

# FREESTANDING BUILDING



## PILOT PROPERTY GROUP

### DRIVE-THRU AVAILABLE: 19233 15 MILE

#### PROPERTY OVERVIEW:

- Monument Signage on 15 Mile
- Drive-Thru Available
- Excellent location near many national companies/chains
- Potential uses include: office, medical, retail, restaurant
- \*Deed Restriction prohibits property as being used as a bank or credit union

Property Type:	Office/Retail
Cross Streets:	15 Mile and Groesbeck
Total Square Footage:	2,937
Lease Rate:	\$19.95/SF
Lease Type:	NNN
Sale Price:	\$599,000.00
Lot Size:	160' Frontage
Parcel Size:	.78
Year Built:	1987
Zoning:	B3
Parking Spaces:	30 +/-
Property Taxes:	2020: \$14,330.95

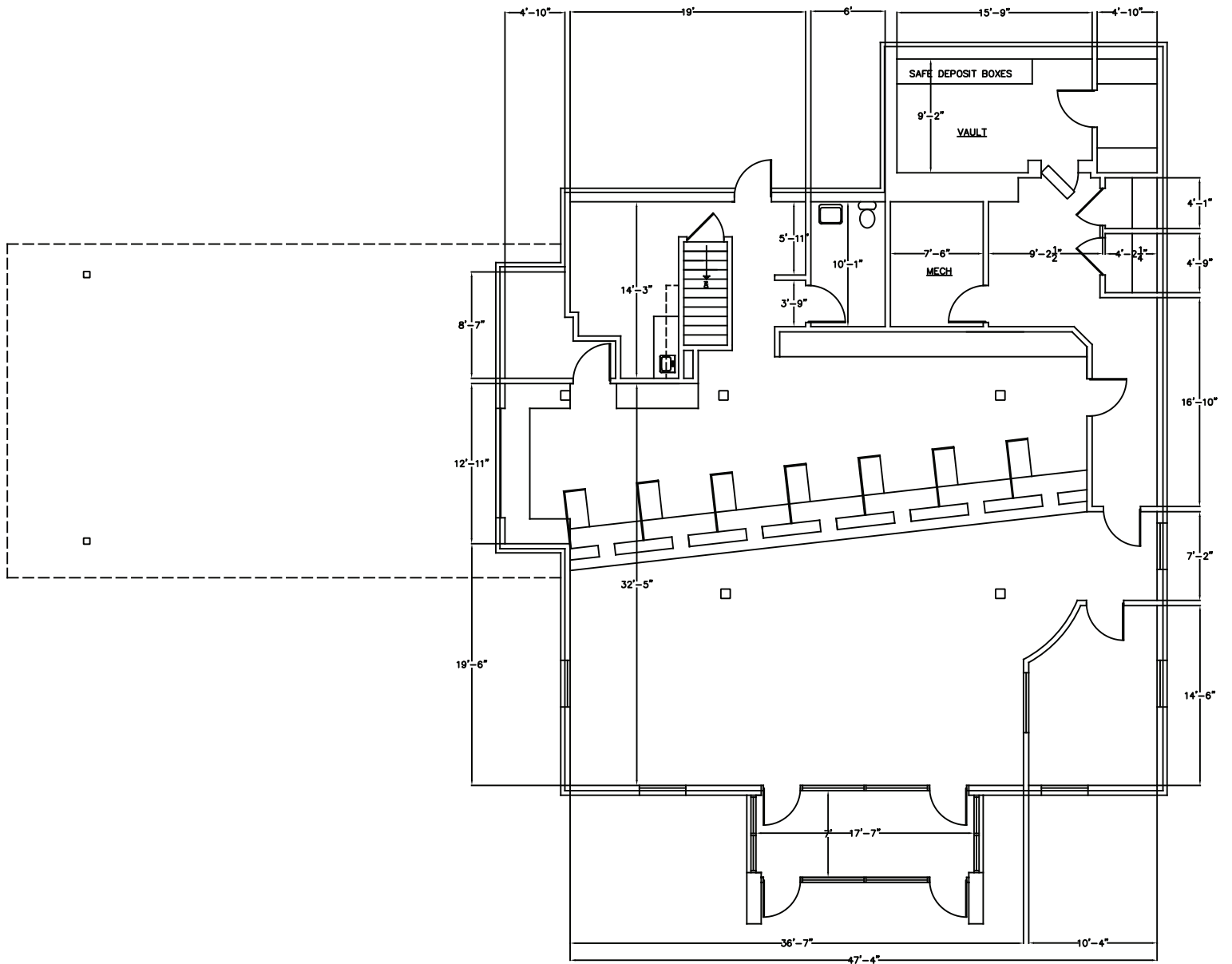


#### AGENT CONTACT INFO

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## FLOOR PLAN



19233 Fifteen Mile Road, Clinton Twp. MI

APPROX 2,940 GROSS SQUARE FOOTAGE

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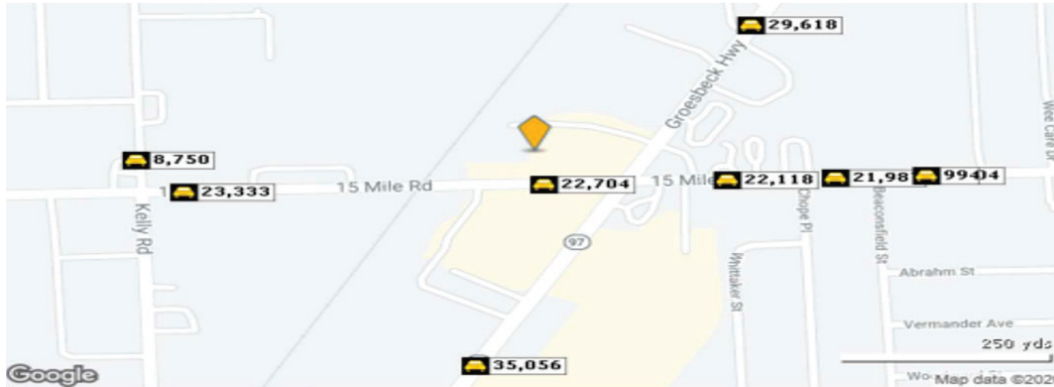


**RETAIL AREA MAP**



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## TRAFFIC COUNT & DEMOGRAPHIC REPORT



	Street	Cross Street	Cross Str Dist	Count Year	Avg Daily Volume	Volume Type	Miles from Subject Prop
1	15 Mile Rd	Groesbeck Hwy	0.05 E	2018	20,952	MPSI	.03
2	15 Mile Road	Groesbeck Hwy	0.05 E	2020	22,704	MPSI	.03
3	15 Mile Rd	Chope Pl	0.05 E	2018	22,118	MPSI	.14
4	Groesbeck Hwy	15 Mile Rd	0.18 SW	2020	29,618	MPSI	.20
5	15 Mile Rd	Chope Pl	0.02 W	2018	21,987	MPSI	.21
6	Groesbeck Hwy	Clinton Plaza Dr	0.19 SW	2020	35,056	MPSI	.21
7	15 Mile Rd	Kelly Rd	0.03 W	2020	23,333	MPSI	.24
8	15 Mile Rd	Beaconsfield St	0.03 W	2018	1,004	MPSI	.27
9	15 Mile Rd	Beaconsfield St	0.03 W	2020	994	MPSI	.27
10	Kelly Rd	15 Mile Rd	0.03 S	2018	8,750	MPSI	.27

Radius	1 Mile	3 Mile	5 Mile
<b>Population</b>			
2025 Projection	15,286	108,718	298,784
2020 Estimate	14,805	107,227	294,957
2010 Census	12,800	103,470	286,079
Growth 2020 - 2025	3.25%	1.39%	1.30%
Growth 2010 - 2020	15.66%	3.63%	3.10%
<b>2020 Population by Hispanic Origin</b>	445	2,796	7,274
<b>2020 Population</b>	14,805	107,227	294,957
White	10,399 70.24%	83,910 78.25%	235,368 79.80%
Black	3,475 23.47%	17,335 16.17%	42,700 14.48%
Am. Indian & Alaskan	50 0.34%	399 0.37%	983 0.33%
Asian	395 2.67%	2,761 2.57%	8,646 2.93%
Hawaiian & Pacific Island	18 0.12%	23 0.02%	79 0.03%
Other	468 3.16%	2,799 2.61%	7,180 2.43%
U.S. Armed Forces	21	64	126

<b>Households</b>			
2025 Projection	6,070	45,723	127,024
2020 Estimate	5,874	45,093	125,269
2010 Census	5,058	43,534	120,877
Growth 2020 - 2025	3.34%	1.40%	1.40%
Growth 2010 - 2020	16.13%	3.58%	3.63%
Owner Occupied	3,861 65.73%	32,067 71.11%	88,898 70.97%
Renter Occupied	2,013 34.27%	13,025 28.88%	36,371 29.03%

<b>2020 Households by HH Income</b>			
Income: <\$25,000	1,288 21.93%	8,751 19.41%	24,587 19.63%
Income: \$25,000 - \$50,000	1,568 26.69%	11,886 26.36%	31,233 24.93%
Income: \$50,000 - \$75,000	1,291 21.98%	8,724 19.35%	23,949 19.12%
Income: \$75,000 - \$100,000	813 13.84%	6,131 13.60%	17,430 13.91%
Income: \$100,000 - \$125,000	480 8.17%	3,946 8.75%	11,792 9.41%
Income: \$125,000 - \$150,000	204 3.47%	2,303 5.11%	6,914 5.52%
Income: \$150,000 - \$200,000	178 3.03%	2,099 4.65%	5,749 4.59%
Income: \$200,000+	52 0.89%	1,253 2.78%	3,615 2.89%
<b>2020 Avg Household Income</b>	\$61,335	\$70,080	\$71,316
<b>2020 Med Household Income</b>	\$51,588	\$54,899	\$56,308

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**ADDITIONAL IMAGES**



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