

FOR LEASE
THE SHOPPES AT PARK PLACE
25217 EVERGREEN, SOUTHFIELD, MI 48076

2,523 SF
AVAILABLE

1,500 SF
AVAILABLE

PROPERTY DETAILS

LOCATION: 25217 Evergreen,
Southfield, MI 48076

PROPERTY TYPE: Neighborhood Center

DATE AVAILABLE: Immediately

RENT: Contact Broker

NNN EXPENSE: \$11.11/ SF

AVAILABLE SPACE: 2,523 SF
(Endcap with Drive-Thru)
1,500 SF
(In-between Qdoba & Wine Shop)

TRAFFIC COUNT: Evergreen Rd (14,924 CPD)

EXCLUSIVELY LISTED BY:



ANDREW C. LUCKOFF
Director
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248 488 2620

Contact Broker

\$11.11/SF

RENT

NNN

TENANT ROSTER



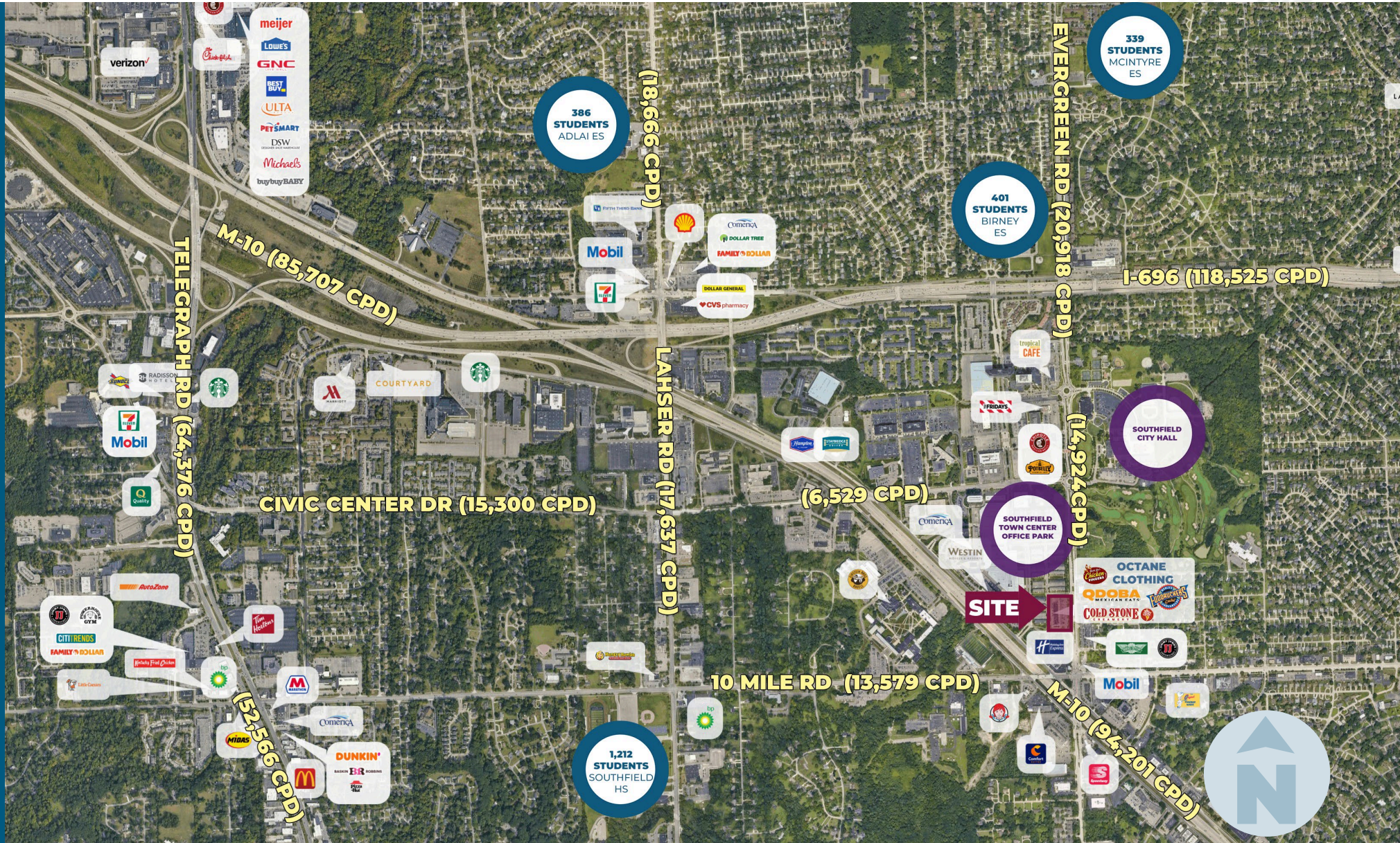
HIGHLIGHTS

- High Energy Strip with Prime Space Available – 2,453 sf. endcap drive thru and 1,500 sf. prominent inline space.
- Synergistic Tenant Mix – Qdoba, Fuddruckers, and new Coldstone opening March 2024.
- Positioned strategically in between I-696 & M-10 with heavy traffic counts.
- In close proximity to Southfield City Hall, Ascension Providence Hospital, as well as several surrounding office towers, residential, and Hotels.

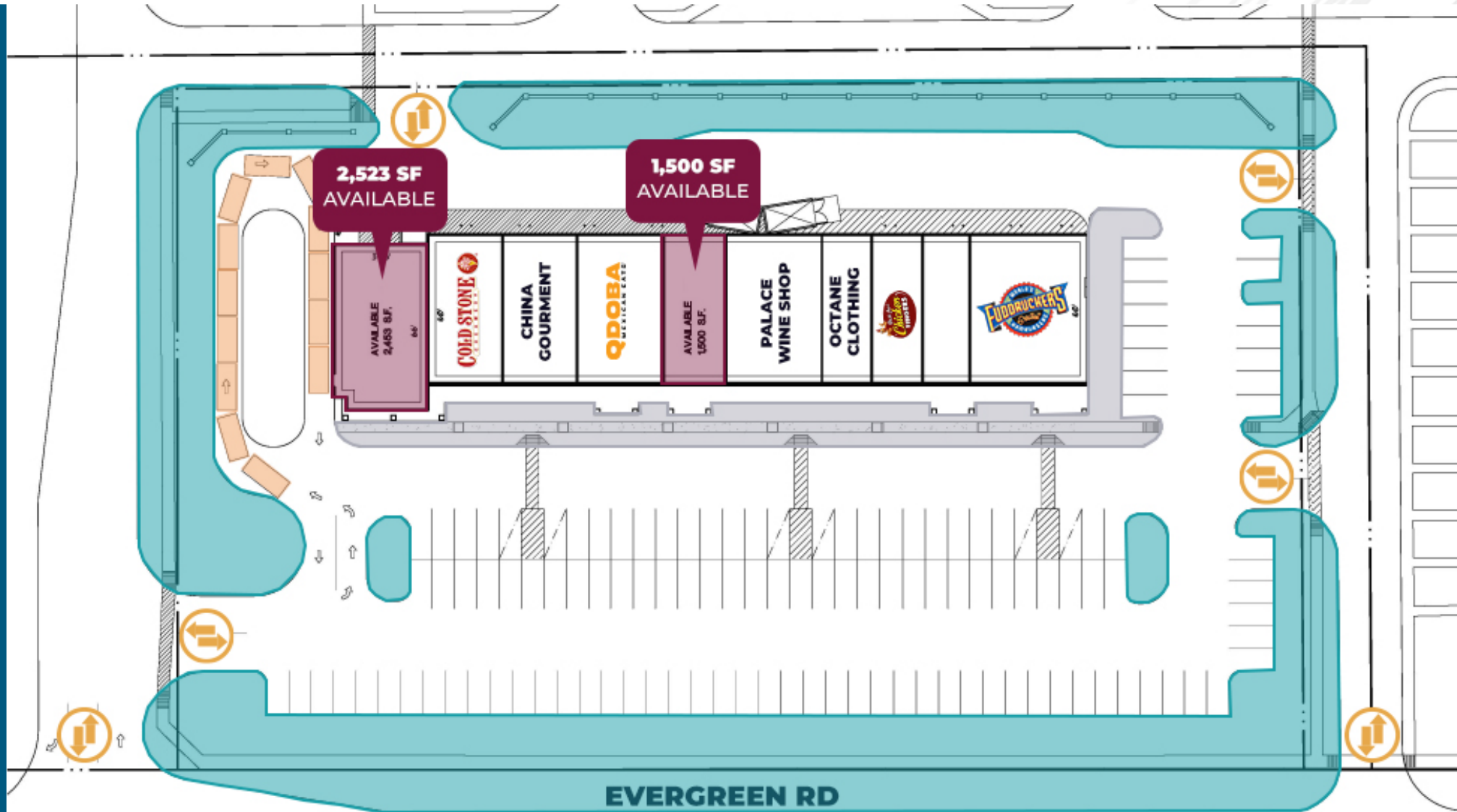
MICRO AERIAL



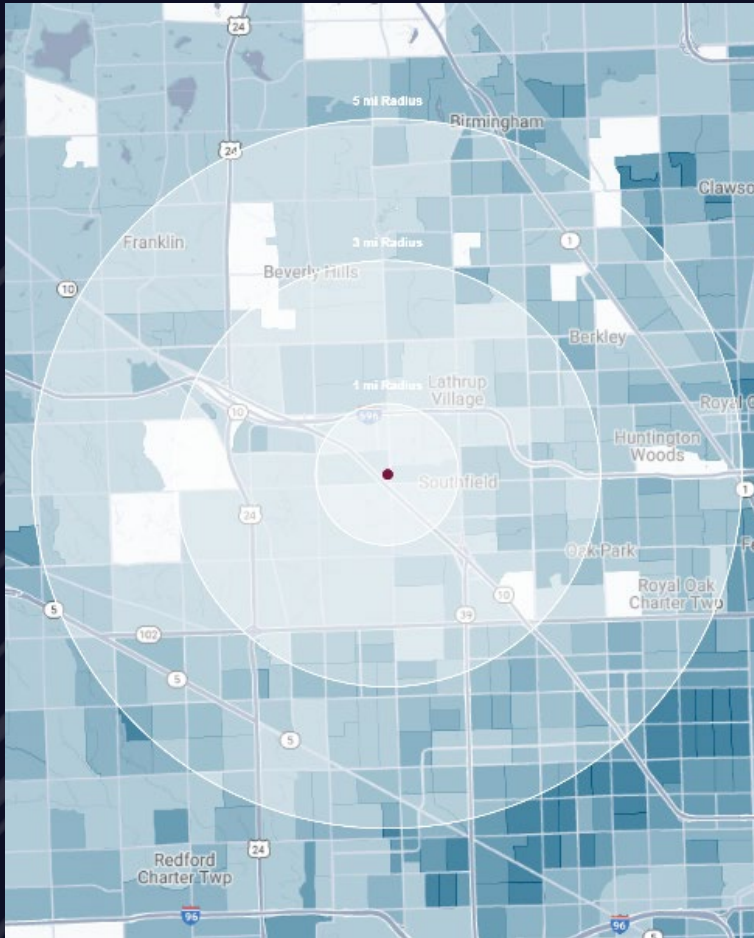
MACRO AERIAL



SITE PLAN



DEMOGRAPHICS



THE SHOPPES AT PARK PLACE

25217 Evergreen, Southfield, MI 48076

DEMOGRAPHICS

POPULATION

	1 MILE	3 MILE	5 MILE
2023 Estimated Population	7,745	103,095	307,832
2028 Projected Population	7,876	103,184	308,219
2020 Census Population	7,683	103,441	309,034
2010 Census Population	6,930	99,919	305,520
Projected Annual Growth 2023 to 2028	0.3%	-	-
Historical Annual Growth 2010 to 2023	0.9%	0.2%	-

HOUSEHOLDS

2023 Estimated Households	3,057	45,184	133,436
2028 Projected Households	3,105	45,168	133,279
2020 Census Households	3,000	44,750	132,323
2010 Census Households	2,775	41,863	127,179
Projected Annual Growth 2023 to 2028	0.3%	-	-
Historical Annual Growth 2010 to 2023	0.8%	0.6%	0.4%

RACE

2023 Est. White	16.4%	27.8%	39.5%
2023 Est. Black	67.6%	66.0%	54.1%
2023 Est. Asian or Pacific Islander	13.2%	2.8%	2.5%
2023 Est. American Indian or Alaska Native	-	0.1%	0.2%
2023 Est. Other Races	2.7%	3.3%	3.8%

INCOME

2023 Est. Average Household Income	\$108,643	\$87,628	\$105,174
2023 Est. Median Household Income	\$78,764	\$71,773	\$79,036
2023 Est. Per Capita Income	\$44,591	\$38,637	\$45,717

BUSINESS

2023 Est. Total Businesses	1,719	7,636	16,926
2023 Est. Total Employees	33,381	91,389	171,425

CONTACT US



**ANDREW C.
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Director

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