

FOR LEASE

# CHESTERFIELD SHOPPING CENTER

51305-51313 GRATIOT AVE, CHESTERFIELD, MI 48051

3,000 SF  
AVAILABLE

1,000 SF  
AVAILABLE

1,735 SF  
AVAILABLE  
\*END-CAP

4,000 SF  
AVAILABLE  
\*SPACES CAN BE  
COMBINED



OUTLOT

# PROPERTY DETAILS

<b>LOCATION:</b>	51305-51313 Gratiot Ave, Chesterfield, MI 48051
<b>PROPERTY TYPE:</b>	Shopping Center
<b>DATE AVAILABLE:</b>	Immediately
<b>RENT:</b>	\$25.00/SF NNN
<b>NNN EXPENSE:</b>	\$4.00/SF
<b>BUILDING SIZE:</b>	8,679 SF
<b>AVAILABLE SPACE:</b>	1,000 SF & 3,000 SF (Former Secretary of State) <i>*Spaces can be combined</i> 1,735 SF (End-Cap)
<b>ZONING:</b>	C-2
<b>TRAFFIC COUNT:</b>	Gratiot Ave (28,655 CPD) 23 Mile Rd (20,372 CPD)

EXCLUSIVELY LISTED BY:



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\$25.00/SF

\$4.00/SF

**RENT**

**NNN**

## ANCHOR



## DESCRIPTION

- Chesterfield Square features an excellent opportunity to locate at the vibrant intersection of Gratiot Avenue and 23 Mile Road. This well-established community center is situated in a densely populated sub-regional market in the heart of one of Macomb County's major retail corridors which boasts traffic counts in excess of 100,000 cars-per day. Chesterfield Square is located in the immediate area of other retailers such as Target, Meijer, Kohl's and many more.

# MICRO AERIAL



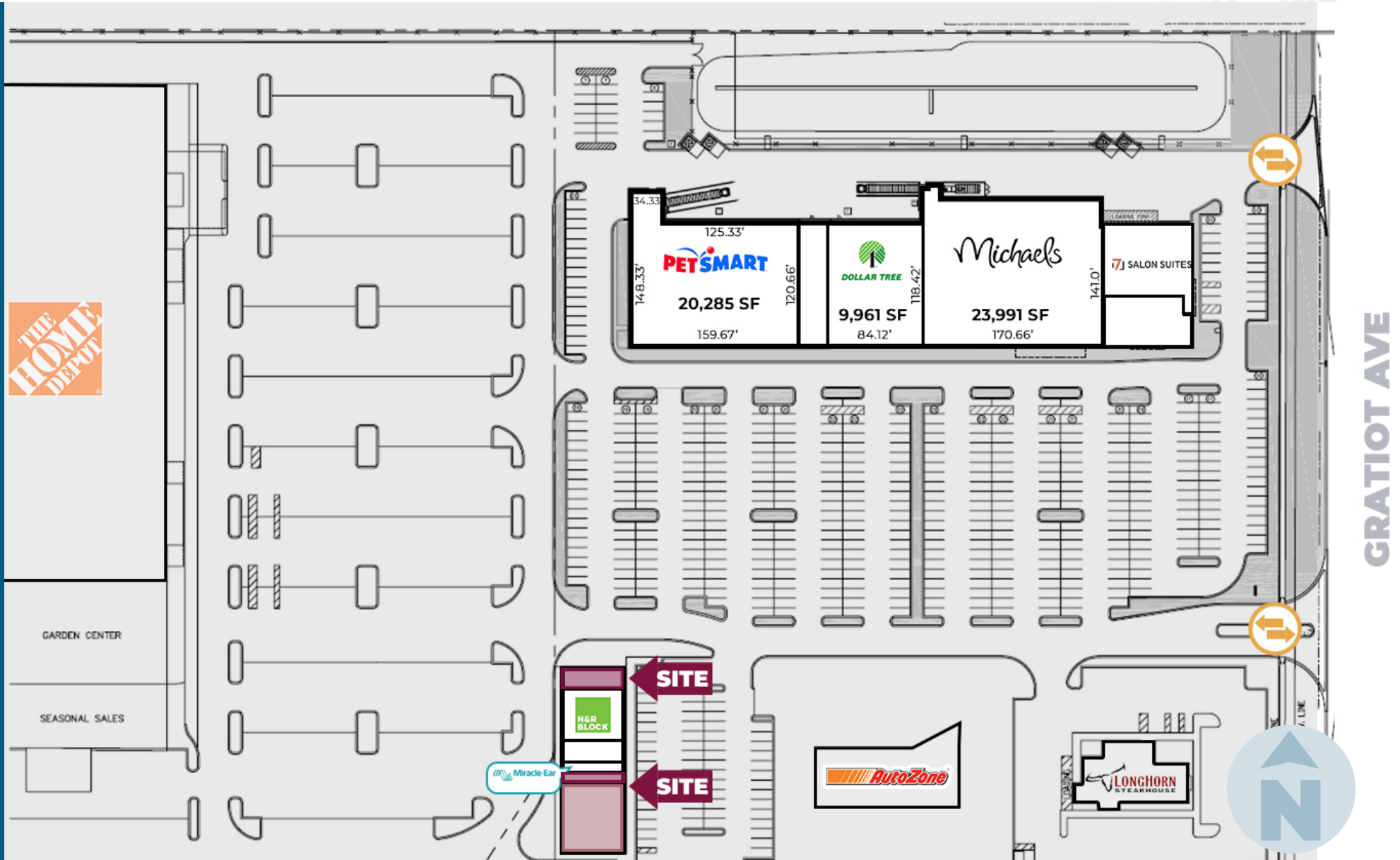
Google

Map data

# MACRO AERIAL

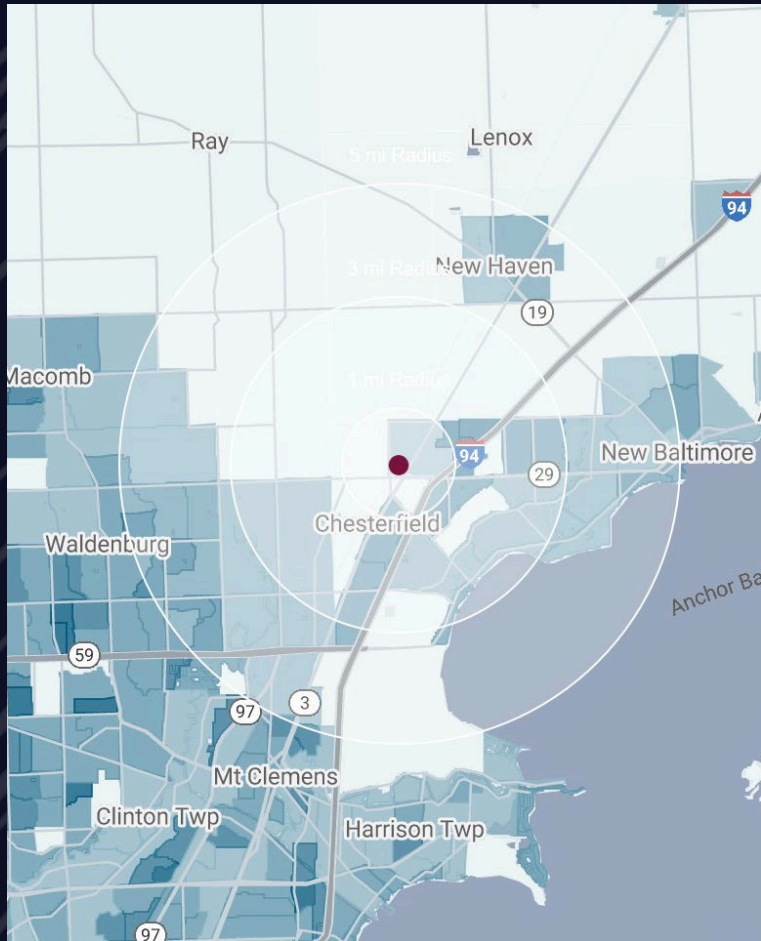


# SITE PLAN





# DEMOGRAPHICS



## CHESTERFIELD SQUARE

51305-51313 Gratiot Ave,  
Chesterfield, MI 48051

# DEMOGRAPHICS

<b>POPULATION</b>	<b>1 MILE</b>	<b>3 MILE</b>	<b>5 MILE</b>
2024 Estimated Population	4,898	43,985	105,447
2029 Projected Population	5,156	45,231	108,093
2020 Census Population	5,061	43,314	103,263
2010 Census Population	4,473	39,327	93,460
Projected Annual Growth 2024 to 2029	1.1%	0.6%	0.5%
Historical Annual Growth 2010 to 2024	0.7%	0.8%	0.9%
<b>HOUSEHOLDS</b>			
2024 Estimated Households	2,200	17,632	39,299
2029 Projected Households	2,338	18,279	40,618
2020 Census Households	2,053	16,679	37,538
2010 Census Households	1,733	14,580	33,011
Projected Annual Growth 2024 to 2029	1.3%	0.7%	0.7%
Historical Annual Growth 2010 to 2024	1.9%	1.5%	1.4%
<b>RACE</b>			
2024 Est. White	81.4%	84.3%	82.7%
2024 Est. Black	10.4%	8.4%	9.4%
2024 Est. Asian or Pacific Islander	2.1%	1.9%	2.5%
2024 Est. American Indian or Alaska Native	0.1%	0.1%	0.2%
2024 Est. Other Races	5.9%	5.3%	5.3%
<b>INCOME</b>			
2024 Est. Average Household Income	\$93,222	\$117,735	\$122,555
2024 Est. Median Household Income	\$74,870	\$93,748	\$96,598
2024 Est. Per Capita Income	\$41,871	\$47,218	\$45,722
<b>BUSINESS</b>			
2024 Est. Total Businesses	347	1,158	2,634
2024 Est. Total Employees	4,085	12,018	29,478

## CONTACT US



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