



Retail For Lease

Property Name: New Retail Development
Location: 2100 Southfield Road
City, State: Lincoln Park, MI
Cross Streets: Dix Hwy./Toledo Rd.
County: Wayne
Zoning: Regional Business
Year Built: 2023 Build-to-Suit

Total Building Sq. Ft.:	150,000	Property Type:	General Retail-Commercial
Available Sq. Ft.:	150,000	Bldg. Dimensions:	N/A
Min Cont. Sq. Ft.:	1,300	Total Acreage:	15.10
Max Cont. Sq. Ft.:	150,000	Land Dimensions:	N/A
Ceiling Height:	N/A	Parking:	Ample
Overhead Door(s) / Height:	0	Curb Cuts:	N/A
Exterior Construction:	N/A	Power:	N/A
Structural System:	N/A	Restrooms:	Yes
Heating:	Yes	Sprinklers:	No
Air-Conditioning:	Yes	Signage:	Yes
Basement:	No	Roof:	N/A
Number of Stories:	1	Floors:	N/A
Condition:	N/A	Delivery Area:	N/A

Population:	Median HH Income:	Traffic:	Yr: 2022	Count: 56,532	Southfield Rd. NW. of Dix Hwy 2-Way
1 Mile: 19,190	1 Mile: \$57,907	Yr: 2022	Count: 48,848		Southfield Rd. SW. of Dix Hwy 2-Way
3 Miles: 135,851	3 Miles: \$55,465	Yr: 2022	Count: 31,902		Dix Hwy S. of Southfield Rd. 2-Way
5 Miles: 282,258	5 Miles: \$55,897	Yr: 2022	Count: 25,680		Dix Hwy N. of Southfield Rd. 2-Way
Current Tenant(s): N/A	Major Tenants: N/A				

Lease Rate:	Contact Broker	Improvement Allowance:	N/A
Lease Type:	Contact Broker	Options:	N/A
Monthly Rate:	Contact Broker	Taxes:	
Lease Term:	N/A	TD:	N/A
Security Deposit:	N/A	Assessor #:	N/A
Parcel #:	45-00599-0006-700	Date Available:	Spring 2024

Utilities	Electric: Yes
Sanitary Sewer: Yes	Gas: Yes
Storm Sewer: Yes	Water: Yes

Tenant Responsibilities:	N/A
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Comments: New retail development coming soon. Rare opportunity at a major Downriver intersection boasting excellent main road visibility, demographics, traffic counts and easy access to M-39, I-94 and I-75. Close proximity to Detroit Metropolitan Airport, City of Detroit and Ford Motor Company Campus.

Broker: SIGNATURE ASSOCIATES

Agent(s):

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