2%	24.7%	22.4%
	2019 Est. Black	82.8%	66.5%	65.3%
	2019 Est. Asian or Pacific Islander	1.3%	4.3%	5.4%
	2019 Est. American Indian or Alaska Native	0.4%	0.4%	0.4%
	2019 Est. Other Races	3.4%	4.1%	6.4%
HISPANIC	2019 Est. Hispanic Population	171	2,651	18,654
	2019 Est. Hispanic Population	1.6%	2.6%	7.9%
	2024 Proj. Hispanic Population	2.0%	3.0%	7.7%
	2010 Hispanic Population	0.8%	1.7%	7.3%
EDUCATION (Adults 25 or Older)	2019 Est. Adult Population (25 Years or Over)	7,607	70,140	160,040
	2019 Est. Elementary (Grade Level 0 to 8)	4.0%	4.9%	6.5%
	2019 Est. Some High School (Grade Level 9 to 11)	15.6%	13.0%	14.6%
	2019 Est. High School Graduate	31.2%	27.8%	31.9%
	2019 Est. Some College	26.3%	22.7%	22.9%
	2019 Est. Associate Degree Only	6.5%	6.0%	6.1%
	2019 Est. Bachelor Degree Only	7.4%	14.0%	10.2%
	2019 Est. Graduate Degree	8.9%	11.7%	7.7%
HOUSING	2019 Est. Total Housing Units	6,203	60,561	127,909
	2019 Est. Owner-Occupied	20.7%	22.1%	29.0%
	2019 Est. Renter-Occupied	67.9%	61.5%	51.1%
	2019 Est. Vacant Housing	11.4%	16.4%	19.8%
HOMES BUILT BY YEAR	2019 Homes Built 2010 or later	0.6%	1.8%	1.5%
	2019 Homes Built 2000 to 2009	3.8%	4.2%	3.6%
	2019 Homes Built 1990 to 1999	12.6%	4.7%	3.6%
	2019 Homes Built 1980 to 1989	12.0%	6.2%	3.7%
	2019 Homes Built 1970 to 1979	16.1%	8.3%	6.1%
	2019 Homes Built 1960 to 1969	10.4%	8.3%	6.4%
	2019 Homes Built 1950 to 1959	10.1%	10.9%	11.1%
	2019 Homes Built Before 1949	23.1%	39.2%	44.1%
HOME VALUES	2019 Home Value \$1,000,000 or More	0.2%	0.5%	0.4%
	2019 Home Value \$500,000 to \$999,999	2.3%	2.3%	2.1%
	2019 Home Value \$400,000 to \$499,999	1.6%	2.9%	2.2%
	2019 Home Value \$300,000 to \$399,999	3.1%	5.3%	4.1%
	2019 Home Value \$200,000 to \$299,999	8.1%	13.7%	10.5%
	2019 Home Value \$150,000 to \$199,999	11.8%	10.5%	9.1%
	2019 Home Value \$100,000 to \$149,999	12.7%	13.0%	11.4%
	2019 Home Value \$50,000 to \$99,999	25.6%	20.3%	21.7%
	2019 Home Value \$25,000 to \$49,999	11.9%	12.7%	16.5%
	2019 Home Value Under \$25,000	20.9%	19.9%	20.6%
	2019 Median Home Value	\$79,166	\$99,427	\$80,287
	2019 Median Rent	\$662	\$664	\$650

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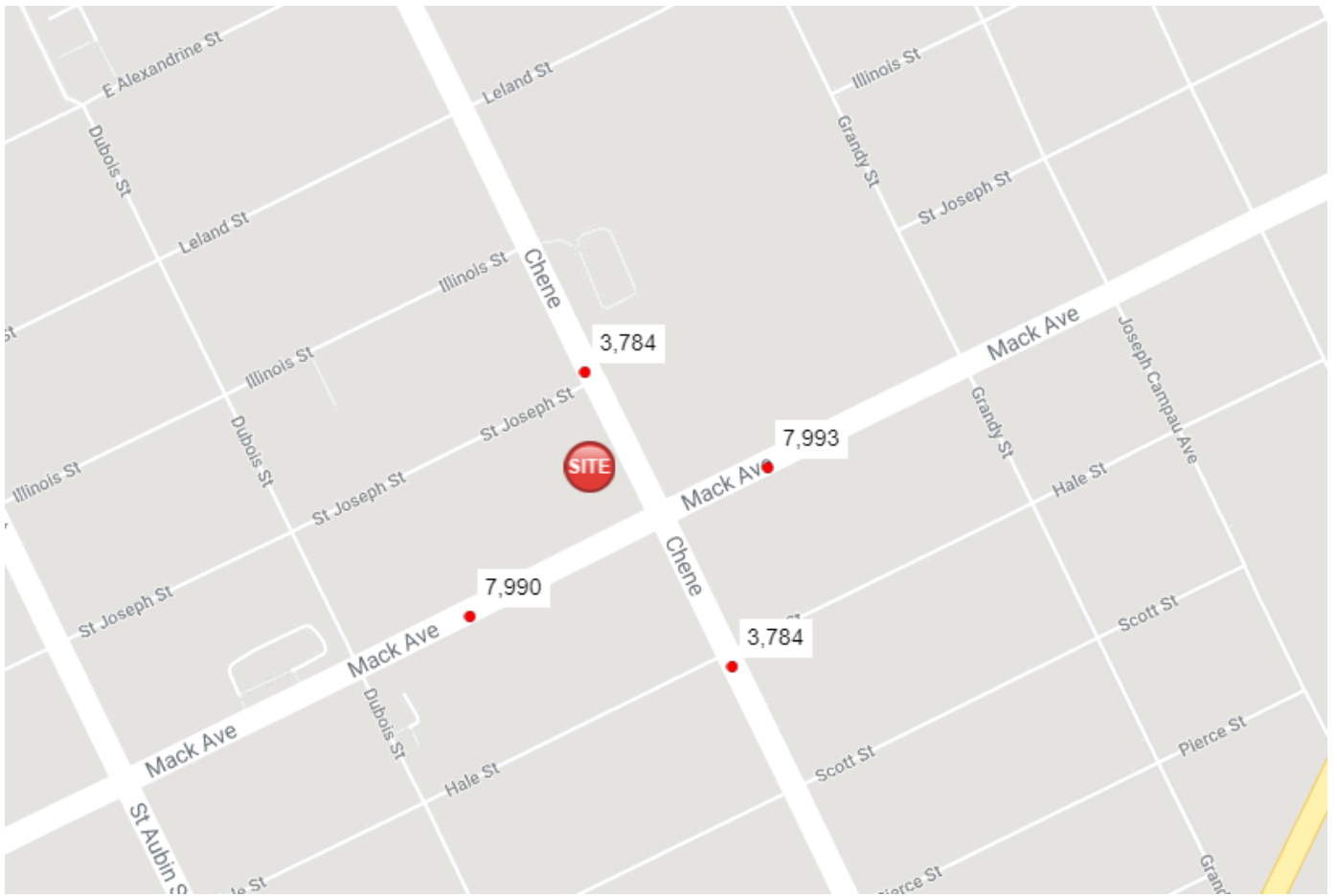
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1 mi radius 3 mi radius 5 mi radius

	1 mi radius	3 mi radius	5 mi radius	
LABOR FORCE	2019 Est. Labor Population Age 16 Years or Over	8,741	83,596	191,087
	2019 Est. Civilian Employed	40.1%	49.2%	46.8%
	2019 Est. Civilian Unemployed	4.0%	3.0%	3.7%
	2019 Est. in Armed Forces	-	-	-
	2019 Est. not in Labor Force	55.9%	47.7%	49.4%
	2019 Labor Force Males	41.9%	48.4%	48.6%
	2019 Labor Force Females	58.1%	51.6%	51.4%
OCCUPATION	2019 Occupation: Population Age 16 Years or Over	3,504	41,123	89,397
	2019 Mgmt, Business, & Financial Operations	10.9%	13.3%	10.9%
	2019 Professional, Related	17.5%	23.6%	18.8%
	2019 Service	29.0%	23.5%	24.8%
	2019 Sales, Office	22.9%	21.1%	21.2%
	2019 Farming, Fishing, Forestry	0.4%	0.2%	0.4%
	2019 Construction, Extraction, Maintenance	3.5%	4.0%	5.5%
	2019 Production, Transport, Material Moving	15.9%	14.3%	18.4%
	2019 White Collar Workers	51.2%	57.9%	51.0%
	2019 Blue Collar Workers	48.8%	42.1%	49.0%
TRANSPORTATION TO WORK	2019 Drive to Work Alone	74.6%	75.7%	77.0%
	2019 Drive to Work in Carpool	9.6%	8.9%	10.0%
	2019 Travel to Work by Public Transportation	5.8%	4.5%	4.4%
	2019 Drive to Work on Motorcycle	0.1%	-	-
	2019 Walk or Bicycle to Work	3.2%	4.6%	3.3%
	2019 Other Means	0.5%	0.9%	0.8%
	2019 Work at Home	6.2%	5.4%	4.5%
TRAVEL TIME	2019 Travel to Work in 14 Minutes or Less	19.9%	27.1%	21.1%
	2019 Travel to Work in 15 to 29 Minutes	31.2%	35.3%	33.7%
	2019 Travel to Work in 30 to 59 Minutes	16.3%	22.7%	23.3%
	2019 Travel to Work in 60 Minutes or More	6.9%	5.9%	6.4%
	2019 Average Travel Time to Work	20.9	20.8	22.5
CONSUMER EXPENDITURE	2019 Est. Total Household Expenditure	\$201.34 M	\$2.05 B	\$3.92 B
	2019 Est. Apparel	\$6.97 M	\$71.25 M	\$136.43 M
	2019 Est. Contributions, Gifts	\$10.59 M	\$109.5 M	\$206.69 M
	2019 Est. Education, Reading	\$6.28 M	\$63.73 M	\$120.64 M
	2019 Est. Entertainment	\$10.66 M	\$110.06 M	\$210.75 M
	2019 Est. Food, Beverages, Tobacco	\$31.97 M	\$323.59 M	\$620.17 M
	2019 Est. Furnishings, Equipment	\$6.63 M	\$68.43 M	\$130.98 M
	2019 Est. Health Care, Insurance	\$18.6 M	\$188.21 M	\$361.43 M
	2019 Est. Household Operations, Shelter, Utilities	\$68.53 M	\$692.14 M	\$1.32 B
	2019 Est. Miscellaneous Expenses	\$3.79 M	\$38.73 M	\$73.7 M
	2019 Est. Personal Care	\$2.7 M	\$27.53 M	\$52.56 M
2019 Est. Transportation	\$34.62 M	\$358.51 M	\$689.46 M	

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