

FOR LEASE

OUTLOT BUILDING WITH DRIVE-THRU

25515 HARPER AVE, ST CLAIR SHORES, MI 48081



PROPERTY DETAILS

\$2,000/MTH NNN

\$4.00/SF

RENT

NNN

LOCATION: 25515 Harper Ave,
St Clair Shores, MI 48081

PROPERTY TYPE: Freestanding

DATE AVAILABLE: Immediately

RENT: \$2,000 MTH/ NNN

NNN EXPENSE: \$4.00/SF

PROPERTY TAXES: \$24,748.31

BUILDING SIZE: 700 SF

AVAILABLE SPACE: 700 SF

LOT SIZE: 0.72 AC
*Includes Urgent Care

LOT DIMENSIONS: 100' X 284'

ZONING: B-3 (General Business District)

TRAFFIC COUNT: Harper Ave (23,240 CPD)
10 Mile Rd (24,194 CPD)

HIGHLIGHTS



- Former Bank of America Outlot Building
 - Building B: 700 SF
- 0.72 AC Lot Size
- Drive-Thru can be made Available
- Built out Bathroom, Kitchenette, and Storage
- Zoned B-3 (General Business District)

EXCLUSIVELY LISTED BY:

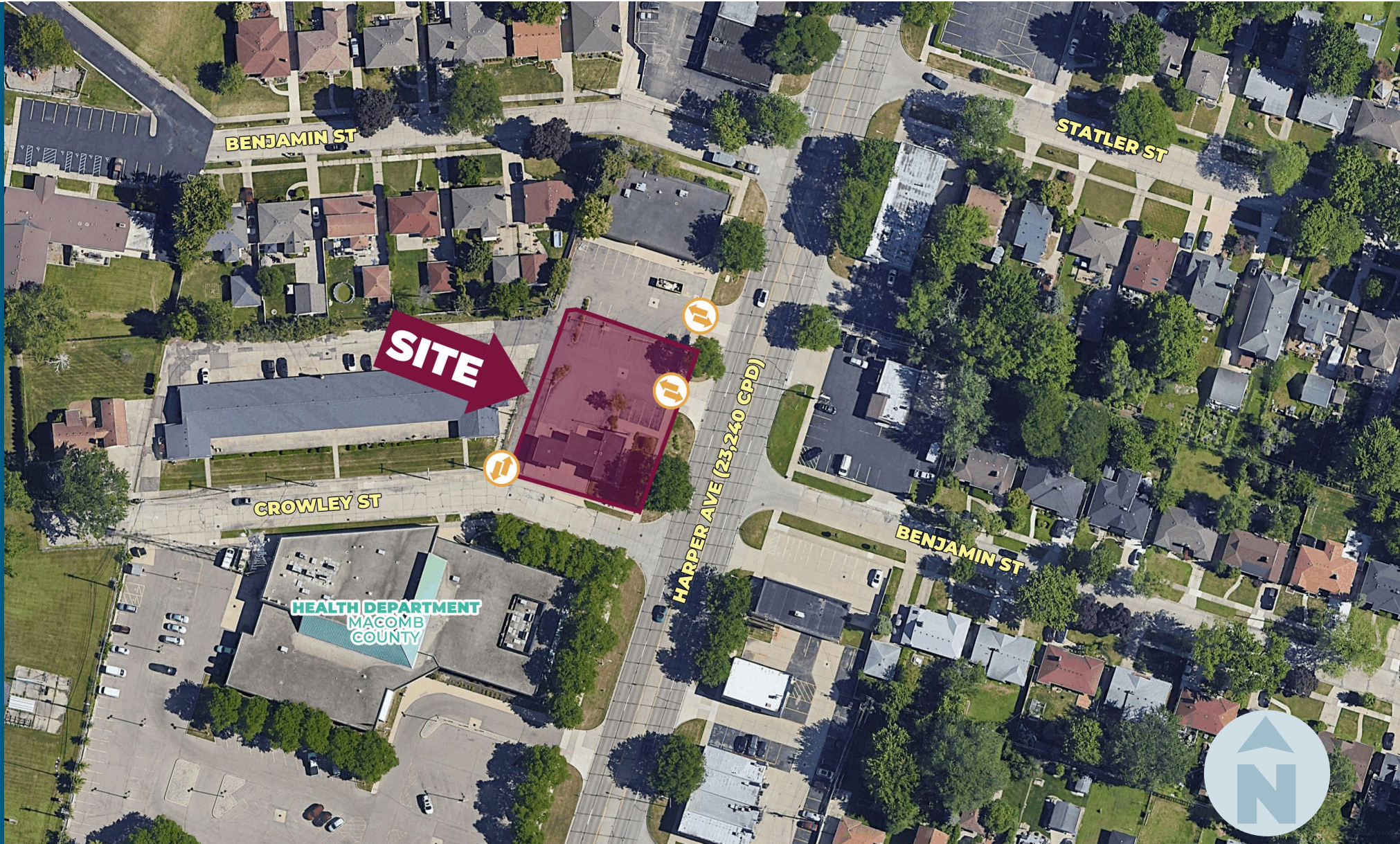


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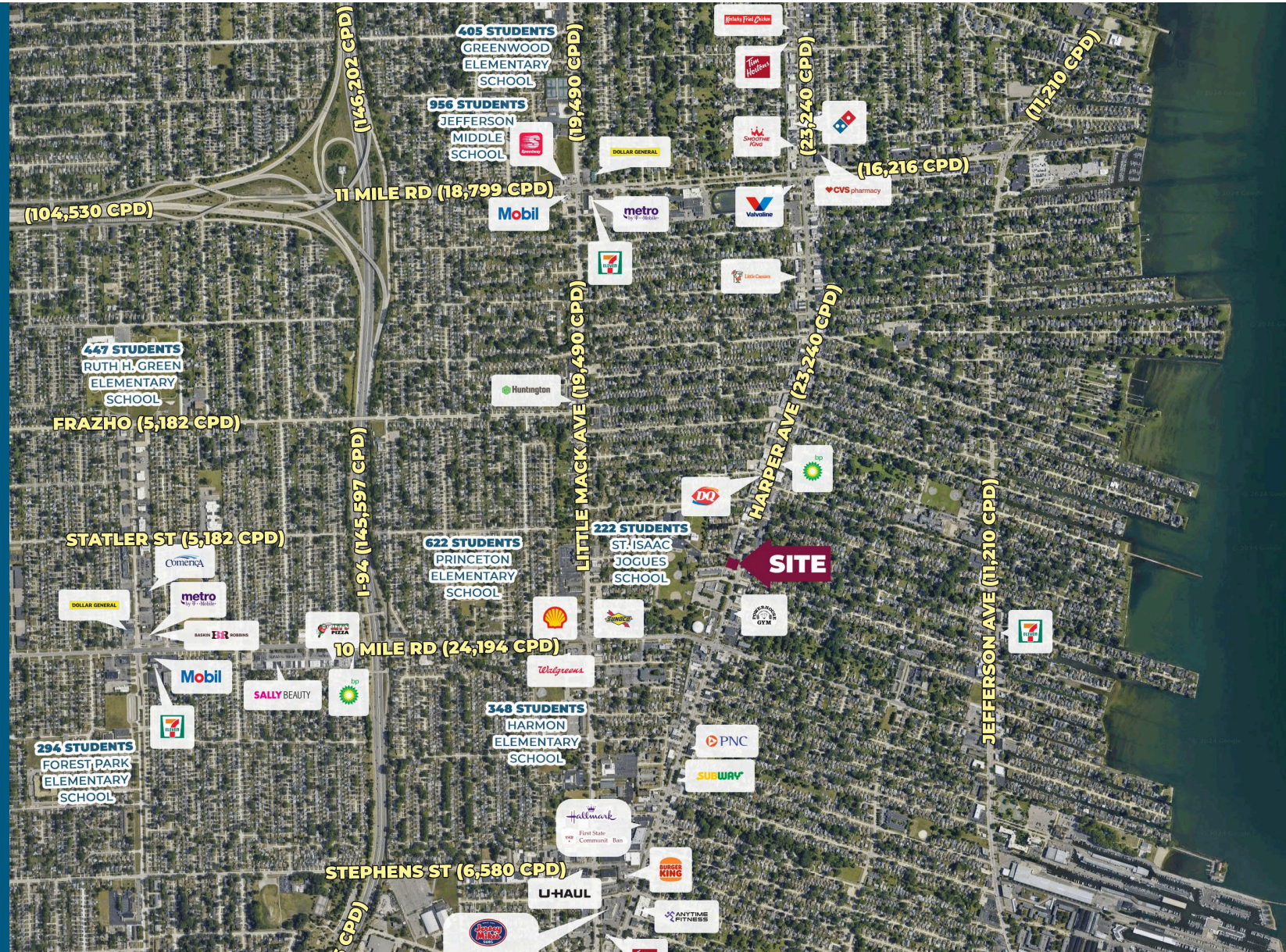


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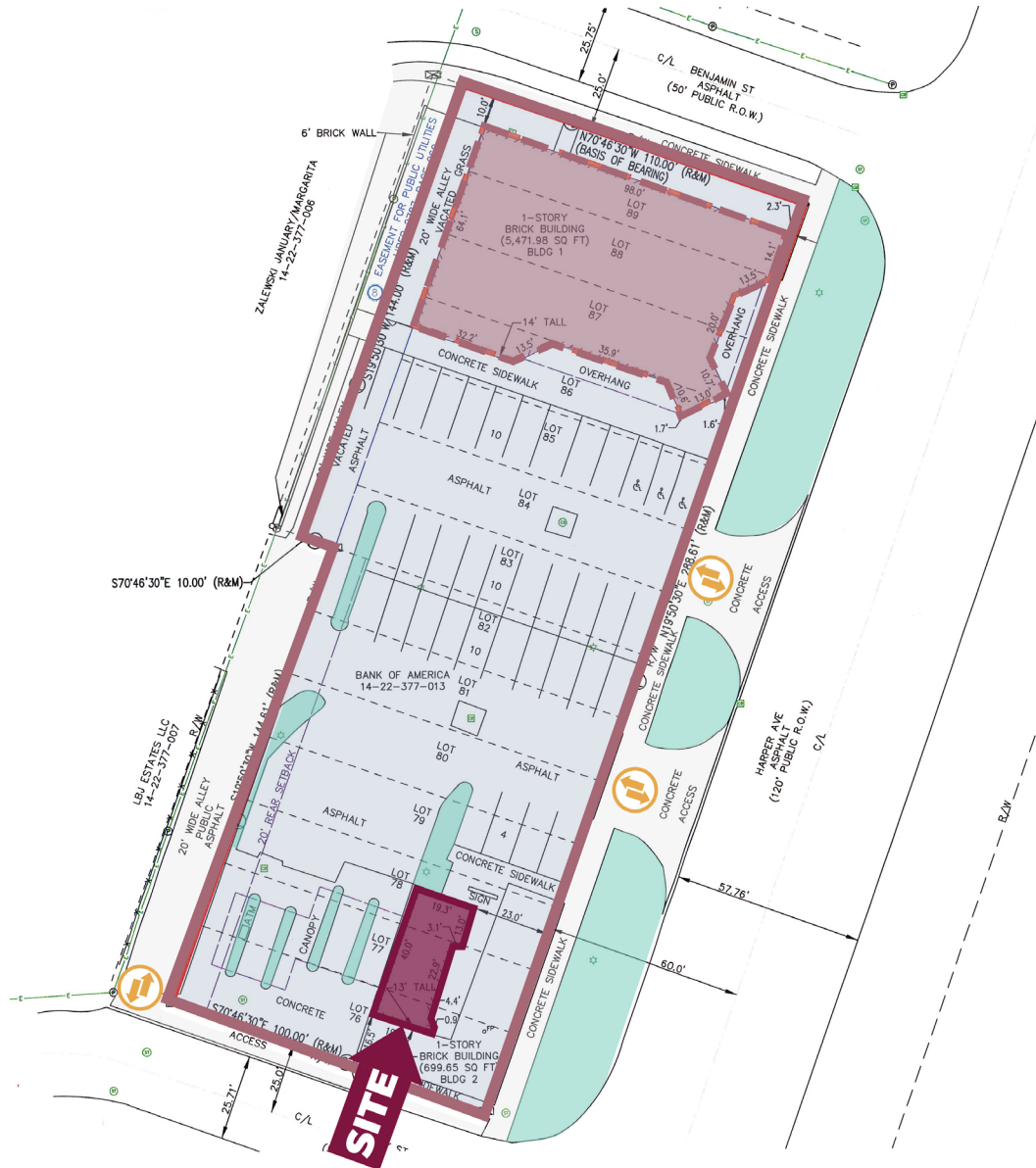
MICRO AERIAL



MACRO AERIAL



SURVEY



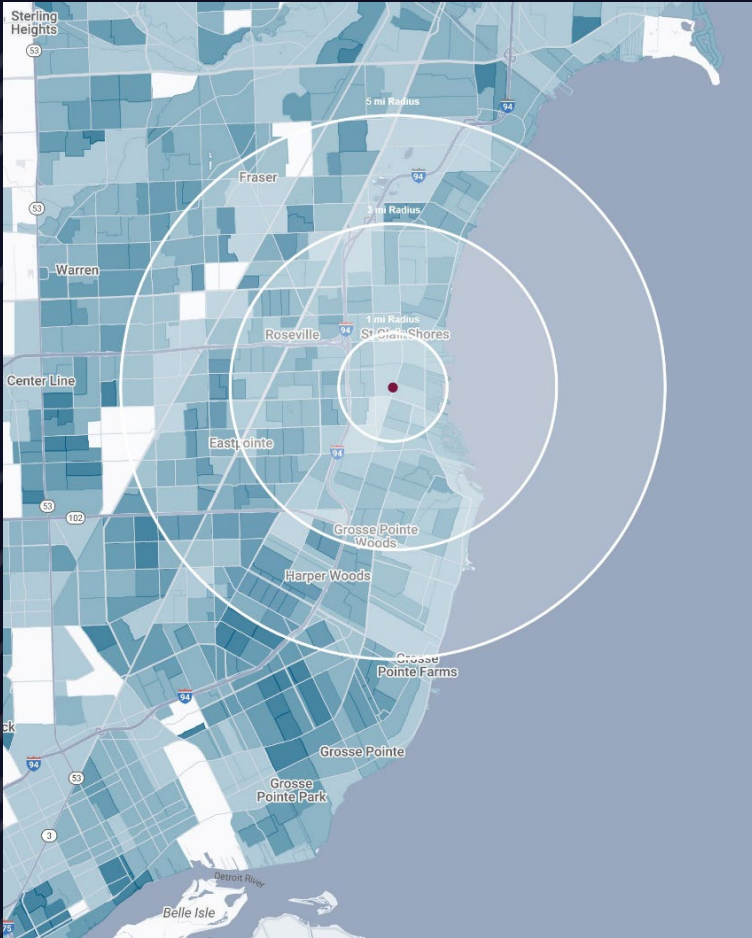
700 SF

AVAILABLE SPACE

EXTERIOR PHOTOS



DEMOGRAPHICS



OUTLOT BUILDING WITH DRIVE-THRU

25515 Harper Ave, St Clair Shores, MI 48081

DEMOGRAPHICS

POPULATION

| | 1 MILE | 3 MILE | 5 MILE |
|---------------------------------------|--------|---------|---------|
| 2024 Estimated Population | 15,742 | 110,889 | 255,990 |
| 2029 Projected Population | 15,554 | 109,463 | 252,413 |
| 2020 Census Population | 15,799 | 112,425 | 260,214 |
| 2010 Census Population | 16,053 | 112,048 | 259,032 |
| Projected Annual Growth 2024 to 2029 | -0.2% | -0.3% | -0.3% |
| Historical Annual Growth 2010 to 2024 | -0.1% | - | - |

HOUSEHOLDS

| | | | |
|---------------------------------------|-------|--------|---------|
| 2024 Estimated Households | 7,122 | 48,433 | 107,038 |
| 2029 Projected Households | 7,101 | 48,229 | 106,381 |
| 2020 Census Households | 7,167 | 48,312 | 106,492 |
| 2010 Census Households | 7,030 | 47,140 | 104,346 |
| Projected Annual Growth 2024 to 2029 | - | - | -0.1% |
| Historical Annual Growth 2010 to 2024 | - | 0.2% | 0.2% |

RACE

| | | | |
|--|-------|-------|-------|
| 2024 Est. White | 86.9% | 72.9% | 62.3% |
| 2024 Est. Black | 6.9% | 20.4% | 31.0% |
| 2024 Est. Asian or Pacific Islander | 1.6% | 1.8% | 2.2% |
| 2024 Est. American Indian or Alaska Native | 0.1% | 0.2% | 0.2% |
| 2024 Est. Other Races | 4.5% | 4.7% | 4.3% |

INCOME

| | | | |
|------------------------------------|-----------|----------|----------|
| 2024 Est. Average Household Income | \$103,529 | \$91,434 | \$91,451 |
| 2024 Est. Median Household Income | \$84,138 | \$74,411 | \$72,638 |
| 2024 Est. Per Capita Income | \$46,979 | \$39,982 | \$38,302 |

BUSINESS

| | | | |
|----------------------------|-------|--------|--------|
| 2024 Est. Total Businesses | 568 | 3,697 | 8,214 |
| 2024 Est. Total Employees | 4,299 | 27,789 | 73,081 |

CONTACT US



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