

FOR LEASE/SALE
FORMER JR'S RESTAURANT

1368 Division St, Adrian, MI 49221

**3,246 SF
AVAILABLE**



PROPERTY DETAILS

CONTACT BROKER

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SALES PRICE

RENT

LOCATION:	1368 Division St, Adrian, MI 49221
PROPERTY TYPE:	Restaurant
DATE AVAILABLE:	Immediately
SALES PRICE:	Contact Broker
RENT:	Contact Broker
NNN/EXPENSES:	TBD
PROPERTY TAXES:	\$14,114.43 (2022 Actual)
BUILDING SIZE:	3,246 SF
LOT SIZE:	0.80 AC
LOT DIMENSIONS:	205' X 175'
AVAILABLE SPACE:	3,246 SF
ZONING:	B-4
GROSS LEASABLE AREA:	3,246 SF
IMPROVEMENTS:	Fully Built Out Restaurant
TRAFFIC COUNT:	Division St (9,405 CPD)

EXCLUSIVELY LISTED BY:



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HIGHLIGHTS

- Freestanding Restaurant on a Meijer Outlot, across from Lowe's.
- Current Building is equipped with a drive-thru/ pick-up window.
- Turn-key Restaurant & Bar.

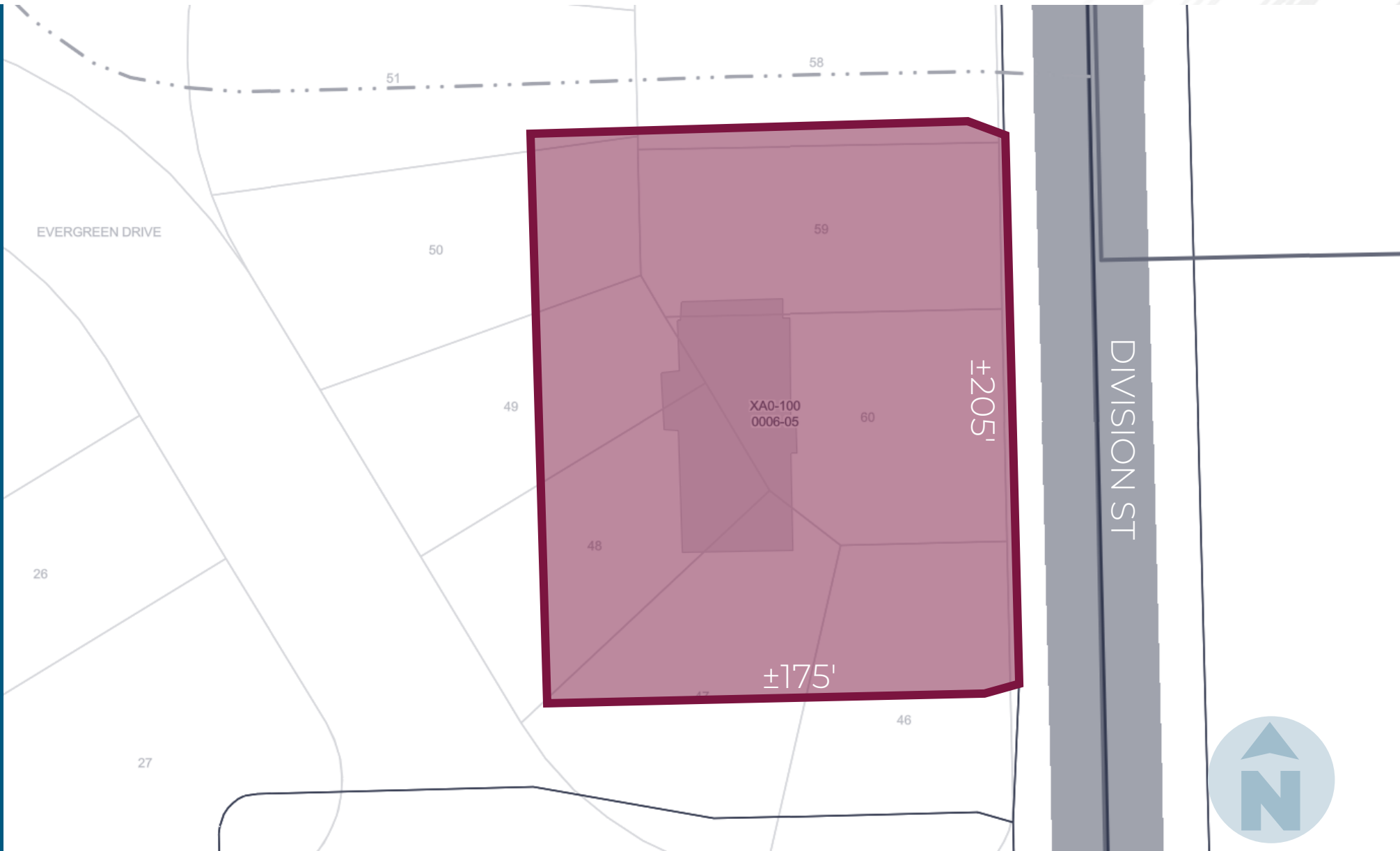
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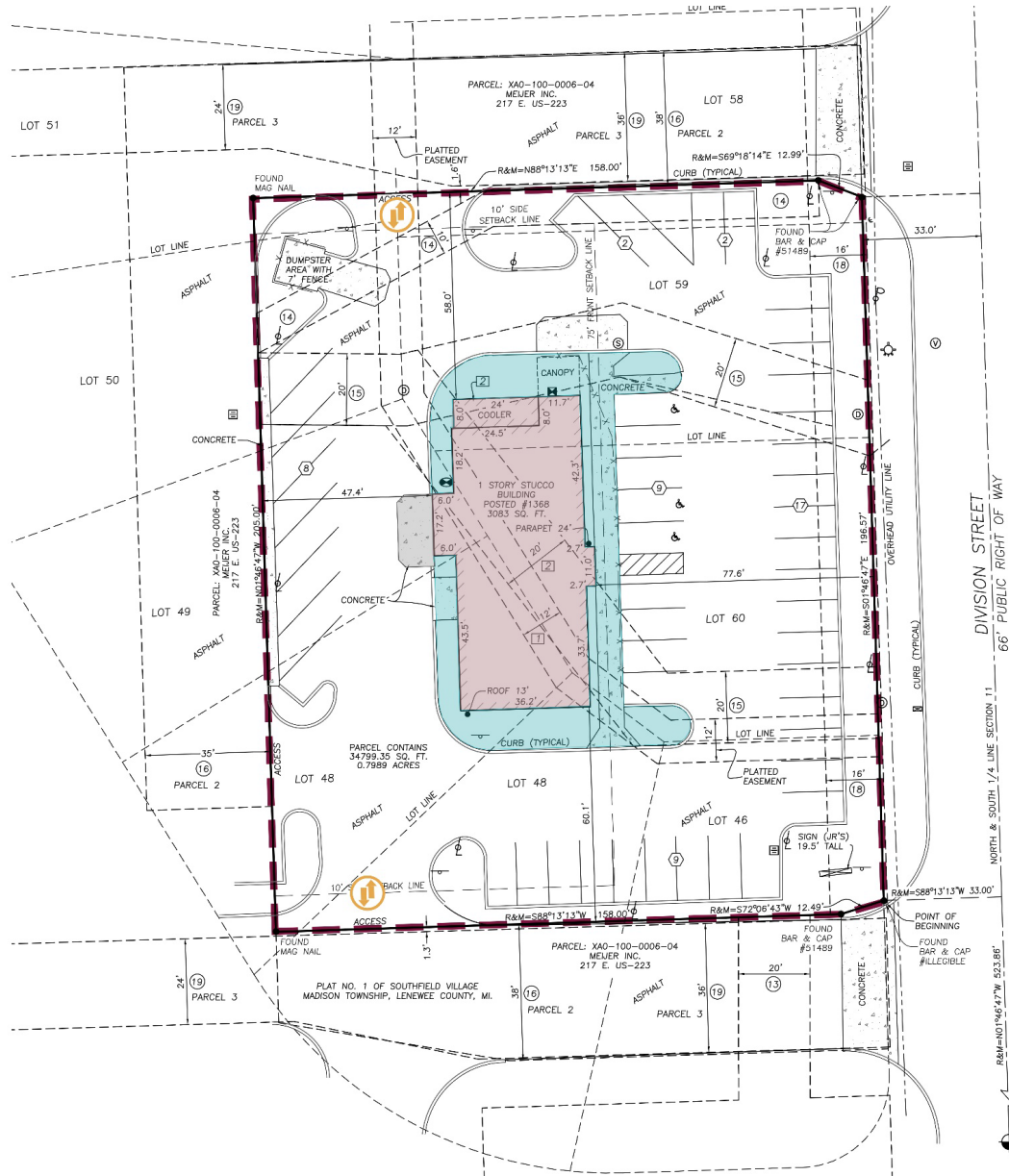
MACRO AERIAL



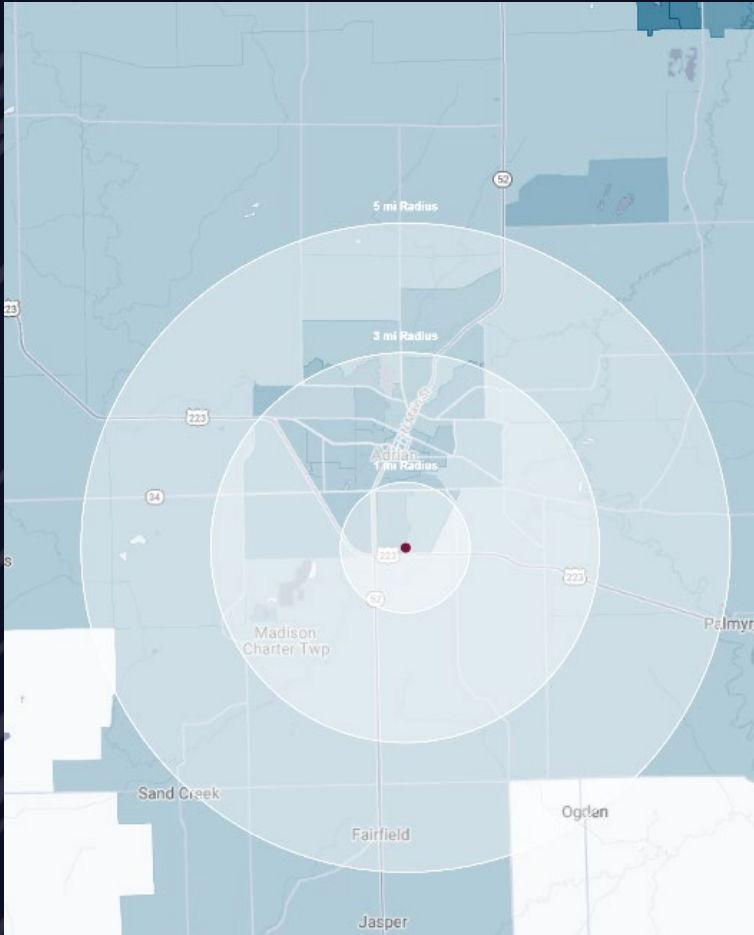
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SURVEY



DEMOGRAPHICS



FORMER JR'S RESTAURANT

1368 Division St, Adrian, MI 49221

DEMOGRAPHICS

POPULATION	1 MILE	3 MILE	5 MILE
2023 Estimated Population	5,846	27,511	36,039
2028 Projected Population	5,592	25,041	34,019
2020 Census Population	5,368	27,756	36,395
2010 Census Population	5,318	28,208	36,713
Projected Annual Growth 2023 to 2028	-0.9%	-1.8%	-1.1%
Historical Annual Growth 2010 to 2023	0.8%	-0.2%	-0.1%
HOUSEHOLDS			
2023 Estimated Households	1,958	9,310	12,714
2028 Projected Households	1,887	8,432	12,051
2020 Census Households	1,886	9,892	13,205
2010 Census Households	1,814	9,737	12,916
Projected Annual Growth 2023 to 2028	-0.7%	-1.9%	-1.0%
Historical Annual Growth 2010 to 2023	0.6%	-0.3%	-0.1%
RACE			
2023 Est. White	66.3%	69.5%	74.1%
2023 Est. Black	16.9%	11.7%	9.8%
2023 Est. Asian or Pacific Islander	0.7%	6.4%	5.1%
2023 Est. American Indian or Alaska Native	0.7%	0.6%	0.5%
2023 Est. Other Races	15.4%	11.8%	10.6%
INCOME			
2023 Est. Average Household Income	\$59,892	\$75,144	\$84,350
2023 Est. Median Household Income	\$46,343	\$47,949	\$55,185
2023 Est. Per Capita Income	\$22,239	\$27,811	\$31,695
BUSINESS			
2023 Est. Total Businesses	240	947	1,138
2023 Est. Total Employees	3,458	12,096	14,421

CONTACT US



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