



Retail For Sale

Property Name:
Location: 44000 Hayes Road
City, State: Clinton Twp., MI
Cross Streets: M-59
County: Macomb
Zoning: B-1
Year Built: 1985 (Retrofit: 2006)

Total Building Sq. Ft.:	6,000	Property Type:	Restaurant
Available Sq. Ft.:	6,000	Bldg. Dimensions:	N/A
Min Cont. Sq. Ft.:	6,000	Total Acreage:	2.34
Max Cont. Sq. Ft.:	6,000	Land Dimensions:	N/A
Ceiling Height:	14'	Parking:	90
Overhead Door(s) / Height:	0	Curb Cuts:	N/A
Exterior Construction:	N/A	Power:	N/A
Structural System:	N/A	Restrooms:	Yes
Heating:	Complete HVAC	Sprinklers:	No
Air-Conditioning:	Yes	Signage:	Pylon
Basement:	No	Roof:	Flat
Number of Stories:	1	Floors:	N/A
Condition:	N/A	Delivery Area:	N/A

Population:	Median HH Income:	Traffic:	Yr: 2016	Count: 28,272	Hayes Rd. S. of Hall Rd. 2-Way
1 Mile: 12,890	1 Mile: \$52,942	Yr: 2016	Count: 30,894	Hayes Rd. N. of Hall Rd. 2-Way	
3 Miles: 110,987	3 Miles: \$68,455	Yr: 2016	Count: 81,944	Hall Rd. E. of Hayes Rd. 2-Way	
5 Miles: 261,481	5 Miles: \$69,543	Yr: 2016	Count: 95,644	Hall Rd. W. of Hayes Rd. 2-Way	

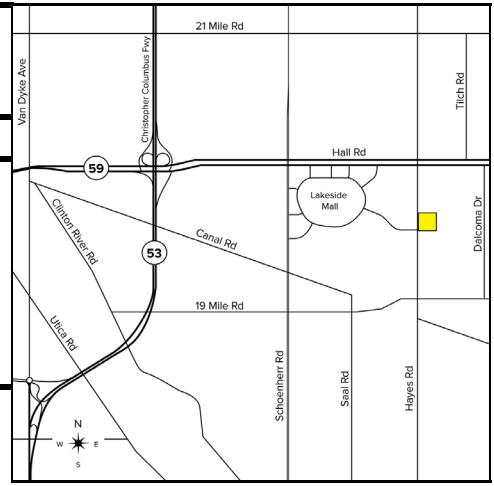
Current Tenant(s): N/A **Major Tenants:** N/A

Sale Price:	Contact Broker	Improvement Allowance:	N/A
Sale Terms:	Contact Broker	Assessor #:	N/A
Security Deposit:	N/A	Date Available:	Immediately
Options:	N/A		
Taxes:	\$15,346.02 (2016/17)		
TD:	N/A		
Parcel #:	16-11-06-151-010		

Utilities	Electric: Yes
Sanitary Sewer: No	Gas: No
Storm Sewer: No	Water: Yes

Tenant Responsibilities: N/A

Comments: 6,000 sf restaurant available for Sale. Redevelopment opportunity along major retail corridor +/- 2.34 acres on Hayes Road. Great visibility, ample parking with entrance controlled by traffic light shared with Lakeside Mall.



Broker: SIGNATURE ASSOCIATES
Agent(s):
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