



## Retail For Sale

**Property Name:**  
**Location:** 5700, 5724, 5736, & 5760 Grand River Avenue  
**City, State:** Detroit, MI  
**Cross Streets:** Michigan Ave.  
**County:** Wayne  
**Zoning:** B-4  
**Year Built:** 1925/1940

<b>Total Building Sq. Ft.:</b>	19,900	<b>Property Type:</b>	Restaurant
<b>Available Sq. Ft.:</b>	19,900	<b>Bldg. Dimensions:</b>	N/A
<b>Min Cont. Sq. Ft.:</b>	19,900	<b>Total Acreage:</b>	1.48
<b>Max Cont. Sq. Ft.:</b>	19,900	<b>Land Dimensions:</b>	102' X 252'
<b>Ceiling Height:</b>	15' - 22'	<b>Parking:</b>	Ample
<b>Overhead Door(s) / Height:</b>	0	<b>Curb Cuts:</b>	2
<b>Exterior Construction:</b>	Block/Brick	<b>Power:</b>	220 Volts, 3-Phase
<b>Structural System:</b>	Steel	<b>Restrooms:</b>	Yes
<b>Heating:</b>	Gas Heat	<b>Sprinklers:</b>	No
<b>Air-Conditioning:</b>	N/A	<b>Signage:</b>	N/A
<b>Basement:</b>	No	<b>Roof:</b>	Rubber
<b>Number of Stories:</b>	1	<b>Floors:</b>	N/A
<b>Condition:</b>	N/A	<b>Delivery Area:</b>	N/A

<b>Population:</b>	<b>Median HH Income:</b>	<b>Traffic:</b>	<b>Yr:</b> 2022	<b>Count:</b> 103,136	I-96 N. of I-94 2-Way
<b>1 Mile:</b> 8,516	<b>1 Mile:</b> \$32,749	<b>Yr:</b> 2022	<b>Count:</b> 100,082	I-96 S. of I-94 2-Way	
<b>3 Miles:</b> 129,288	<b>3 Miles:</b> \$38,957	<b>Yr:</b> 2022	<b>Count:</b> 121,794	I-94 W. of I-96 2-Way	
<b>5 Miles:</b> 323,630	<b>5 Miles:</b> \$40,817	<b>Yr:</b> 2022	<b>Count:</b> 109,876	I-94 E. of I-96 2-Way	

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

<b>Sale Price:</b>	\$1,500,000 (\$75.38/sqft)	<b>Improvement Allowance:</b>	N/A
<b>Sale Terms:</b>	N/A	<b>Assessor #:</b>	N/A
<b>Security Deposit:</b>	N/A	<b>Date Available:</b>	Immediately
<b>Options:</b>	N/A		
<b>Taxes:</b>	\$24,921.73 (2022)		
<b>TD:</b>	N/A		
<b>Parcel #:</b>	12006117, 12006118, 12006119		

<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:** Two commercial buildings: 7,700 sq. ft. and 12,219 sq. ft. Large side lot. Former liquor store, restaurant and market. Liquor license available. Redevelopment, multi-tenant opportunity.

**Broker:** SIGNATURE ASSOCIATES

**Agent(s):**

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