

Property Overview



Family Video-Anchored
Retail for Lease

3822 Fenton Road
Flint, Michigan



Focus.

Strategy.

Results.

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Family Video, Flint, Michigan

Property Summary



Property: 3822 Fenton Road, Flint, Michigan 48507

Offering: +/- 1,500 SF End Cap

Asking Rate: \$Negotiable (NNN)

NNN: TBD

Population: 70,971 (3 miles)

Med HH Inc.: \$32,573 (3 miles)

Comments: Join Family Video on Fenton Road, between West Atherton Road and Campbell Street with nearby access to I-75 and I-69. This 7,000 SF Family Video will continue operating, but would demise down to allow for about 1,500 SF of available space on an end cap. This is perfect for any retail, food, office, or service user who would like to locate next to a successful operating business and benefit from the built-in foot traffic supplied by Family Video. Family Video will work with you on your proposed layout.

*We also have similar opportunities at other Michigan Family Video locations. Contact broker for details.

Listing Agents:

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The information contained herein was obtained from sources deemed reliable. While we trust these sources we cannot warrant or guarantee their accuracy.

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Family Video, Flint, Michigan

Trade Area Aerial



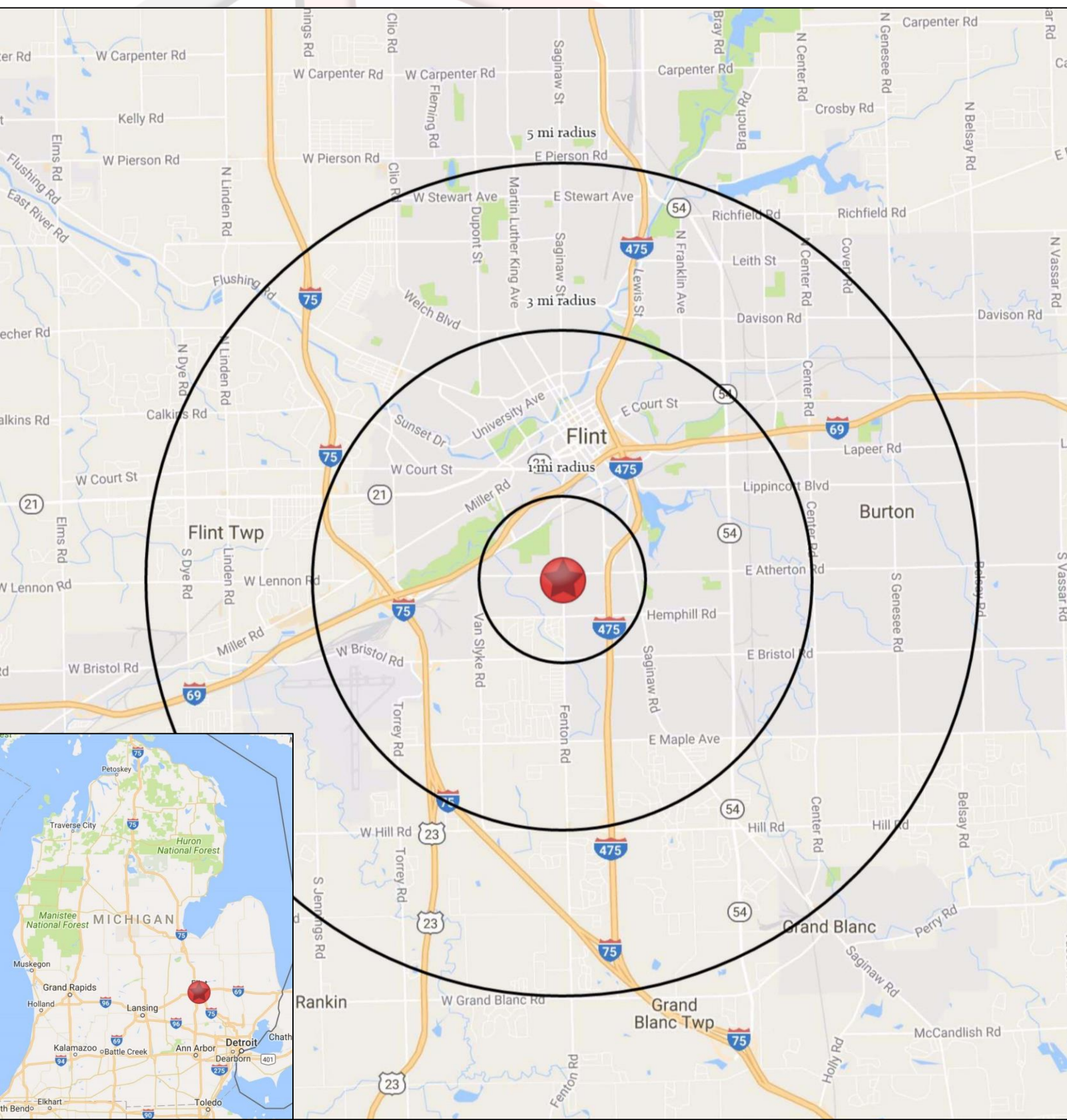
Map data ©2016 Google, Imagery ©2016, Cnes/Spot Image, DigitalGlobe, Landsat, U.S. FAMILY DOLLAR, USDA Farm Service Agency

Family Video, Flint, Michigan

Photographs



Family Video, Flint, Michigan



Family Video, Flint, Michigan

FULL PROFILE

2000-2010 Census, 2016 Estimates with 2021 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 42.9878/-83.6934

RF1

3822 Fenton Rd

Flint, MI 48507

1 mi radius 3 mi radius 5 mi radius

	1 mi radius	3 mi radius	5 mi radius	
POPULATION	2016 Estimated Population	11,519	70,971	150,891
	2021 Projected Population	11,770	71,550	153,721
	2010 Census Population	11,803	71,043	151,305
	2000 Census Population	12,746	78,537	169,911
	Projected Annual Growth 2016 to 2021	0.4%	0.2%	0.4%
	Historical Annual Growth 2000 to 2016	-0.6%	-0.6%	-0.7%
HOUSEHOLDS	2016 Estimated Households	5,056	30,338	63,744
	2021 Projected Households	5,279	31,195	66,187
	2010 Census Households	4,987	29,233	61,537
	2000 Census Households	5,593	32,729	68,439
	Projected Annual Growth 2016 to 2021	0.9%	0.6%	0.8%
	Historical Annual Growth 2000 to 2016	-0.6%	-0.5%	-0.4%
AGE	2016 Est. Population Under 10 Years	13.1%	13.3%	13.1%
	2016 Est. Population 10 to 19 Years	12.9%	13.3%	13.4%
	2016 Est. Population 20 to 29 Years	16.5%	16.0%	15.0%
	2016 Est. Population 30 to 44 Years	19.0%	18.3%	18.2%
	2016 Est. Population 45 to 59 Years	19.6%	19.7%	20.1%
	2016 Est. Population 60 to 74 Years	12.5%	13.1%	13.6%
	2016 Est. Population 75 Years or Over	6.3%	6.3%	6.6%
	2016 Est. Median Age	34.6	35.4	36.3
MARITAL STATUS & GENDER	2016 Est. Male Population	47.9%	48.4%	48.0%
	2016 Est. Female Population	52.1%	51.6%	52.0%
	2016 Est. Never Married	41.9%	41.3%	40.5%
	2016 Est. Now Married	29.4%	31.9%	32.9%
	2016 Est. Separated or Divorced	21.2%	20.4%	19.9%
	2016 Est. Widowed	7.4%	6.4%	6.7%
INCOME	2016 Est. HH Income \$200,000 or More	0.1%	1.0%	0.9%
	2016 Est. HH Income \$150,000 to \$199,999	0.5%	1.2%	1.4%
	2016 Est. HH Income \$100,000 to \$149,999	4.1%	5.5%	5.8%
	2016 Est. HH Income \$75,000 to \$99,999	4.6%	6.7%	7.8%
	2016 Est. HH Income \$50,000 to \$74,999	13.6%	15.8%	16.4%
	2016 Est. HH Income \$35,000 to \$49,999	15.2%	14.6%	16.0%
	2016 Est. HH Income \$25,000 to \$34,999	13.1%	12.6%	13.4%
	2016 Est. HH Income \$15,000 to \$24,999	24.7%	17.2%	15.2%
	2016 Est. HH Income Under \$15,000	24.2%	25.4%	23.1%
	2016 Est. Average Household Income	\$34,454	\$41,038	\$42,724
	2016 Est. Median Household Income	\$27,796	\$32,573	\$35,831
	2016 Est. Per Capita Income	\$15,266	\$17,965	\$18,321
	2016 Est. Total Businesses	362	3,712	7,471
2016 Est. Total Employees	2,584	44,491	90,356	

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3822 Fenton Rd		1 mi radius	3 mi radius	5 mi radius
Flint, MI 48507				
RACE	2016 Est. White	70.7%	62.3%	57.8%
	2016 Est. Black	22.6%	31.2%	35.8%
	2016 Est. Asian or Pacific Islander	0.5%	0.9%	1.1%
	2016 Est. American Indian or Alaska Native	0.6%	0.5%	0.5%
	2016 Est. Other Races	5.7%	5.0%	4.8%
HISPANIC	2016 Est. Hispanic Population	555	2,812	5,968
	2016 Est. Hispanic Population	4.8%	4.0%	4.0%
	2021 Proj. Hispanic Population	5.4%	4.4%	4.4%
	2010 Hispanic Population	4.5%	3.7%	3.7%
EDUCATION (Adults 25 or Older)	2016 Est. Adult Population (25 Years or Over)	7,522	45,936	98,951
	2016 Est. Elementary (Grade Level 0 to 8)	2.9%	3.1%	3.4%
	2016 Est. Some High School (Grade Level 9 to 11)	13.0%	9.9%	9.9%
	2016 Est. High School Graduate	35.7%	34.6%	35.0%
	2016 Est. Some College	27.4%	27.9%	27.9%
	2016 Est. Associate Degree Only	9.6%	9.2%	8.8%
	2016 Est. Bachelor Degree Only	8.9%	9.4%	9.5%
	2016 Est. Graduate Degree	2.4%	6.0%	5.5%
HOUSING	2016 Est. Total Housing Units	5,814	34,546	73,066
	2016 Est. Owner-Occupied	48.3%	49.9%	50.6%
	2016 Est. Renter-Occupied	38.7%	37.9%	36.7%
	2016 Est. Vacant Housing	13.0%	12.2%	12.8%
HOMES BUILT BY YEAR	2010 Homes Built 2005 or later	1.3%	2.2%	2.2%
	2010 Homes Built 2000 to 2004	2.5%	3.6%	5.0%
	2010 Homes Built 1990 to 1999	6.0%	6.8%	7.3%
	2010 Homes Built 1980 to 1989	6.5%	6.3%	6.6%
	2010 Homes Built 1970 to 1979	13.2%	13.2%	13.9%
	2010 Homes Built 1960 to 1969	12.3%	14.5%	15.5%
	2010 Homes Built 1950 to 1959	29.2%	23.4%	22.5%
	2010 Homes Built Before 1949	29.0%	30.0%	27.0%
HOME VALUES	2010 Home Value \$1,000,000 or More	0.1%	0.2%	0.3%
	2010 Home Value \$500,000 to \$999,999	0.4%	0.5%	0.6%
	2010 Home Value \$400,000 to \$499,999	0.5%	0.5%	0.6%
	2010 Home Value \$300,000 to \$399,999	1.0%	1.4%	1.5%
	2010 Home Value \$200,000 to \$299,999	3.0%	4.6%	5.2%
	2010 Home Value \$150,000 to \$199,999	8.1%	9.2%	10.2%
	2010 Home Value \$100,000 to \$149,999	11.6%	16.7%	17.7%
	2010 Home Value \$50,000 to \$99,999	46.1%	41.1%	36.5%
	2010 Home Value \$25,000 to \$49,999	19.2%	16.5%	16.5%
	2010 Home Value Under \$25,000	10.1%	9.2%	10.9%
	2010 Median Home Value	\$71,358	\$79,940	\$83,530
	2010 Median Rent	\$526	\$490	\$513

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LABOR FORCE	2016 Est. Labor Population Age 16 Years or Over	9,230	56,500	119,781
	2016 Est. Civilian Employed	47.8%	49.0%	49.3%
	2016 Est. Civilian Unemployed	3.7%	3.5%	3.2%
	2016 Est. in Armed Forces	-	-	-
	2016 Est. not in Labor Force	48.5%	47.4%	47.4%
	2016 Labor Force Males	46.6%	47.6%	47.2%
	2016 Labor Force Females	53.4%	52.4%	52.8%
OCCUPATION	2010 Occupation: Population Age 16 Years or Over	4,282	24,530	52,224
	2010 Mgmt, Business, & Financial Operations	7.0%	9.0%	9.1%
	2010 Professional, Related	16.8%	18.6%	18.4%
	2010 Service	20.2%	23.8%	24.1%
	2010 Sales, Office	25.6%	24.6%	25.3%
	2010 Farming, Fishing, Forestry	0.1%	0.4%	0.3%
	2010 Construction, Extraction, Maintenance	8.6%	6.3%	6.4%
	2010 Production, Transport, Material Moving	21.7%	17.3%	16.5%
	2010 White Collar Workers	49.3%	52.2%	52.8%
	2010 Blue Collar Workers	50.7%	47.8%	47.2%
TRANSPORTATION TO WORK	2010 Drive to Work Alone	83.7%	81.5%	82.2%
	2010 Drive to Work in Carpool	10.5%	11.5%	10.6%
	2010 Travel to Work by Public Transportation	1.2%	1.8%	1.9%
	2010 Drive to Work on Motorcycle	-	-	0.1%
	2010 Walk or Bicycle to Work	2.2%	2.3%	1.7%
	2010 Other Means	0.4%	0.7%	0.7%
	2010 Work at Home	2.0%	2.2%	2.8%
TRAVEL TIME	2010 Travel to Work in 14 Minutes or Less	41.8%	40.7%	36.7%
	2010 Travel to Work in 15 to 29 Minutes	36.8%	34.8%	38.5%
	2010 Travel to Work in 30 to 59 Minutes	12.5%	15.8%	17.0%
	2010 Travel to Work in 60 Minutes or More	8.9%	8.8%	7.8%
	2010 Average Travel Time to Work	16.1	16.7	17.6
CONSUMER EXPENDITURE	2016 Est. Total Household Expenditure	\$175 M	\$1.16 B	\$2.51 B
	2016 Est. Apparel	\$5.99 M	\$40.2 M	\$86.7 M
	2016 Est. Contributions, Gifts	\$10.1 M	\$69.8 M	\$151 M
	2016 Est. Education, Reading	\$5.83 M	\$40.7 M	\$87.2 M
	2016 Est. Entertainment	\$9.54 M	\$63.5 M	\$137 M
	2016 Est. Food, Beverages, Tobacco	\$28.2 M	\$186 M	\$399 M
	2016 Est. Furnishings, Equipment	\$5.45 M	\$37.2 M	\$80.8 M
	2016 Est. Health Care, Insurance	\$16.5 M	\$108 M	\$232 M
	2016 Est. Household Operations, Shelter, Utilities	\$54.9 M	\$365 M	\$784 M
	2016 Est. Miscellaneous Expenses	\$2.70 M	\$17.8 M	\$38.3 M
	2016 Est. Personal Care	\$2.28 M	\$15.2 M	\$32.7 M
	2016 Est. Transportation	\$33.3 M	\$221 M	\$479 M

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Traffic Count Map

