

FOR SALE  
**RESTAURANT/BANQUET HALL**  
31920 VAN DYKE AVE, WARREN, MI



# PROPERTY DETAILS

2.23 AC

\$2,799,000.00

**LOT SIZE**

**SALES PRICE**

<b>LOCATION:</b>	31920 Van Dyke Ave, Warren, MI
<b>PROPERTY TYPE:</b>	Freestanding/ Restaurant
<b>DATE AVAILABLE:</b>	Immediately
<b>SALES PRICE:</b>	\$2,799,000.00
<b>PROPERTY TAXES:</b>	Approx. \$58,330.47
<b>BUILDING SIZE:</b>	16,426 SF
<b>BUILDING DIMENSIONS:</b>	Irregular
<b>LOT SIZE:</b>	2.23 AC
<b>ZONING:</b>	MZ-C-2
<b>TRAFFIC COUNT:</b>	Van Dyke Ave (46,402 CPD) 13 Mile Rd (23,986 CPD) 14 Mile Rd (23,528 CPD)

## HIGHLIGHTS

- Fully Furnished Restaurant & Banquet Space
- Liquor License Available
- All FF&E Included in the Sale
- Automotive Related Uses are within the Current Zoning Guidelines
- Mezzanine Storage Area
- Land Contract Terms Available

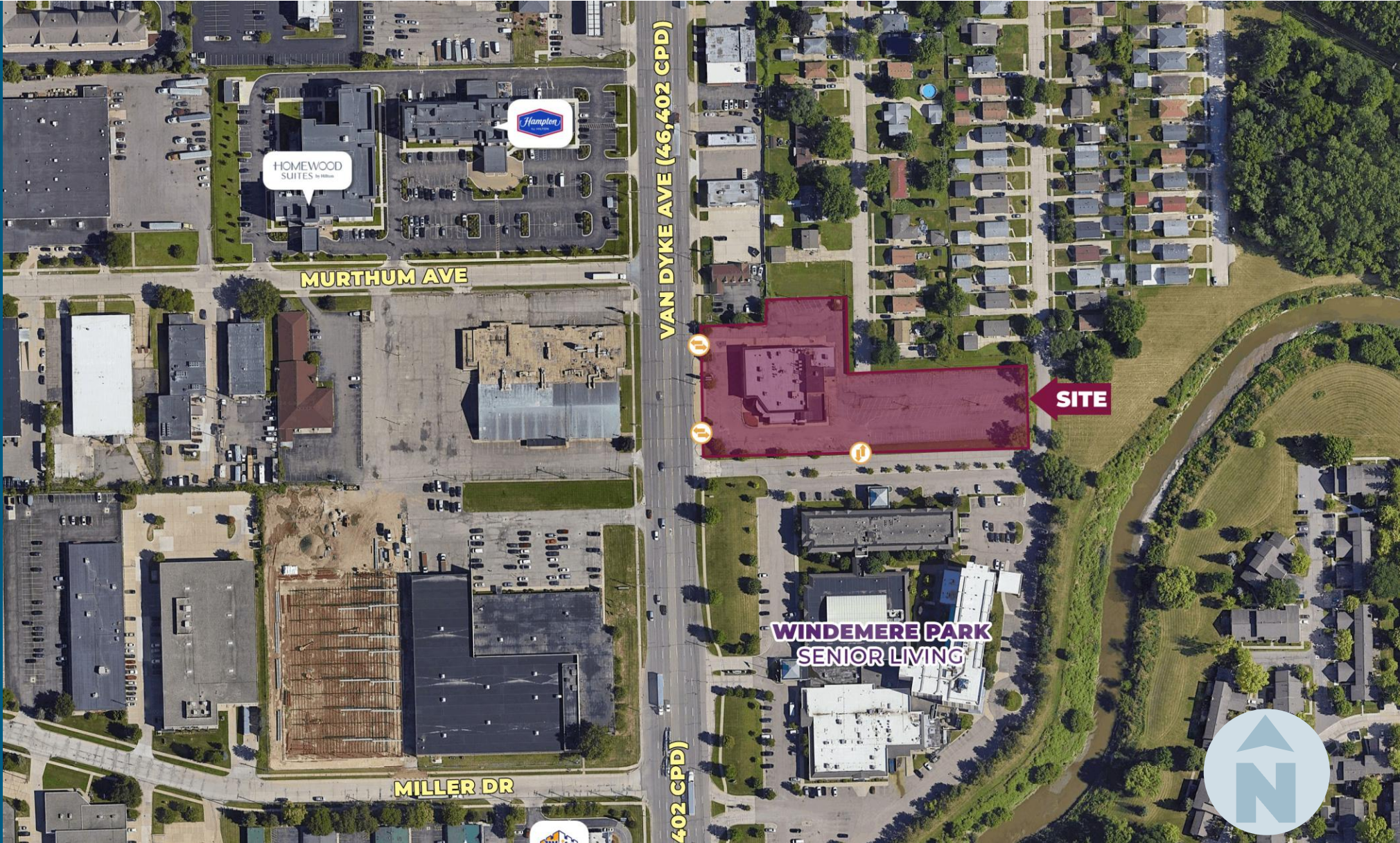
EXCLUSIVELY LISTED BY:



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



# MICRO AERIAL

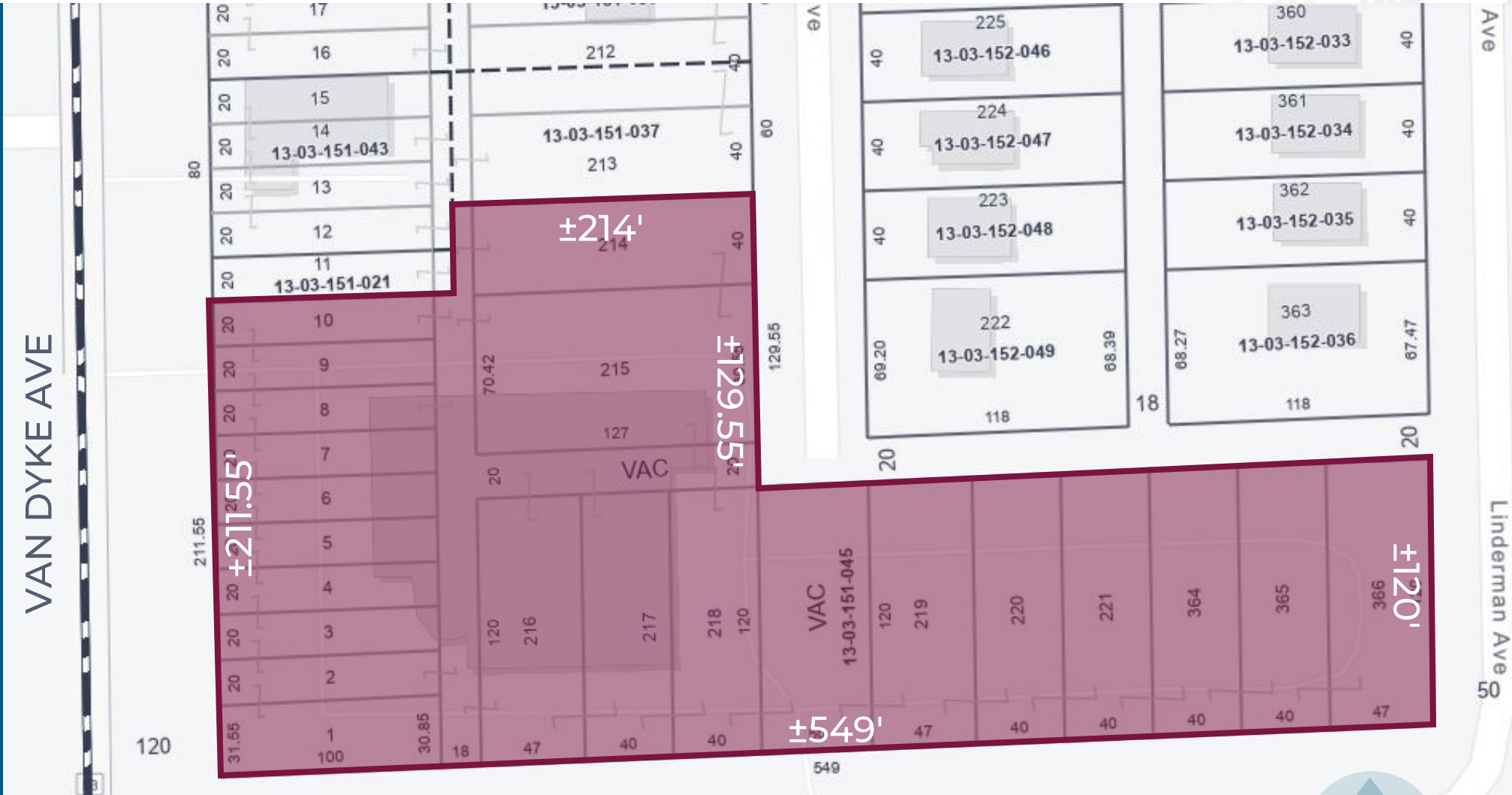




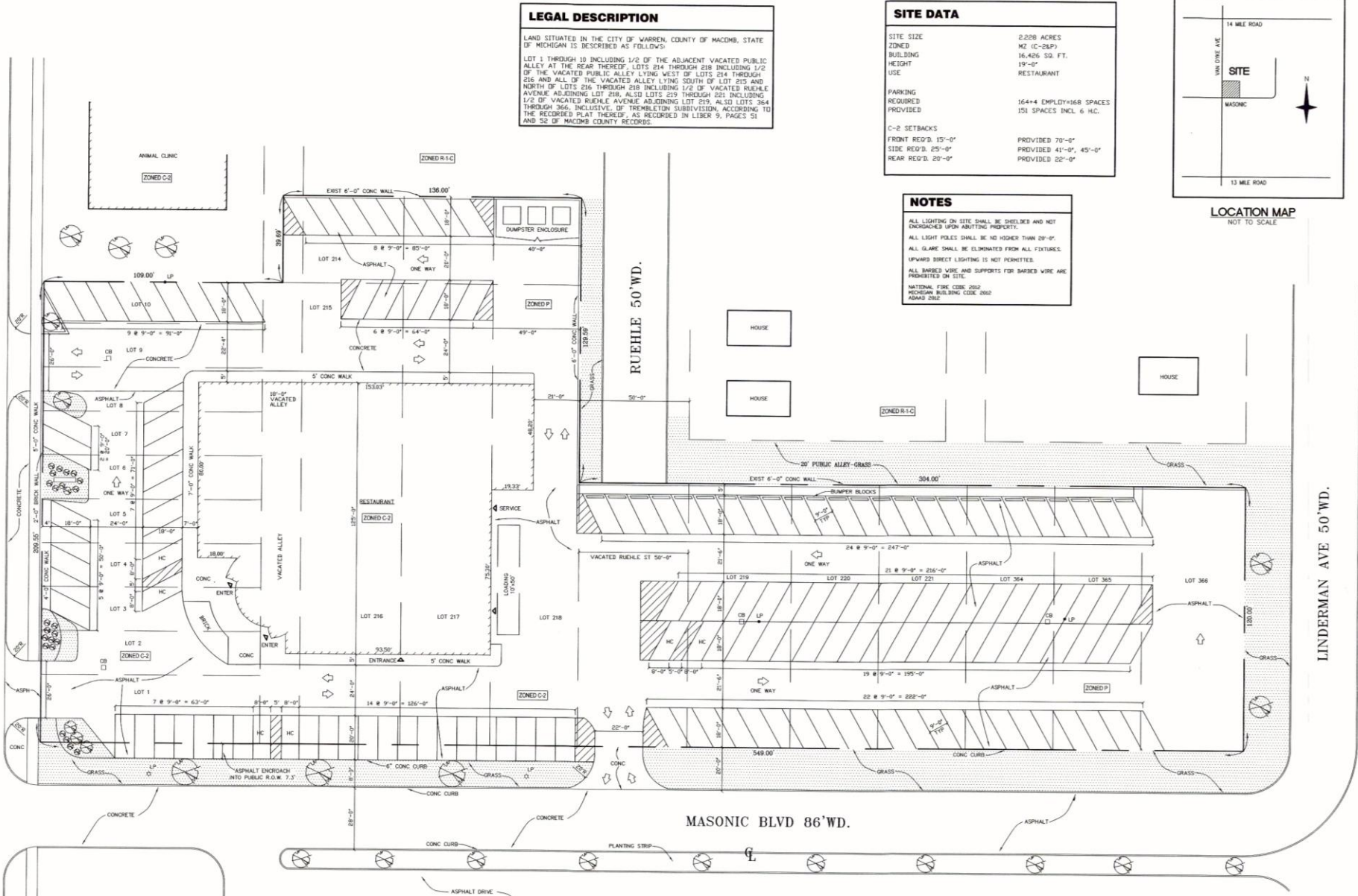




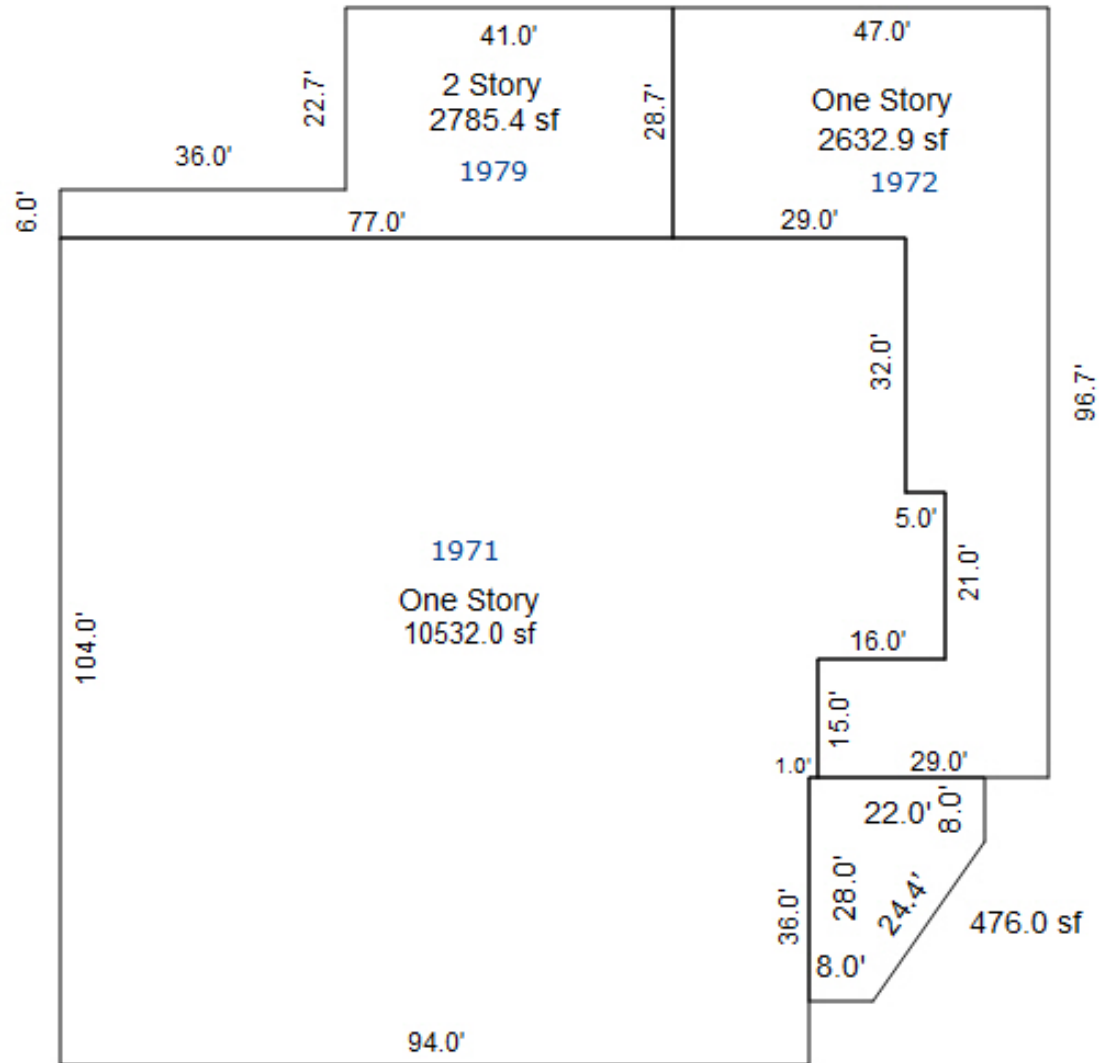
# PLAT



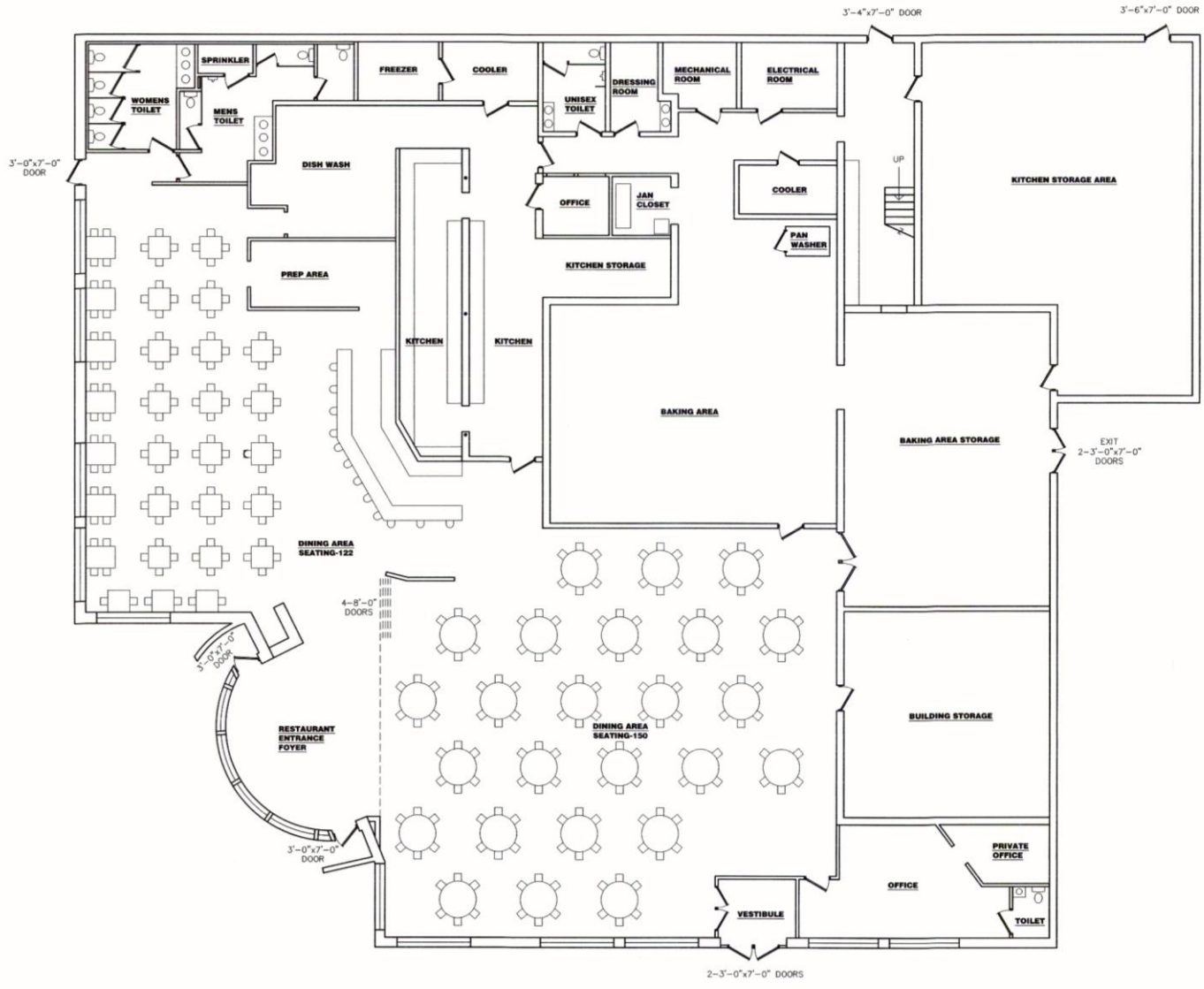
# SURVEY



# FLOOR PLAN



# FLOOR PLAN





# SITE PHOTOS





# SITE PHOTOS





# SITE PHOTOS



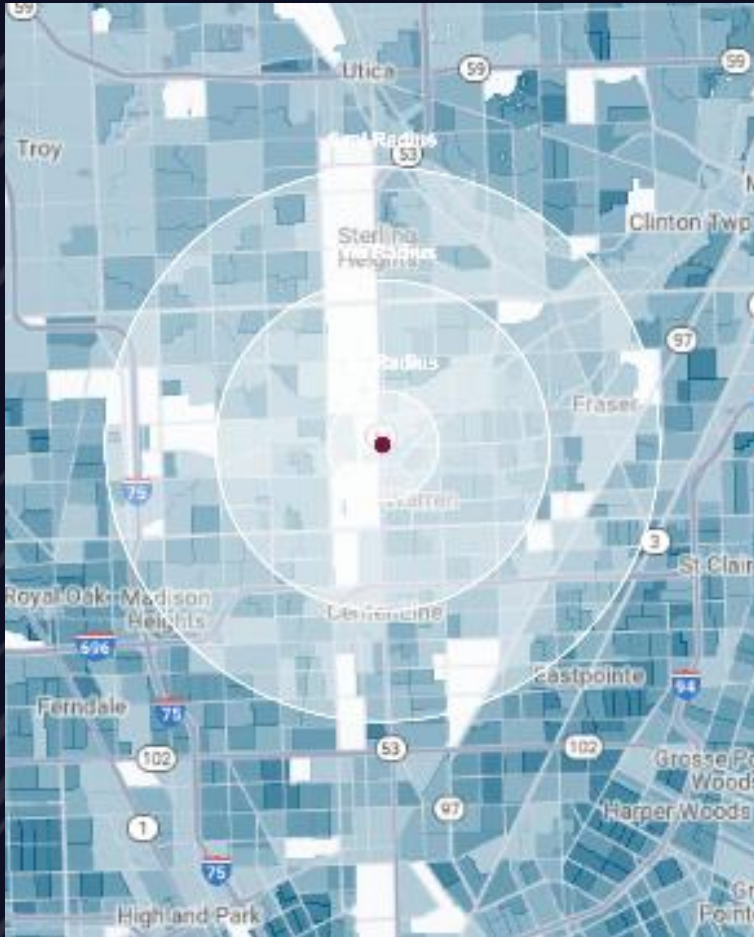


SITE PHOTOS





# DEMOGRAPHICS



## RESTAURANT/ BANQUET HALL

31920 Van Dyke Ave, Warren, MI

# DEMOGRAPHICS

<b>POPULATION</b>	<b>1 MILE</b>	<b>3 MILE</b>	<b>5 MILE</b>
2024 Estimated Population	7,676	106,571	302,310
2029 Projected Population	7,614	105,585	300,677
2020 Census Population	7,289	107,061	304,413
2010 Census Population	7,007	102,919	296,298
Projected Annual Growth 2024 to 2029	-0.2%	-0.2%	-0.1%
Historical Annual Growth 2010 to 2024	0.7%	0.3%	0.1%
<b>HOUSEHOLDS</b>			
2024 Estimated Households	3,277	42,935	124,335
2029 Projected Households	3,276	42,979	124,447
2020 Census Households	3,215	42,883	123,246
2010 Census Households	3,123	41,450	118,933
Projected Annual Growth 2024 to 2029	-	-	-
Historical Annual Growth 2010 to 2024	0.4%	0.3%	0.3%
<b>RACE</b>			
2024 Est. White	73.3%	73.0%	72.2%
2024 Est. Black	14.3%	12.6%	14.0%
2024 Est. Asian or Pacific Islander	8.4%	10.5%	9.4%
2024 Est. American Indian or Alaska Native	0.2%	0.1%	0.2%
2024 Est. Other Races	3.7%	3.7%	4.2%
<b>INCOME</b>			
2024 Est. Average Household Income	\$91,884	\$95,752	\$91,560
2024 Est. Median Household Income	\$70,610	\$77,252	\$74,149
2024 Est. Per Capita Income	\$39,489	\$38,675	\$37,744
<b>BUSINESS</b>			
2024 Est. Total Businesses	373	3,473	11,179
2024 Est. Total Employees	5,481	46,860	156,341

## CONTACT US



**LOUIS J.  
CIOTTI**

*Managing Director*

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