



PROPERTY INFORMATION

Property Address	3325 University Drive
City/Township	Auburn Hills
Shopping Center Size	8,544 SF
Space Available	8,544 SF
Minimum Available	1,415 SF
Maximum Available	8,544 SF
Asking Rental Rate	\$35.00 PSF
Estimated NNN's	\$6.00 PSF
Parking	69 Spaces

DEMOGRAPHICS (FIVE-MILE RADIUS)

 POPULATION 135,993 PEOPLE	 MEDIAN AGE 32.6 YEARS OLD
 HOUSEHOLDS 50,000	 CONSUMER SPENDING \$2.2 BILLION ANNUALLY
 AVG HOUSEHOLD INCOME \$135,993/ANNUALLY	 DAYTIME EMPLOYEES 135,993 EMPLOYEES

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PROPERTY HIGHLIGHTS

- University Shoppe's is a proposed retail project that is expected to be ready for occupancy by the 2nd Quarter of 2024.
- University Shoppe's located just west of Oakland University, which currently has enrollment in excess of 21,000 students. Baker College is also operating on University Drive.
- There is just over eight million square of office space within the immediate marketplace including the Chrysler Word Headquarters.
- Excellent opportunity for fast casual restaurants and neighborhood service retailers to get into a market that lacks strong retail space.
- The site provides strong visibility and accessibility to University Drive and is also located just east of the I-75 Freeway interchange.







POPULATION	1 MILE	3 MILE	5 MILE
2010 Population	7,732	50,089	148,360
2023 Population	9,398	55,037	159,603
2028 Population Projection	9,689	55,859	161,416
Annual Growth 2010-2022	1.70%	0.80%	0.60%
Annual Growth 2022-2027	0.60%	0.30%	0.20%
Median Age	33	37.8	39.4
Bachelor's Degree or Higher	49%	44%	41%

POPULATION BY RACE	1 MILE	3 MILE	5 MILE
White	5,744	35,902	104,607
Black	1,935	11,681	33,404
American Indian/Alaskan Native	37	242	722
Asian	1,346	5,413	16,032
Hawaiian & Pacific Islander	7	27	84
Two or More Races	328	1,773	4,754
Hispanic Origin	944	6,371	17,209

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2010 Households	3,105	19,293	57,782
2023 Households	3,845	21,315	62,238
2028 Household Projection	3,974	21,651	62,960
Owner Occupied Households	1,112	13,247	40,325
Renter Occupied Households	2,863	8,404	22,635
Avg Household Income	78,159	104,646	104,568
Median Household Income	67,445	79,069	76,072

INCOME	1 MILE	3 MILE	5 MILE
\$25,000 - 50,000	615	3,633	11,538
\$50,000 - 75,000	639	3,134	9,022
\$75,000 - 100,000	578	2,648	7,334
\$100,000 - 125,000	464	2,471	6,028
\$125,000 - 150,000	341	1,579	4,462
\$150,000 - 200,000	190	1,704	5,668
\$200,000+	141	2,687	7,942

DAYTIME EMPLOYMENT	ONE MILE			THREE MILE			FIVE MILE		
	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS
Service-Producing Industries	5,133	478	11	28,578	1,989	14	83,192	7,500	11
Trade Transportation & Utilities	847	37	23	8,186	377	22	20,766	1,239	17
Information	279	11	25	810	58	14	1,724	153	11
Financial Activities	398	86	5	2,787	289	10	10,253	829	12
Professional & Business Services	791	66	12	4,542	359	13	11,970	1,045	11
Education & Health Services	1,213	181	7	4,249	488	9	18,704	2,853	7
Leisure & Hospitality	1,112	63	18	6,240	210	30	12,014	611	20
Other Services	144	25	6	1,332	189	7	4,900	679	7
Public Administration	349	9	39	432	19	23	2,861	91	31
Goods-Producing Industries	820	32	26	10,470	335	31	21,934	833	26
Natural Resources & Mining	5	2	3	13	6	2	26	10	3
Construction	89	19	5	1,534	141	11	3,464	402	9
Manufacturing	726	11	66	8,923	188	47	18,444	421	44
Total	5,953	510	12	39,048	2,324	17	105,126	8,333	13



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RETAIL LEASING

*Landlord Representation
& New Project Leasing*



TENANT REPRESENTATION

*Site Selection &
Negotiations*



INVESTMENT SALES

*STNL & Multi-Tenant, Multi-
Family, Carwashes, etc.*



ACQUISITIONS/DISPOSITIONS

*Single & Full Portfolio
Transactions*



MARKET ANALYSIS

*Market Research
& Site Evaluations*



NATIONAL RELATIONSHIPS

*Retailers & Investors
across the U.S.*



TEAMWORK

*Innovative
Solutions*



SHARED DATABASE

*Retailers & Investors
across the U.S.*