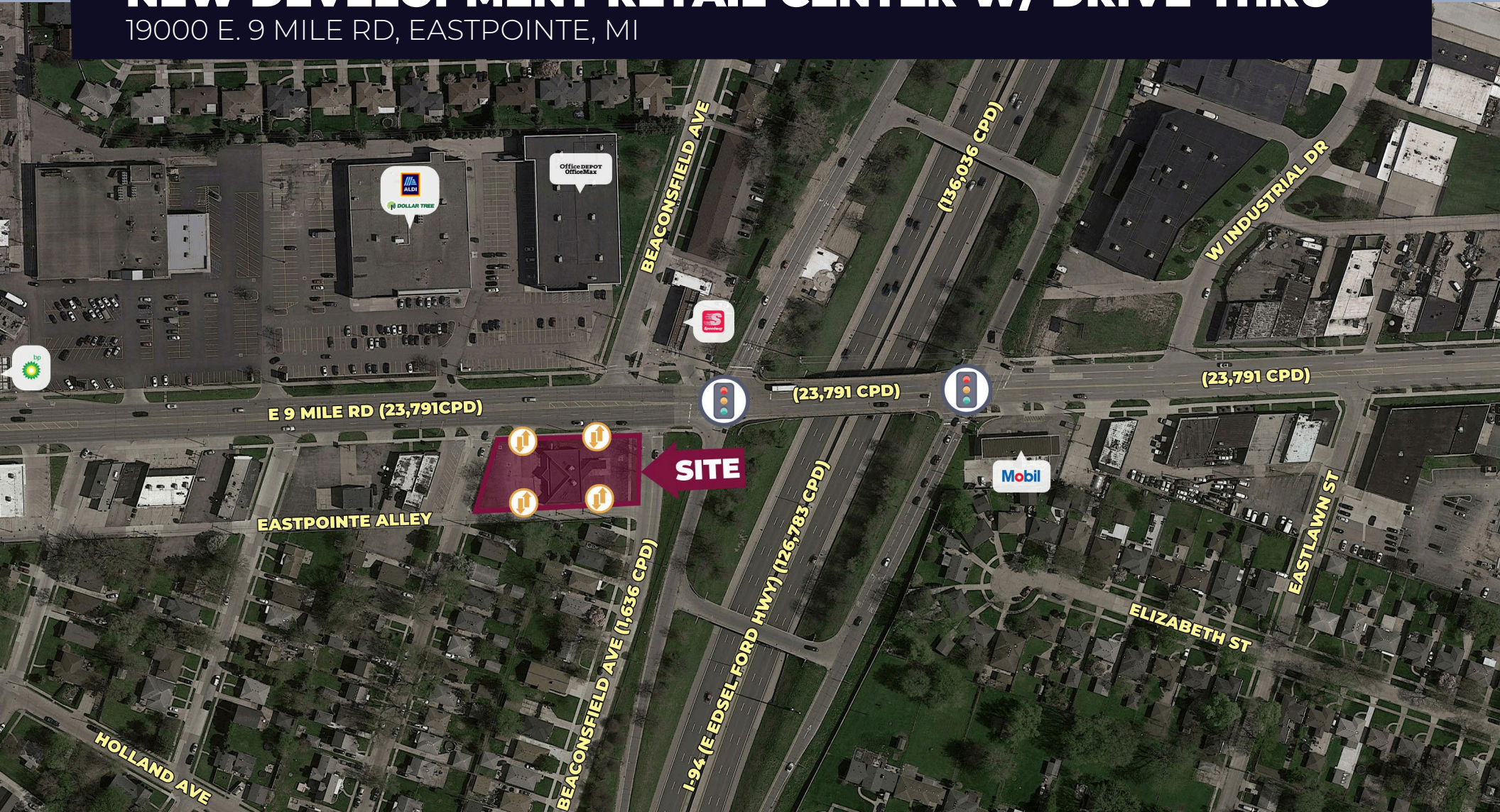


FOR LEASE

# NEW DEVELOPMENT RETAIL CENTER W/ DRIVE-THRU

19000 E. 9 MILE RD, EASTPOINTE, MI





# PROPERTY DETAILS

<b>LOCATION:</b>	19000 E. 9 Mile Rd, Eastpointe, MI
<b>PROPERTY TYPE:</b>	Shopping Center
<b>DATE AVAILABLE:</b>	Q3 2025
<b>RENT:</b>	\$35.00/SF
<b>PROPERTY TAXES:</b>	\$21,930
<b>BUILDING SIZE:</b>	6,378 SF (60' Depths)
<b>LOT SIZE:</b>	0.56 AC
<b>ZONING:</b>	B-3 Retail
<b>TRAFFIC COUNT:</b>	9 Mile Rd (23,256 CPD) I-94 (134,517 CPD)

6,378 SF	\$35.00/SF
<b>BUILDING SIZE</b>	<b>RENT</b>

## DESCRIPTION



- New Multi-Tenant Shopping being Built
- Freestanding Former Bank Branch
- Drive-Thru End-Cap
- Freeway Access
- Tremendous Visibility
- Easy In and Out Access
- New Boulevard being put in Along 9 Mile Rd

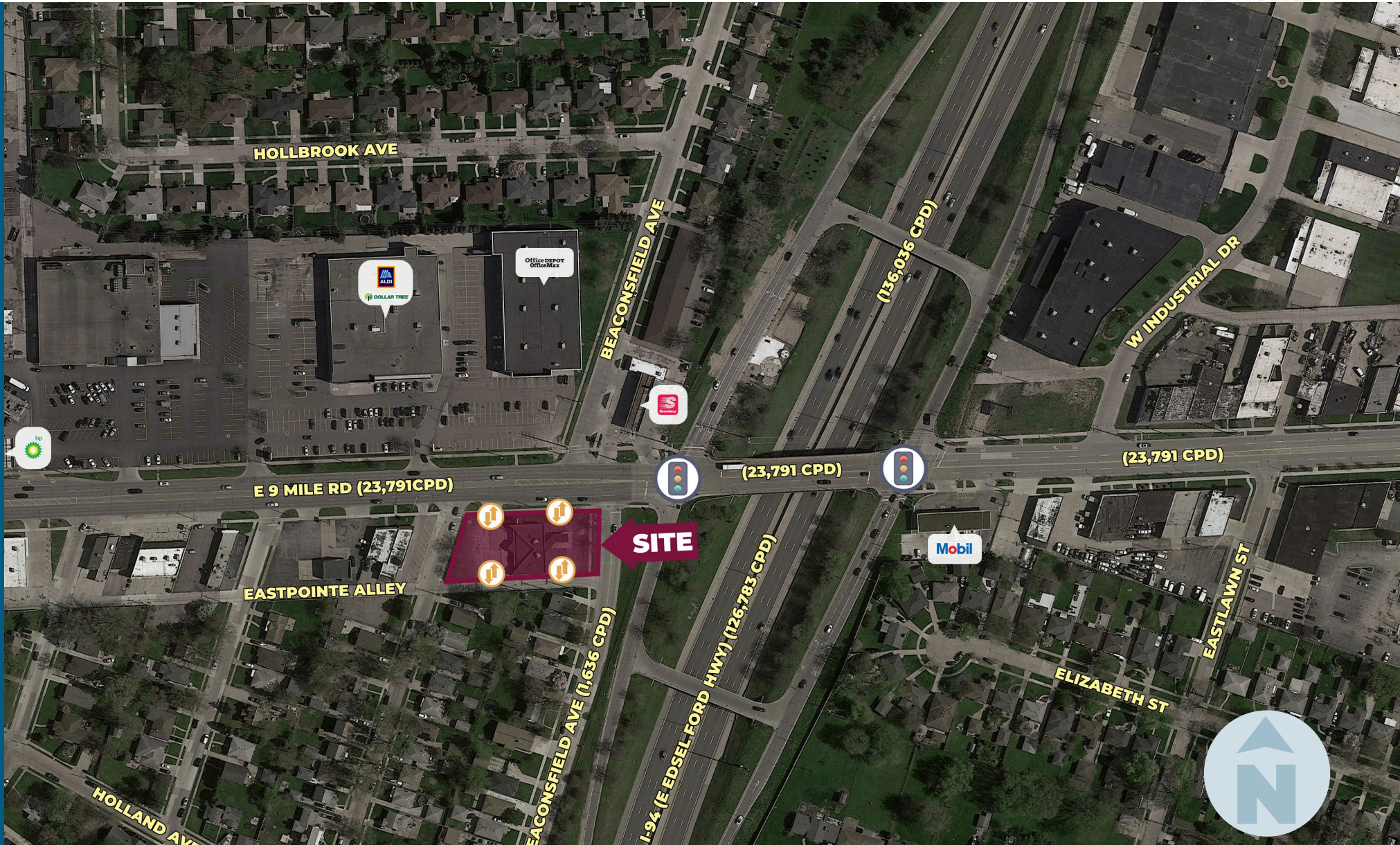
EXCLUSIVELY LISTED BY:



**LOUIS J. CIOTTI**  
Managing Director  
[lcioffi@landmarkcres.com](mailto:lcioffi@landmarkcres.com)  
248 488 2620

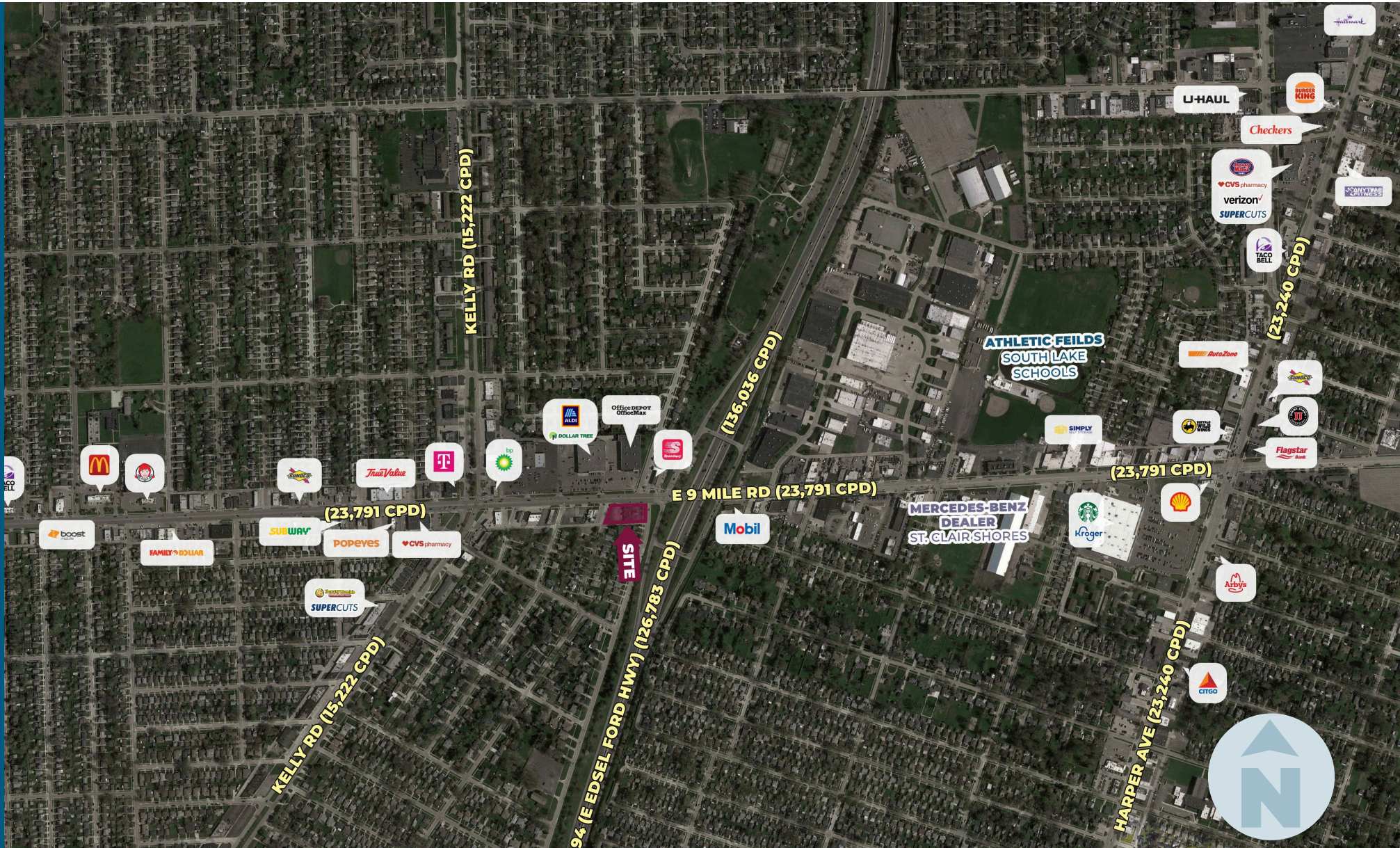


# MICRO AERIAL





# MACRO AERIAL





# CONCEPT DRAWING

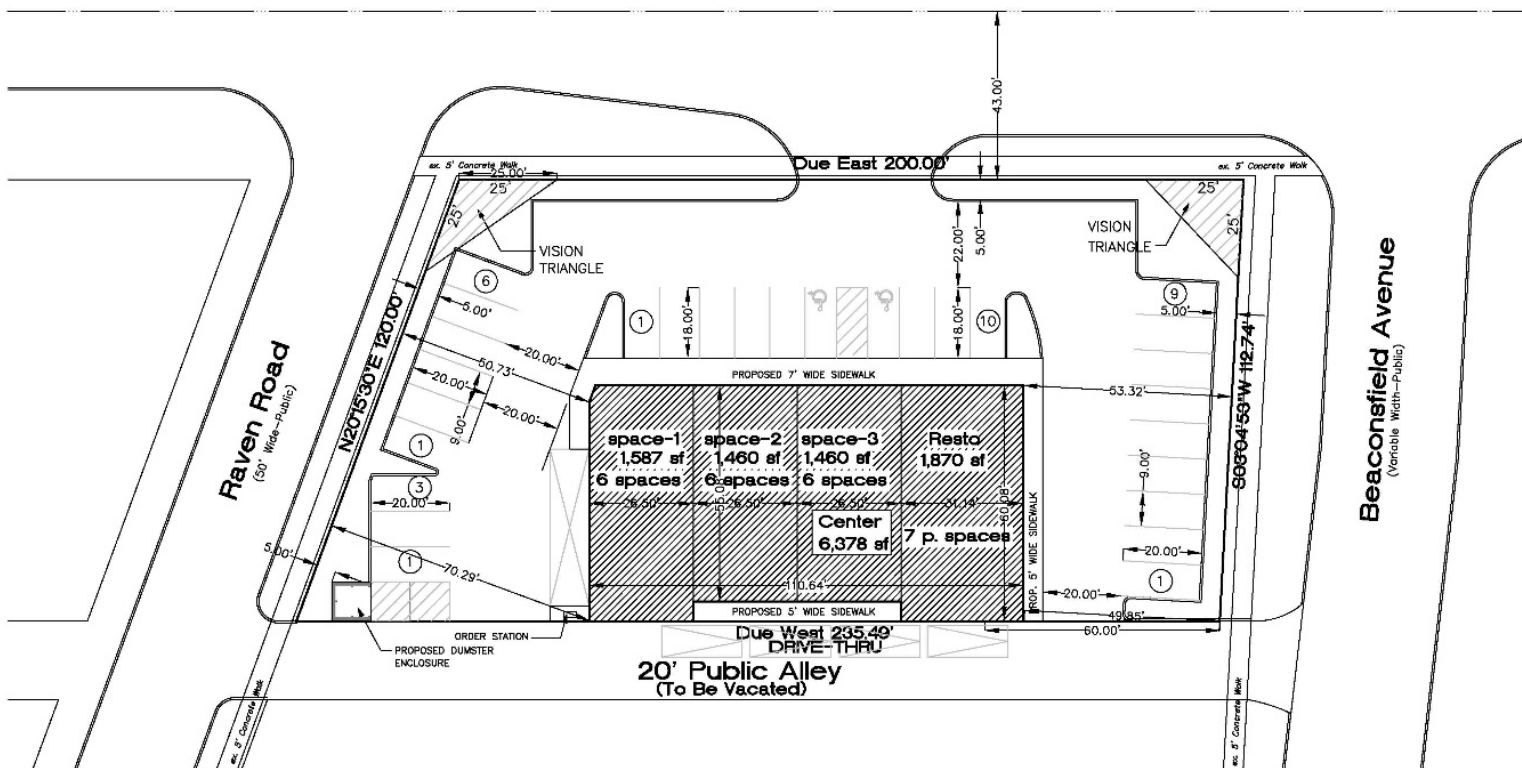
6,378 SF

60' FT

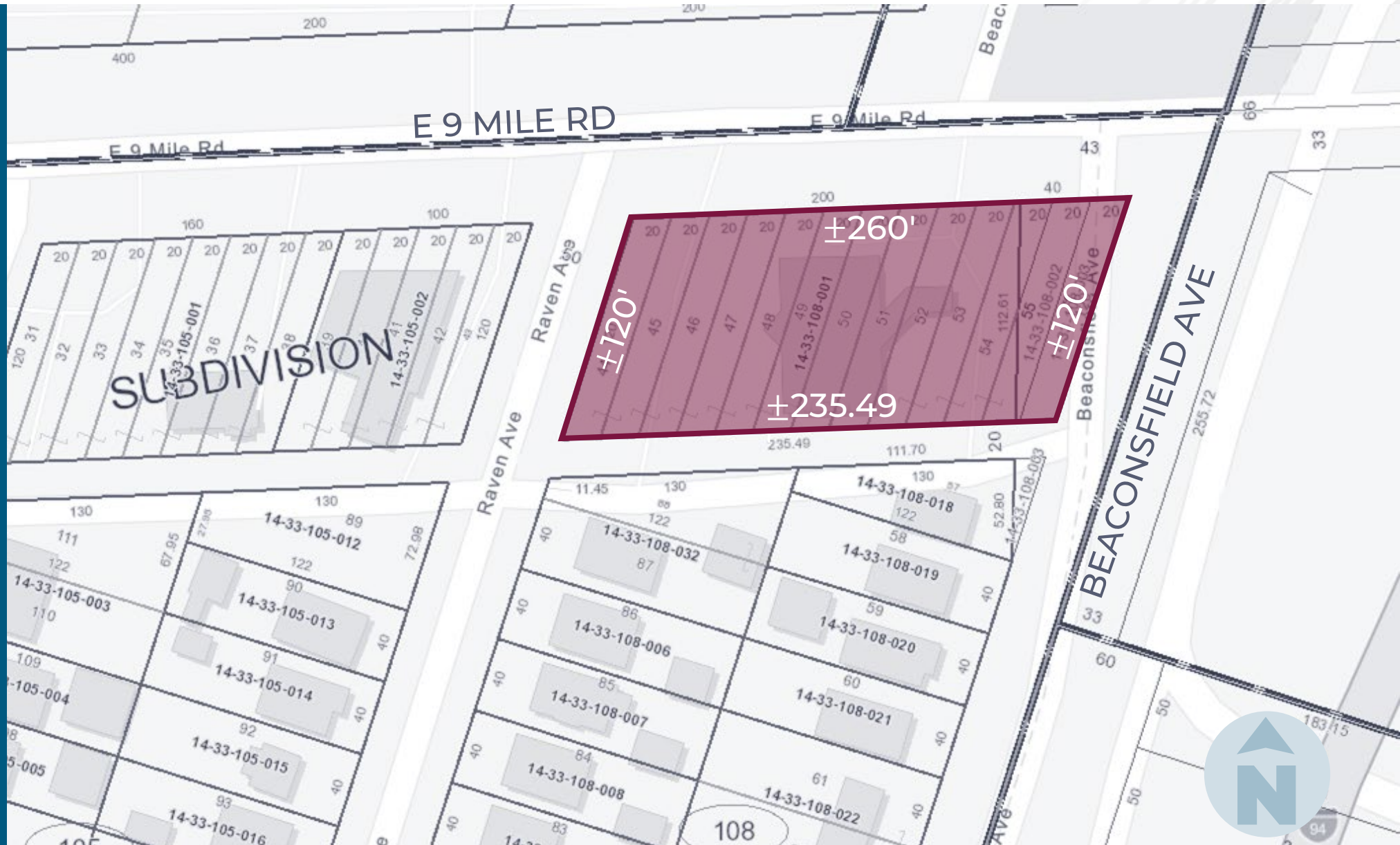
<b>BUILDING SIZE</b>	<b>DEPTHS</b>
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**Beaconsfield Avenue**  
(Variable Width—Public)

**East Nine Mile Road**  
(Variable Width—Public)



# PLAT

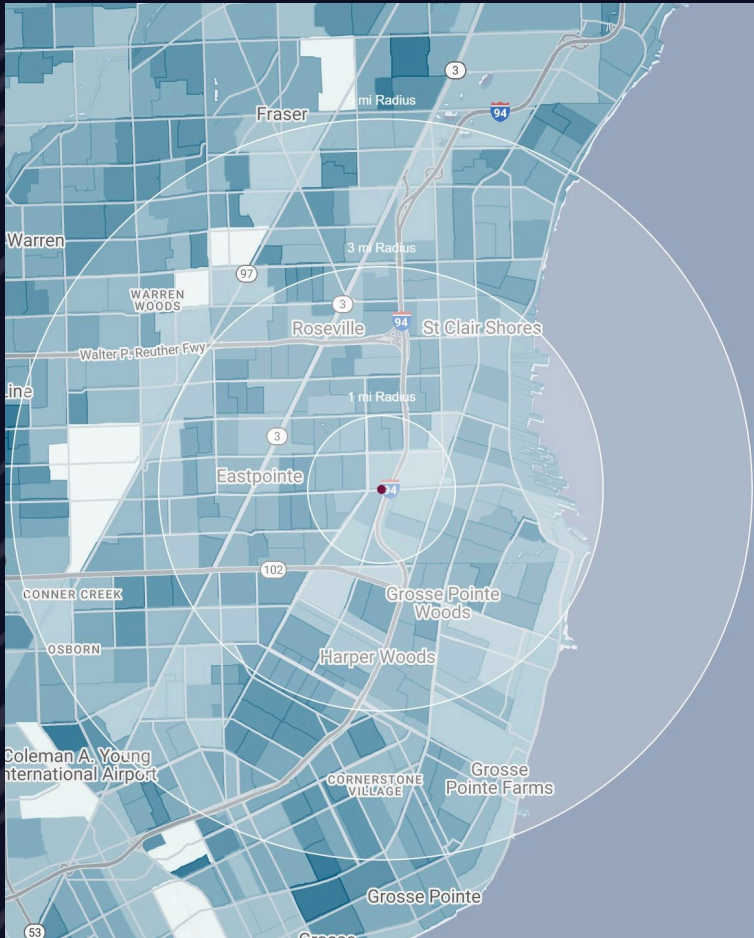


# SURVEY (0.56 AC)





# DEMOGRAPHICS



## NEW DEVELOPMENT RETAIL CENTER W/ DRIVE-THRU

19000 E. 9 Mile Rd,  
Eastpointe, MI

# DEMOGRAPHICS

### POPULATION

	1 MILE	3 MILE	5 MILE
2024 Estimated Population	18,020	152,668	312,749
2029 Projected Population	17,850	150,164	308,547
2020 Census Population	18,408	154,463	313,554
2010 Census Population	17,884	153,837	323,555
Projected Annual Growth 2024 to 2029	-0.2%	-0.3%	-0.3%
Historical Annual Growth 2010 to 2024	-	-	-0.2%

### HOUSEHOLDS

2024 Estimated Households	7,622	63,078	127,057
2029 Projected Households	7,621	62,525	126,235
2020 Census Households	7,584	62,853	124,628
2010 Census Households	7,317	61,737	125,897
Projected Annual Growth 2024 to 2029	-	-0.2%	-0.1%
Historical Annual Growth 2010 to 2024	0.3%	0.2%	-

### RACE

2024 Est. White	55.5%	58.6%	53.8%
2024 Est. Black	38.8%	35.2%	39.8%
2024 Est. Asian or Pacific Islander	1.2%	1.8%	2.2%
2024 Est. American Indian or Alaska Native	0.1%	0.2%	0.2%
2024 Est. Other Races	4.3%	4.3%	4.0%

### INCOME

2024 Est. Average Household Income	\$82,219	\$89,759	\$88,796
2024 Est. Median Household Income	\$68,176	\$71,787	\$69,895
2024 Est. Per Capita Income	\$34,792	\$37,137	\$36,151

### BUSINESS

2024 Est. Total Businesses	645	4,528	9,507
2024 Est. Total Employees	4,965	32,694	85,389



## CONTACT US



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CIOTTI**

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