



## Retail For Sale or Lease

**Property Name:** Sav-On Drugs  
**Location:** 22981 Hall Road  
**City, State:** Woodhaven, MI  
**Cross Streets:** West Rd.  
**County:** Wayne  
**Zoning:** B-3  
**Year Built:** 1990 (Retrofit: 2001)

<b>Total Building Sq. Ft.:</b>	11,451	<b>Property Type:</b>	General Retail-Commercial
<b>Available Sq. Ft.:</b>	11,451	<b>Bldg. Dimensions:</b>	N/A
<b>Min Cont. Sq. Ft.:</b>	11,451	<b>Total Acreage:</b>	1.00
<b>Max Cont. Sq. Ft.:</b>	11,451	<b>Land Dimensions:</b>	N/A
<b>Ceiling Height:</b>	18'	<b>Parking:</b>	52, +/-
<b>Overhead Door(s) / Height:</b>	0	<b>Curb Cuts:</b>	1
<b>Exterior Construction:</b>	Dec. Block	<b>Power:</b>	Ample
<b>Structural System:</b>	Block	<b>Restrooms:</b>	3
<b>Heating:</b>	Package	<b>Sprinklers:</b>	No
<b>Air-Conditioning:</b>	Yes	<b>Signage:</b>	N/A
<b>Basement:</b>	No	<b>Roof:</b>	Flat
<b>Number of Stories:</b>	1	<b>Floors:</b>	Tile
<b>Condition:</b>	Good	<b>Delivery Area:</b>	N/A

<b>Population:</b>	<b>Median HH Income:</b>	<b>Traffic:</b>	<b>Yr:</b> 2019	<b>Count:</b> 34,231	West Rd. W. of I-75 2-Way
<b>1 Mile:</b> 9,221	<b>1 Mile:</b> \$58,288	<b>Yr:</b> 2019	<b>Count:</b> 39,768		West Rd. E. of I-75 2-Way
<b>3 Miles:</b> 55,278	<b>3 Miles:</b> \$64,430	<b>Yr:</b> 2019	<b>Count:</b> 87,630		I-75 N. of West Rd. 2-Way
<b>5 Miles:</b> 131,920	<b>5 Miles:</b> \$61,122	<b>Yr:</b> 2019	<b>Count:</b> 68,437		I-75 S. of West Rd. 2-Way

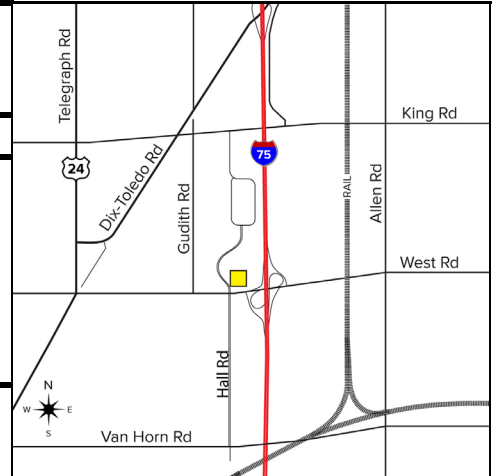
**Current Tenant(s):** N/A      **Major Tenants:** N/A

<b>Lease Rate:</b>	Contact Broker	<b>Improvement Allowance:</b>	N/A
<b>Lease Type:</b>	Contact Broker	<b>Options:</b>	N/A
<b>Monthly Rate:</b>	Contact Broker	<b>Taxes:</b>	\$16,850 (2021)
<b>Lease Term:</b>	N/A	<b>TD:</b>	N/A
<b>Security Deposit:</b>	N/A	<b>Parcel #:</b>	59-041-99-0005-722
<b>Sale Price:</b>	Contact Broker	<b>Assessor #:</b>	N/A
<b>Sale Terms:</b>	N/A	<b>Date Available:</b>	Immediately

<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:** Freestanding former pharmacy on 1 acre. Near I-75 and West Road makes ideal location for many retail, office, or storage business.



**Broker:** SIGNATURE ASSOCIATES

**Agent(s):**  
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