

FOR LEASE
TILCH SQUARE

NWC OF HALL RD & TILCH RD, MACOMB TWP, MI 48044



PROPERTY DETAILS

LOCATION:	NWC of Hall Rd & Tilch Rd Macomb Twp, MI 48044
PROPERTY TYPE:	Shopping Center
DATE AVAILABLE:	Immediate
RENT:	\$20.00/SF NNN
NNN EXPENSE:	\$6.50/SF
BUILDING SIZE:	31,800 SF
AVAILABLE SPACE:	From 1,250 SF to as large as 5,000 SF
ZONING:	C-2
TRAFFIC COUNT:	Hall Rd (84,843 CPD) Hayes Rd (26,762 CPD)

EXCLUSIVELY LISTED BY:



**LOUIS J.
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Managing Director
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\$20.00/SF NNN

RENT

\$6.50/SF

NNN

TENANT ROSTER



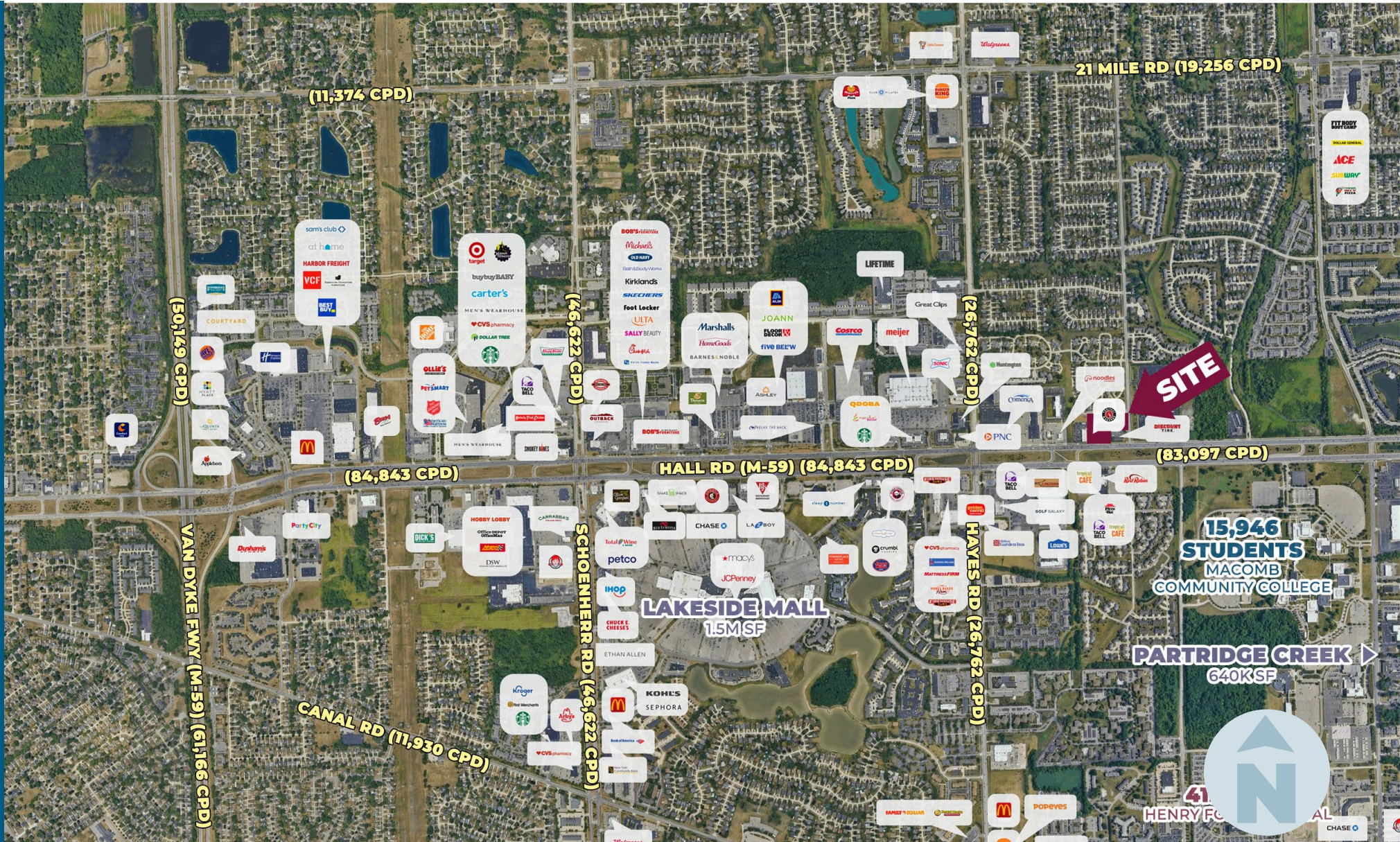
HIGHLIGHTS

- Tilch Square features an excellent opportunity to locate in the heart of one of Metro Detroit's most dominant retail corridors which boasts traffic counts of over 77,000 vehicles per day.
- The center serves the Hall Road super-regional trade area, which is anchored by two regional malls and provides access to the surrounding communities of Utica, Sterling Heights, and Clinton Township.
- The site is adjacent to Beaumont Medical Center-Macomb. New monument signage will be offered at both points of ingress/egress along Hall Road and Tilch Road.
- Potential Drive-Thru on the Western End-Cap.

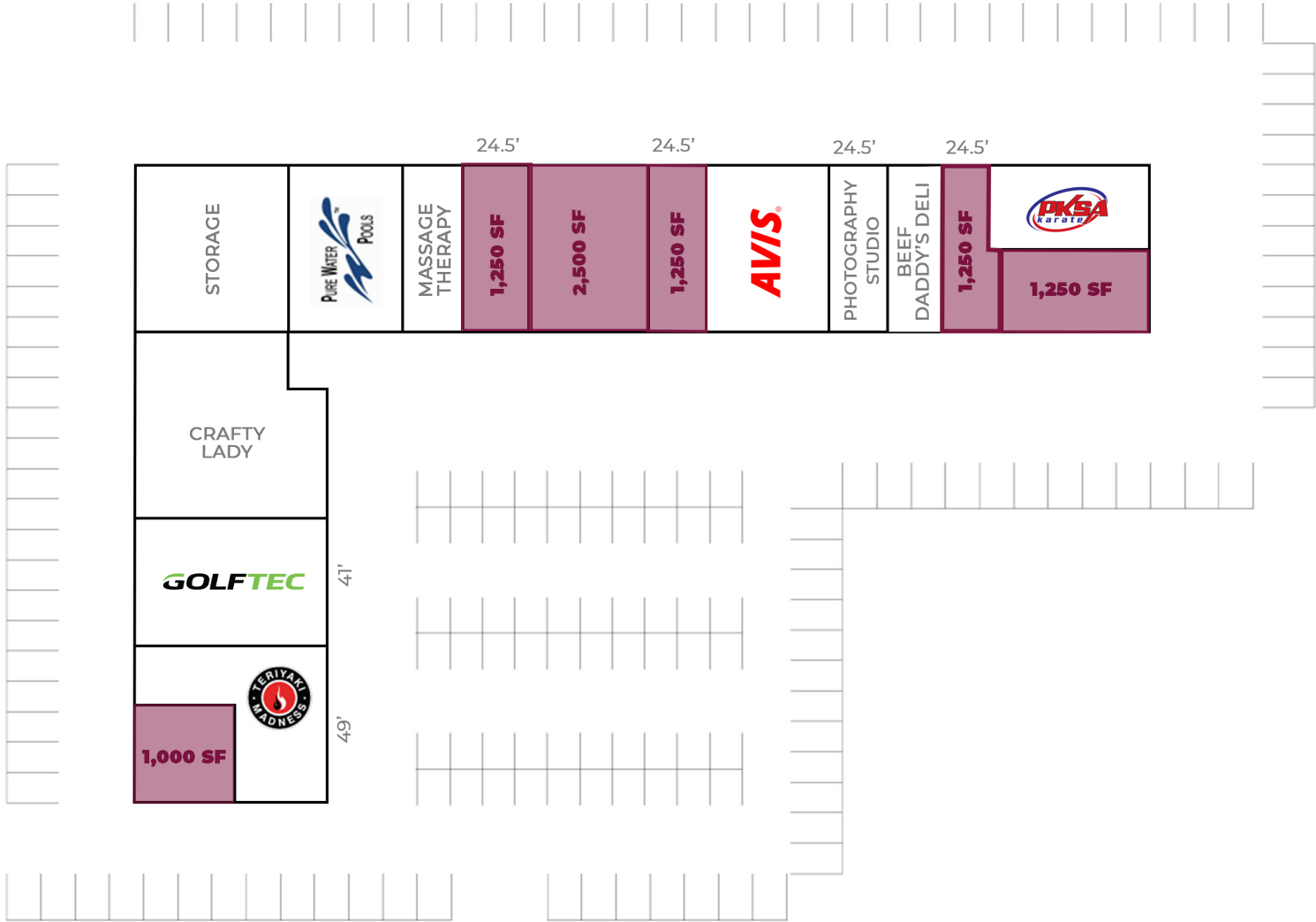
MICRO AERIAL



MACRO AERIAL



SITE PLAN



SITE PHOTOS



SITE PHOTOS



SITE PHOTOS



PYLON SIGNAGE



DEMOGRAPHICS



TILCH SQUARE

NWC of Hall Rd & Tilch Rd, Macomb Twp, MI

DEMOGRAPHICS

POPULATION

	1 MILE	3 MILE	5 MILE
2024 Estimated Population	13,028	116,015	252,714
2029 Projected Population	12,898	115,516	253,388
2020 Census Population	12,660	117,285	254,153
2010 Census Population	13,039	110,634	239,709
Projected Annual Growth 2024 to 2029	-0.2%	-	-
Historical Annual Growth 2010 to 2024	-	0.3%	0.4%

HOUSEHOLDS

2024 Estimated Households	6,643	48,936	102,428
2029 Projected Households	6,619	49,035	103,269
2020 Census Households	6,465	48,668	101,424
2010 Census Households	6,564	45,048	93,539
Projected Annual Growth 2024 to 2029	-	-	0.2%
Historical Annual Growth 2010 to 2024	-	0.6%	0.7%

RACE

2024 Est. White	76.6%	80.8%	80.6%
2024 Est. Black	13.8%	9.7%	9.9%
2024 Est. Asian or Pacific Islander	4.9%	5.0%	4.7%
2024 Est. American Indian or Alaska Native	0.1%	0.1%	0.1%
2024 Est. Other Races	4.6%	4.4%	4.7%

INCOME

2024 Est. Average Household Income	\$75,271	\$110,472	\$112,501
2024 Est. Median Household Income	\$60,716	\$87,877	\$89,962
2024 Est. Per Capita Income	\$38,636	\$46,683	\$45,664

BUSINESS

2024 Est. Total Businesses	574	3,556	8,625
2024 Est. Total Employees	9,713	38,364	95,797

CONTACT US



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