

**FOR LEASE**

**EMERALD SQUARE SHOPPING CENTER | TAYLOR, MICHIGAN**



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### PROPERTY INFORMATION

Property Address	22611-22697 Northline Road
City/Township	Taylor
Shopping Center Size	34,400 SF
Space Available	9,595 SF
Minimum Available	2,070 SF
Maximum Available	5,375 SF
Asking Rental Rate	\$12.50
NNN Charges	\$3.50 PSF
Parking	123 Spaces

### DEMOGRAPHICS (FIVE-MILE RADIUS)

 <b>POPULATION</b> 637,937 PEOPLE	 <b>MEDIAN AGE</b> 38.4 YEARS OLD
 <b>HOUSEHOLDS</b> 245,453	 <b>CONSUMER SPENDING</b> \$2.5 BILLION ANNUALLY
 <b>AVG HOUSEHOLD INCOME</b> \$71,492/ANNUALLY	 <b>DAYTIME EMPLOYMENT</b> 66,428 EMPLOYEES

### JOIN



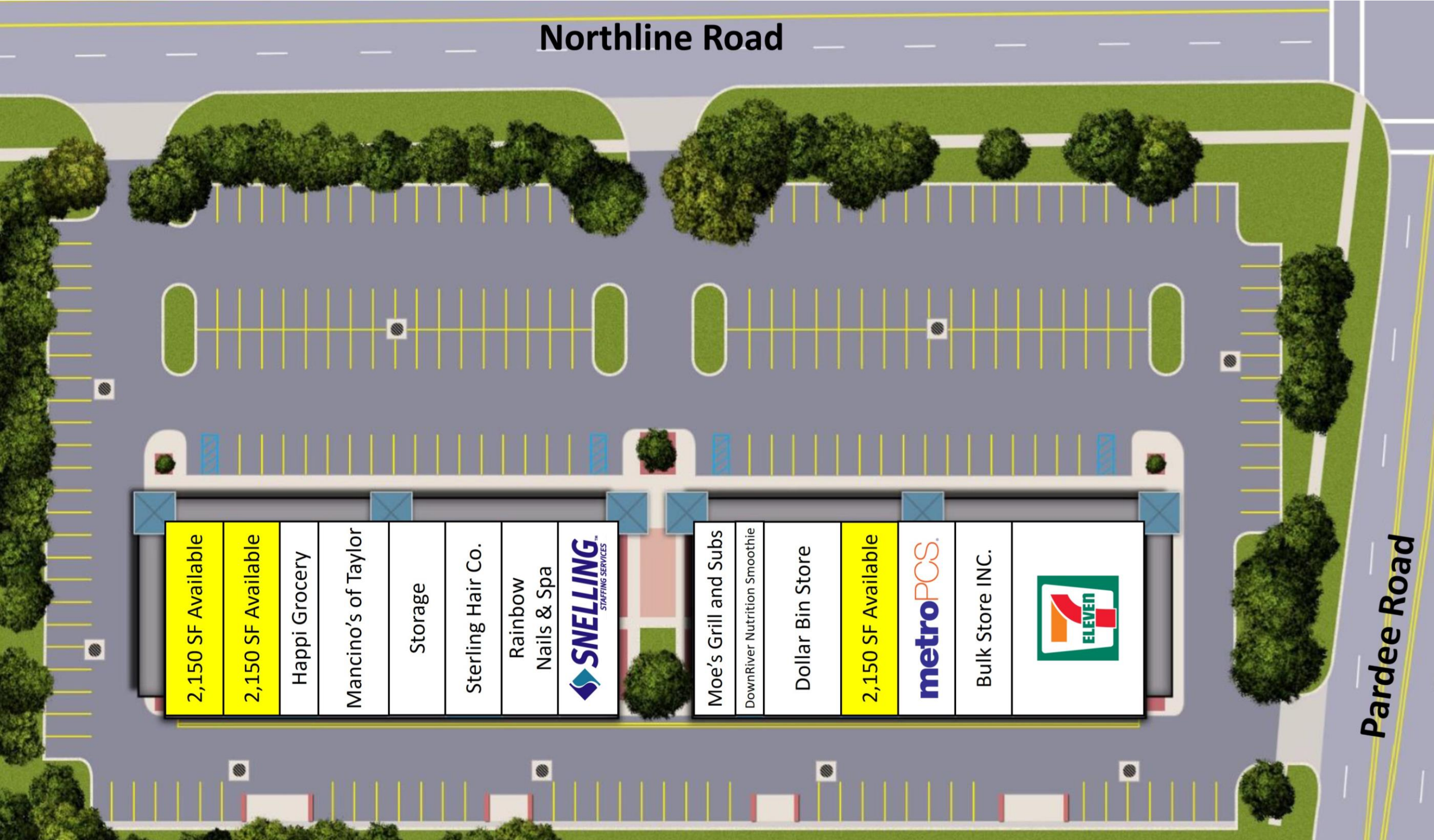
### AREA TENANTS & EMPLOYERS



### PROPERTY HIGHLIGHTS

- Join 7-Eleven at Emerald Square Shopping Center, a strong neighborhood shopping center located in Taylor, MI.
- Situated on the SWC of Northline and Pardee Roads, the site has excellent visibility and accessibility as well as a pylon sign at the lighted intersection.
- Up to 5,375 SF of contiguous space available.





# EMERALD SQUARE SHOPPING CENTER

AERIAL



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## DEMOGRAPHICS

POPULATION	2 MILE	5 MILE	10 MILE
2010 Population	26,353	225,793	665,051
2022 Population	25,560	217,736	637,937
2027 Population Projection	25,425	216,333	633,141
Annual Growth 2010-2022	-0.30%	-0.30%	-0.30%
Annual Growth 2022-2027	-0.10%	-0.10%	-0.20%
Median Age	39.8	39.9	38.4
Bachelor's Degree or Higher	15%	16%	18%

POPULATION BY RACE	2 MILE	5 MILE	10 MILE
White	19,711	188,581	508,457
Black	3,847	17,307	91,793
American Indian/Alaskan Native	137	1,414	4,021
Asian	1,147	4,972	13,647
Hawaiian & Pacific Islander	9	48	186
Two or More Races	708	5,414	19,834
Hispanic Origin	1,944	19,557	60,348

HOUSEHOLDS	2 MILE	5 MILE	10 MILE
2010 Households	10,609	90,437	255,904
2022 Households	10,310	87,257	245,453
2027 Household Projection	10,260	86,693	243,574
Owner Occupied Households	6,107	63,235	171,314
Renter Occupied Households	4,154	23,457	72,260
<b>Avg Household Income</b>	<b>69,887</b>	<b>72,748</b>	<b>71,492</b>
<b>Median Household Income</b>	<b>55,608</b>	<b>59,115</b>	<b>56,186</b>

INCOME	2 MILE	5 MILE	10 MILE
\$25,000 - 50,000	2,789	20,567	57,662
\$50,000 - 75,000	2,395	18,837	49,779
\$75,000 - 100,000	1,317	11,920	30,746
\$100,000 - 125,000	781	8,737	22,161
\$125,000 - 150,000	502	4,755	13,059
\$150,000 - 200,000	427	4,133	12,053
\$200,000+	301	2,496	8,086

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## DAYTIME POPULATION

DAYTIME EMPLOYMENT	TWO MILE			FIVE MILE			TEN MILE		
	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS
<b>Service-Producing Industries</b>	<b>16,342</b>	<b>1,608</b>	<b>10</b>	<b>59,412</b>	<b>6,499</b>	<b>9</b>	<b>185,674</b>	<b>19,967</b>	<b>9</b>
Trade Transportation & Utilities	4,006	307	13	12,786	1,239	10	38,032	3,579	11
Information	555	27	21	1,086	106	10	2,773	302	9
Financial Activities	831	147	6	4,582	762	6	14,453	2,178	7
Professional & Business Services	1,502	152	10	4,600	656	7	19,673	2,028	10
Education & Health Services	4,651	641	7	18,037	2,162	8	56,293	7,148	8
Leisure & Hospitality	2,657	144	18	11,042	628	18	32,907	1,898	17
Other Services	1,083	158	7	4,867	817	6	12,873	2,369	5
Public Administration	1,057	32	33	2,412	129	19	8,670	465	19
<b>Goods-Producing Industries</b>	<b>1,325</b>	<b>113</b>	<b>12</b>	<b>7,016</b>	<b>579</b>	<b>12</b>	<b>30,524</b>	<b>1,639</b>	<b>19</b>
Natural Resources & Mining	0	0	-	65	6	11	217	32	7
Construction	545	72	8	2,196	364	6	6,542	964	7
Manufacturing	780	41	19	4,755	209	23	23,765	643	37
<b>Total</b>	<b>17,667</b>	<b>1,721</b>	<b>10</b>	<b>66,428</b>	<b>7,078</b>	<b>9</b>	<b>216,198</b>	<b>21,606</b>	<b>10</b>

## EXCLUSIVELY LISTED BY:

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