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PROPERTY INFORMATION

Property Address	14400 Pardee Road
City/Township	Taylor
Building Size	4,554 SF
Property Size	2.05 AC
Space Available	4,554 SF
Asking Rental Rate	\$40.00 PSF
Estimated NNN	Contact Broker

DEMOGRAPHICS (FIVE-MILE RADIUS)

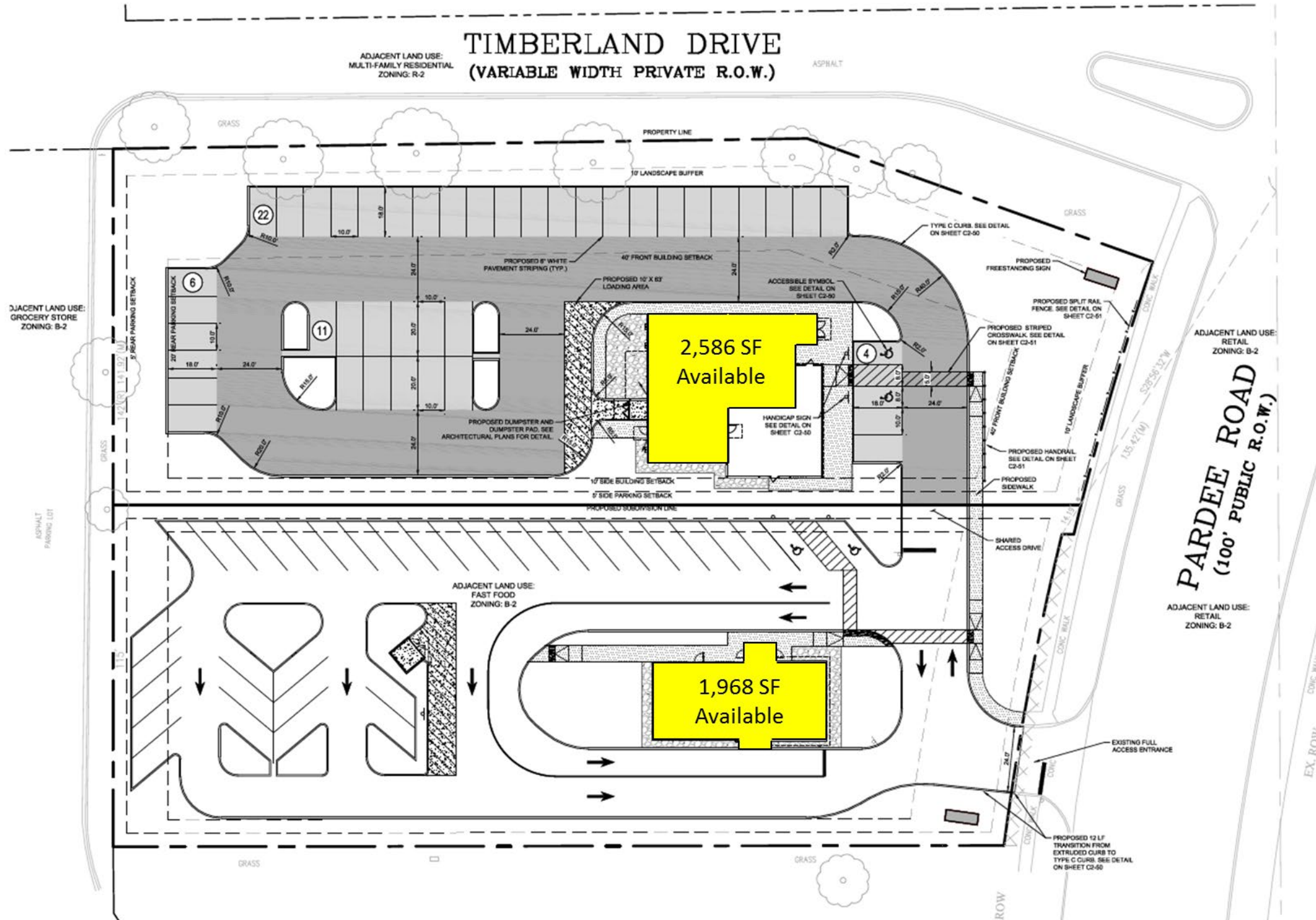
 POPULATION 204,031 PEOPLE	 MEDIAN AGE 40 YEARS OLD
 HOUSEHOLDS 81,835	 CONSUMER SPENDING \$2.3 BILLION ANNUALLY
 AVG HOUSEHOLD INCOME \$74,549/ANNUALLY	 DAYTIME EMPLOYEES 67,918 EMPLOYEES

AREA TENANTS



PROPERTY HIGHLIGHTS

- Tremendous opportunity to join new development located directly across the street from Southland Center which features JC Penny, Macy's, Best Buy, and Cinemark Movie Theater.
- Site provides excellent visibility with approximately 200' of frontage on Pardee Road.
- The Eureka/Pardee intersection is the epicenter of a regional shopping district in Wayne County. The intersection also sits between I-75 and Telegraph Road (US-24) bringing over 79,000 VPD.
- Detroit Metro Airport, which served over 28,000,000 passengers in 2022, is located approximately 3.5 Miles from this site







POPULATION	1 MILE	3 MILE	5 MILE
2010 Population	5,423	61,037	202,222
2023 Population	5,601	62,645	204,031
2028 Population Projection	5,716	63,856	207,299
Annual Growth 2010-2022	0.30%	0.20%	0.10%
Annual Growth 2022-2027	0.40%	0.40%	0.30%
Median Age	40.2	38.8	40
Bachelor's Degree or Higher	12%	16%	17%

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2010 Households	2,223	24,527	81,089
2023 Households	2,320	25,201	81,835
2028 Household Projection	2,372	25,698	83,166
Owner Occupied Households	1,403	15,623	60,290
Renter Occupied Households	969	10,076	22,876
Avg Household Income	65,157	69,648	74,549
Median Household Income	51,474	55,602	61,123

POPULATION BY RACE	1 MILE	3 MILE	5 MILE
White	3,665	45,907	172,892
Black	1,305	12,016	19,557
American Indian/Alaskan Native	29	363	1,334
Asian	400	2,506	5,001
Hawaiian & Pacific Islander	0	8	17
Two or More Races	201	1,845	5,230
Hispanic Origin	420	5,039	17,631

INCOME	1 MILE	3 MILE	5 MILE
\$25,000 - 50,000	662	5,927	18,408
\$50,000 - 75,000	518	5,205	17,751
\$75,000 - 100,000	304	3,143	11,068
\$100,000 - 125,000	152	2,442	8,608
\$125,000 - 150,000	90	1,391	4,941
\$150,000 - 200,000	76	1,014	3,825
\$200,000+	60	703	2,612

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	5,694	434	13	23,794	2,592	9	60,781	6,881	9
Trade Transportation & Utilities	2,935	163	18	5,927	462	13	13,970	1,245	11
Information	91	11	8	685	43	16	1,127	106	11
Financial Activities	173	35	5	1,238	245	5	4,538	769	6
Professional & Business Services	169	25	7	2,703	272	10	5,751	762	8
Education & Health Services	1,017	99	10	6,295	1,033	6	16,931	2,382	7
Leisure & Hospitality	1,023	51	20	3,914	228	17	11,203	683	16
Other Services	210	46	5	1,762	265	7	4,716	800	6
Public Administration	76	4	19	1,270	44	29	2,545	134	19
Goods-Producing Industries	66	16	4	2,487	197	13	7,137	586	12
Natural Resources & Mining	0	0	-	0	0	-	84	7	12
Construction	52	13	4	863	126	7	2,238	362	6
Manufacturing	14	3	5	1,624	71	23	4,815	217	22
Total	5,760	450	13	26,281	2,789	9	67,918	7,467	9

EXCLUSIVELY LISTED BY:

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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.*