



## Retail For Sale

**Property Name:**

**Location:** 22 N. Washington Street  
**City, State:** Oxford/Twp., MI  
**Cross Streets:** East St.  
**County:** Oakland  
**Zoning:** C-1  
**Year Built:** 1910

<b>Total Building Sq. Ft.:</b>	5,884	<b>Property Type:</b>	Street Retail
<b>Available Sq. Ft.:</b>	5,884	<b>Bldg. Dimensions:</b>	N/A
<b>Min Cont. Sq. Ft.:</b>	5,884	<b>Total Acreage:</b>	0.49
<b>Max Cont. Sq. Ft.:</b>	5,884	<b>Land Dimensions:</b>	N/A
<b>Ceiling Height:</b>	12'	<b>Parking:</b>	Plentiful
<b>Overhead Door(s) / Height:</b>	0	<b>Curb Cuts:</b>	2
<b>Exterior Construction:</b>	Brick	<b>Power:</b>	200 Amps
<b>Structural System:</b>	Steel/Wood	<b>Restrooms:</b>	2
<b>Heating:</b>	Package	<b>Sprinklers:</b>	No
<b>Air-Conditioning:</b>	Window Unit	<b>Signage:</b>	Building
<b>Basement:</b>	No	<b>Roof:</b>	Shingle
<b>Number of Stories:</b>	1	<b>Floors:</b>	Concrete
<b>Condition:</b>	Good	<b>Delivery Area:</b>	Rear Access

<b>Population:</b>	<b>Median HH Income:</b>	<b>Traffic:</b>	<b>Yr:</b> 2018	<b>Count:</b> 30,761	Washington St. N. of Burdick St. 2-Way
<b>1 Mile:</b> 6,595	<b>1 Mile:</b> \$75,066	<b>Yr:</b> 2018	<b>Count:</b> 31,121		Washington St. S. of Burdick St. 2-Way
<b>3 Miles:</b> 24,293	<b>3 Miles:</b> \$88,361	<b>Yr:</b> 2018	<b>Count:</b> 9,857		Burdick St. E. of Washington St. 2-Way
<b>5 Miles:</b> 46,966	<b>5 Miles:</b> \$92,266	<b>Yr:</b> 2018	<b>Count:</b> 7,331		Burdick St. W. of Washington St. 2-Way

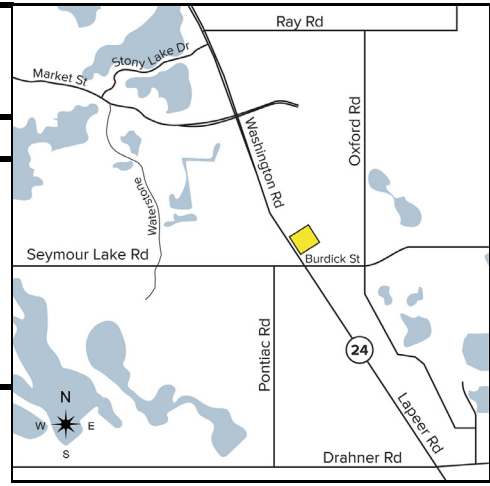
**Current Tenant(s):** N/A      **Major Tenants:** N/A

<b>Sale Price:</b>	\$799,000 (\$135.79/sqft)	<b>Improvement Allowance:</b>	N/A
<b>Sale Terms:</b>	Cash	<b>Assessor #:</b>	N/A
<b>Security Deposit:</b>	N/A	<b>Date Available:</b>	Immediately
<b>Options:</b>	N/A		
<b>Taxes:</b>	\$4,840.53		
<b>TD:</b>	N/A		
<b>Parcel #:</b>	04-22-460-010		

<b>Utilities</b>	<b>Electric:</b> Yes
<b>Sanitary Sewer:</b> Yes	<b>Gas:</b> Yes
<b>Storm Sewer:</b> Yes	<b>Water:</b> Yes

**Tenant Responsibilities:** N/A

**Comments:** Own a piece of Oxford history. Originally a Packard car showroom, this building is the center of Downtown Oxford and zoned C-1 (Central Business District) for many possible uses. 10 dedicated spaces and ample free city parking. Never been on the market!



**Broker:** SIGNATURE ASSOCIATES

**Agent(s):**

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