

FOR LEASE

FORMER RITE AID

51037 VAN DYKE AVE, SHELBY TOWNSHIP, MI



PROPERTY DETAILS

\$14.00/SF

Approx. \$6.00/SF

RENT

NNN

LOCATION:	51037 Van Dyke Ave, Shelby Twp, MI
PROPERTY TYPE:	Freestanding
DATE AVAILABLE:	Immediately
RENT:	\$14.00/SF
NNN EXPENSE:	Approx. \$6.00/SF
PROPERTY TAXES:	\$31,464.83
BUILDING SIZE:	11,180 SF
LOT SIZE:	1.91 AC
LOT DIMENSIONS:	Irregular- 200' Frontage
AVAILABLE SPACE:	11,180 SF
ZONING:	C-3
GROSS LEASABLE AREA:	11,180 SF
TRAFFIC COUNT:	Van Dyke (23,056 CPD) 23 Mile Rd (15,830 CPD)

EXCLUSIVELY LISTED BY:



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HIGHLIGHTS

- Freestanding Opportunity with Access from both Van Dyke Ave & 23 Mile Rd.
- 200' Frontage.
- Drive-Thru Included.
- Substantial Parking.
- Less Than Half-Mile Away from the Newly Built Amazon Fulfillment Center.
- Signage on both Van Dyke & 23 Mile Rd.
- Half-Mile from the M-53 Freeway.

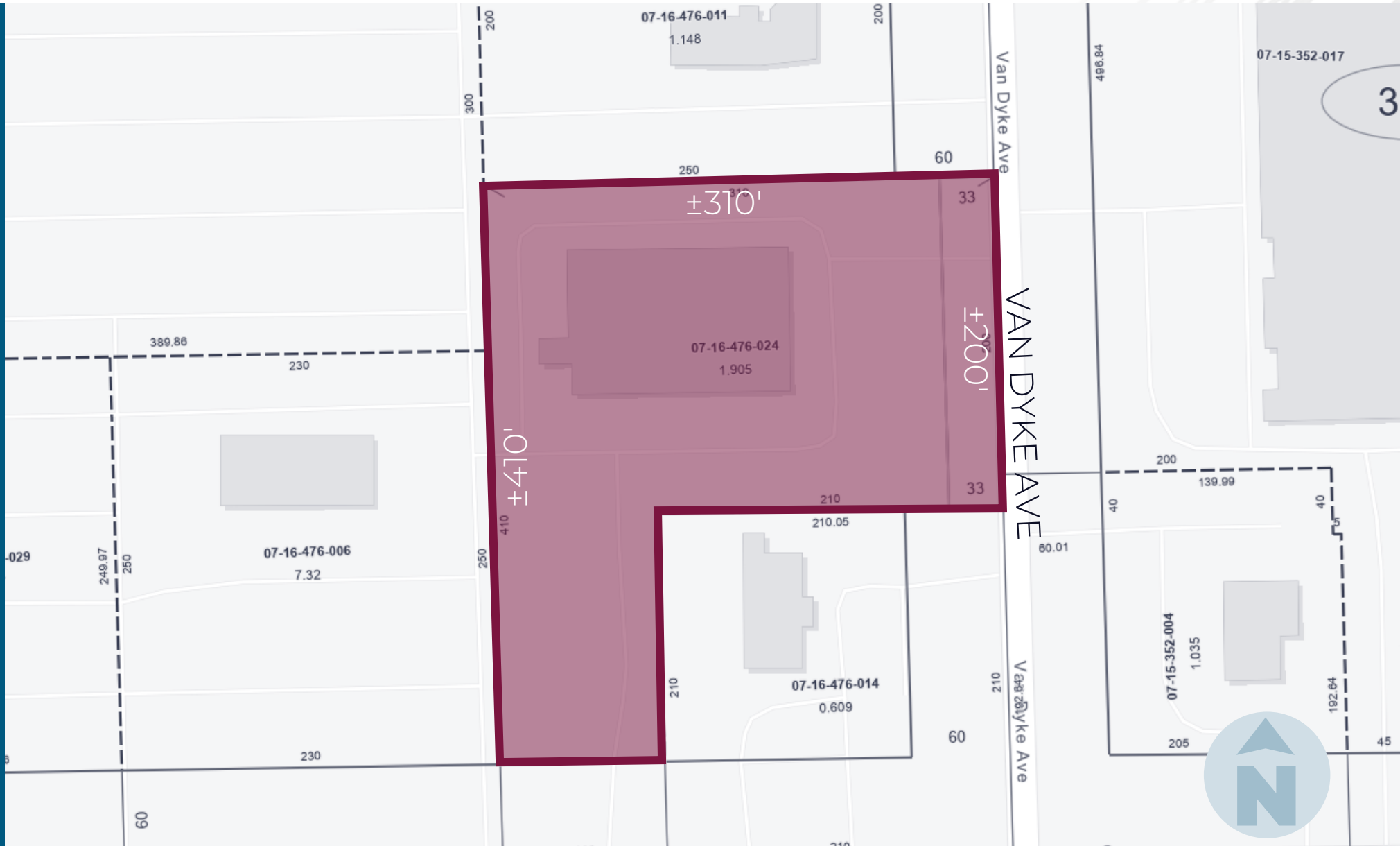
MICRO AERIAL



MACRO AERIAL



PLAT



SITE PHOTOS



DRIVE-THRU

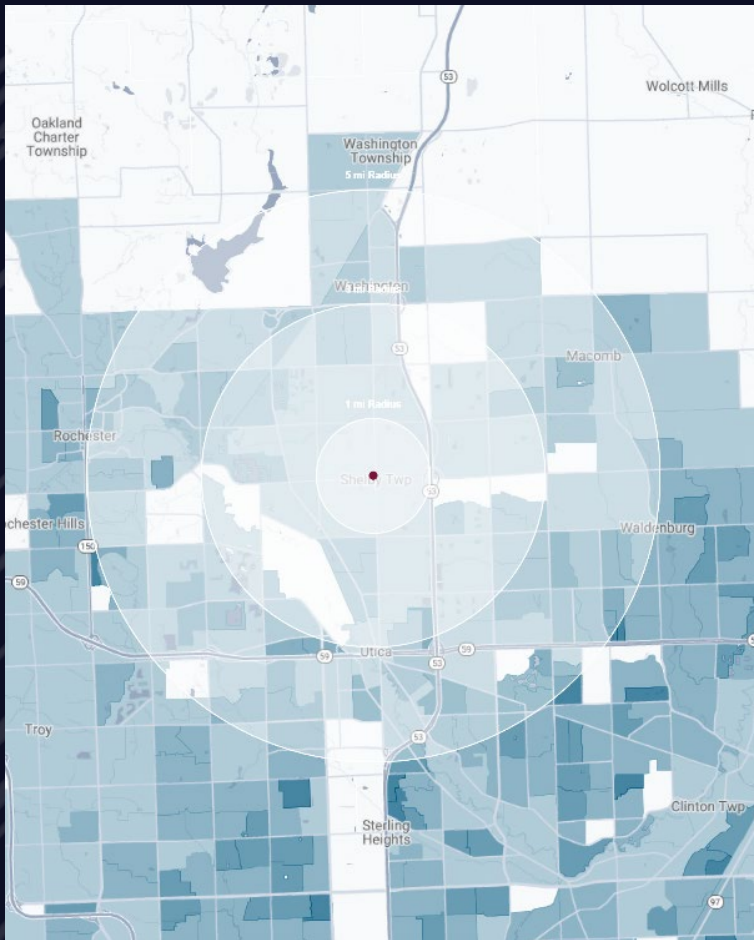
SITE PHOTOS



MONUMENT SIGNAGE



DEMOGRAPHICS



FORMER RITE AID

51037 Van Dyke, Shelby Twp, MI 48316

DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2023 Estimated Population	5,761	62,132	198,354
2028 Projected Population	6,066	63,832	205,426
2020 Census Population	6,003	61,123	197,268
2010 Census Population	5,138	56,048	182,330
Projected Annual Growth 2023 to 2028	1.1%	0.5%	0.7%
Historical Annual Growth 2010 to 2023	0.9%	0.8%	0.7%
HOUSEHOLDS			
2023 Estimated Households	2,132	24,394	80,345
2028 Projected Households	2,241	24,929	82,781
2020 Census Households	2,194	23,792	77,588
2010 Census Households	1,859	21,248	70,654
Projected Annual Growth 2023 to 2028	1.0%	0.4%	0.6%
Historical Annual Growth 2010 to 2023	1.1%	1.1%	1.1%
RACE			
2023 Est. White	79.3%	84.7%	81.0%
2023 Est. Black	6.8%	5.7%	7.0%
2023 Est. Asian or Pacific Islander	10.1%	4.9%	6.8%
2023 Est. American Indian or Alaska Native	-	0.2%	0.2%
2023 Est. Other Races	3.8%	4.5%	5.0%
INCOME			
2023 Est. Average Household Income	\$121,192	\$130,442	\$127,693
2023 Est. Median Household Income	\$98,498	\$98,989	\$98,098
2023 Est. Per Capita Income	\$45,030	\$51,256	\$51,782
BUSINESS			
2023 Est. Total Businesses	374	2,463	6,599
2023 Est. Total Employees	2,603	23,305	65,930

CONTACT US



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