

FOR LEASE

FORMER BURGER KING-FREESTANDING DRIVE-THRU RESTAURANT

6674 DIXIE HWY, VILLAGE OF CLARKSTON, MI 48346

**2,686 SF
AVAILABLE**



PROPERTY DETAILS

CONTACT BROKER

2,686 SF

RENT

BUILDING SIZE

LOCATION:	6674 Dixie Hwy, Village of Clarkston, MI 48346
PROPERTY TYPE:	Restaurant
DATE AVAILABLE:	Immediately
RENT:	Contact Broker
NNN EXPENSE:	Absolute
PROPERTY TAXES:	\$9,197.50
BUILDING SIZE:	2,686 SF
LOT SIZE:	0.81 AC
ZONING:	C-3
TRAFFIC COUNT:	Dixie Hwy (34,321 CPD) Maybee Rd (12,584 CPD)

HIGHLIGHTS

- Fully equipped freestanding drive-thru restaurant building
- 40 Parking Spaces
- Monument signage
- Multiple points of ingress/egress

EXCLUSIVELY LISTED BY:



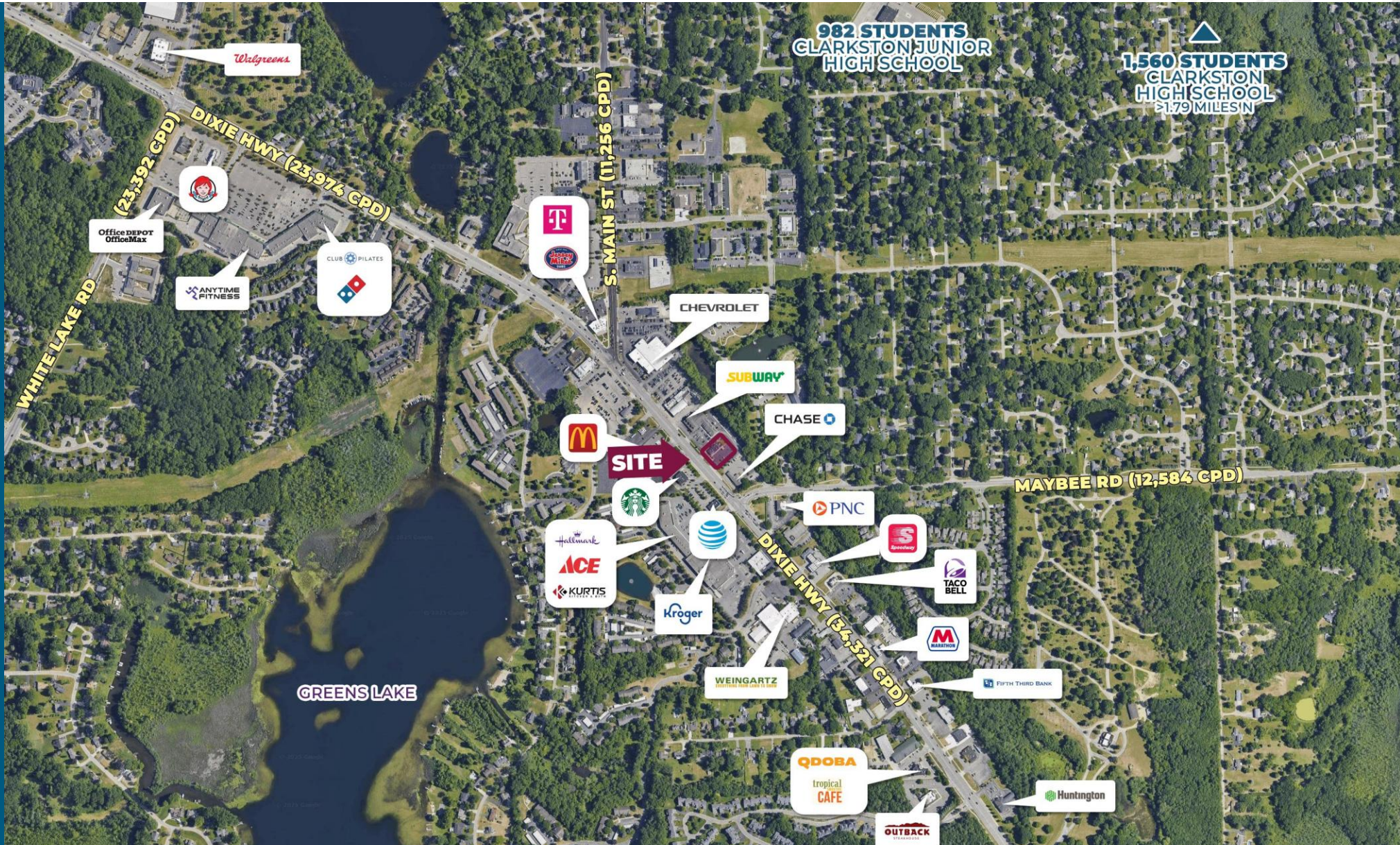
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MICRO AERIAL



MACRO AERIAL

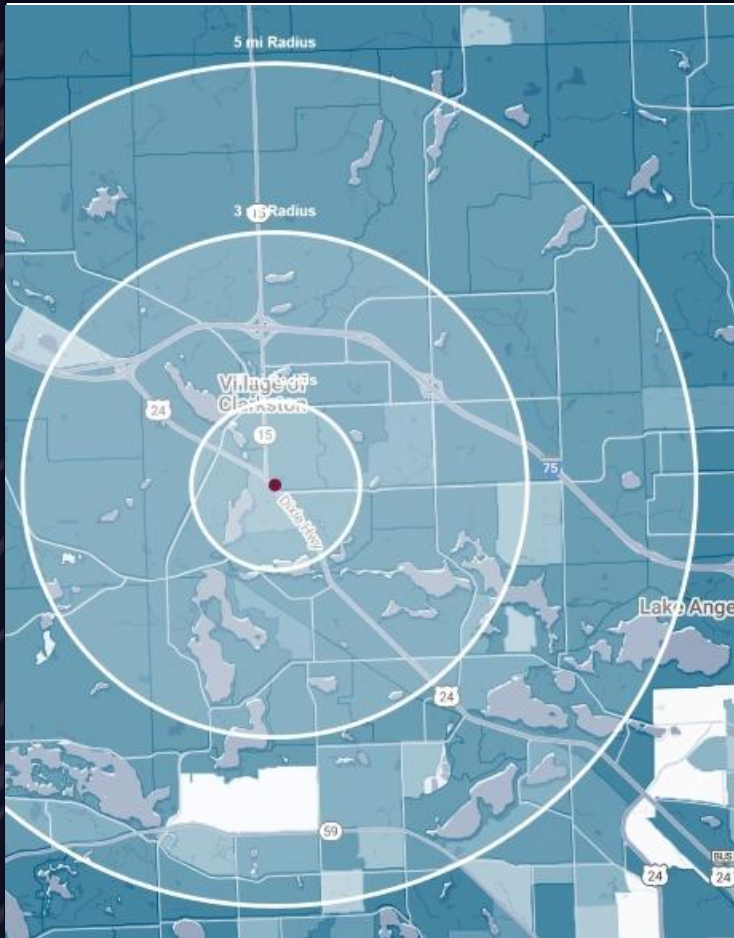


SITE PHOTOS



Google Earth
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DEMOGRAPHICS



FORMER BURGER KING- FREESTANDING DRIVE-THRU

6674 Dixie Hwy, Clarkston, MI 48346

DEMOGRAPHICS

POPULATION

	1 MILE	3 MILE	5 MILE
2024 Estimated Population	5,423	36,717	81,412
2029 Projected Population	5,467	36,877	81,519
2020 Census Population	5,615	37,502	83,309
2010 Census Population	5,294	36,102	79,828
Projected Annual Growth 2024 to 2029	0.2%	-	-
Historical Annual Growth 2010 to 2024	0.2%	0.1%	0.1%

HOUSEHOLDS

2024 Estimated Households	2,487	15,226	33,674
2029 Projected Households	2,499	15,253	33,621
2020 Census Households	2,436	14,863	32,880
2010 Census Households	2,237	14,043	30,909
Projected Annual Growth 2024 to 2029	-	-	-
Historical Annual Growth 2010 to 2024	0.8%	0.6%	0.6%

RACE

2024 Est. White	89.5%	87.7%	86.9%
2024 Est. Black	2.8%	3.5%	4.0%
2024 Est. Asian or Pacific Islander	2.4%	2.4%	2.5%
2024 Est. American Indian or Alaska Native	0.2%	0.2%	0.2%
2024 Est. Other Races	5.0%	6.1%	6.3%

INCOME

2024 Est. Average Household Income	\$112,578	\$130,658	\$132,889
2024 Est. Median Household Income	\$90,916	\$104,659	\$100,872
2024 Est. Per Capita Income	\$51,706	\$54,262	\$55,088

BUSINESS

2024 Est. Total Businesses	395	1,677	3,082
2024 Est. Total Employees	3,602	13,625	25,899

CONTACT US



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