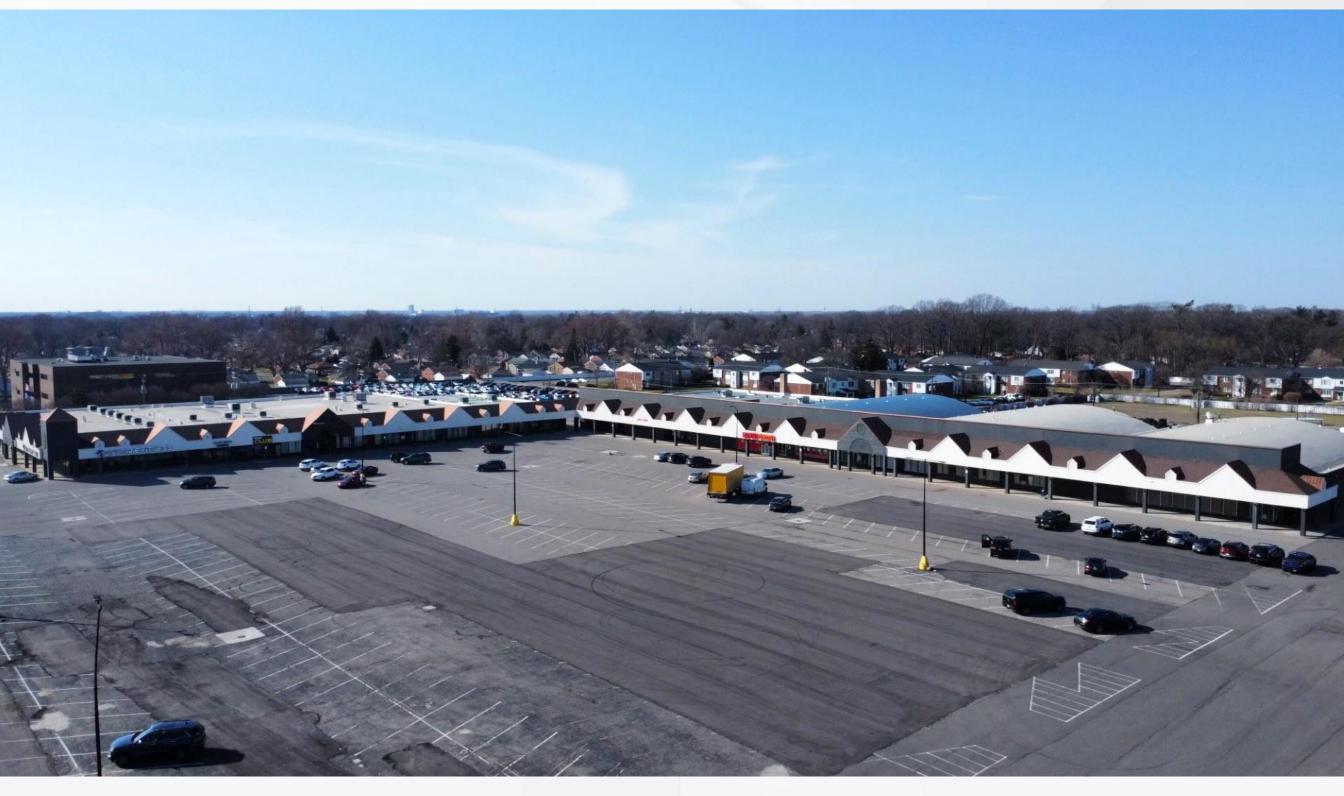


FOR LEASE

VILLAGE PLAZA (A&B) | WARREN, MICHIGAN



ERIK ELWELL
ASSOCIATE
eelwell@cmprealestategroup.com

JORDAN JABBORI ASSOCIATE jjabbori@cmprealestategroup.com

6476 Orchard Lake Road | Suite A | West Bloomfield | Michigan | 48322

Phone: 248.538.2000 | www.cmprealestategroup.com

PROPERTY SUMMARY



PROPERTY INFORMATION

Property Address	5815 – 5847 E Thirteen Mile Road
City/Township	Warren
Building A	42,530 SF
Building B	68,135 SF
Space Available	18,400 SF
Minimum Available	1,300 SF
Maximum Available	9,000 SF
Asking Rental Rate	\$10.00 PSF
Estimated NNN's	\$6.00 PSF

DEMOGRAPHICS (FIVE-MILE RADIUS)



POPULATION 1,257,639 PEOPLE



MEDIAN AGE 40.3 YEARS OLD



HOUSEHOLDS 504,060



CONSUMER SPENDING \$14.4 BILLION ANNUALLY



AVG HOUSEHOLD INCOME \$79,939/ANNUALLY



DAYTIME EMPLOYEES 515,459 EMPLOYEES

JOIN











AREA TENANTS & EMPLOYERS







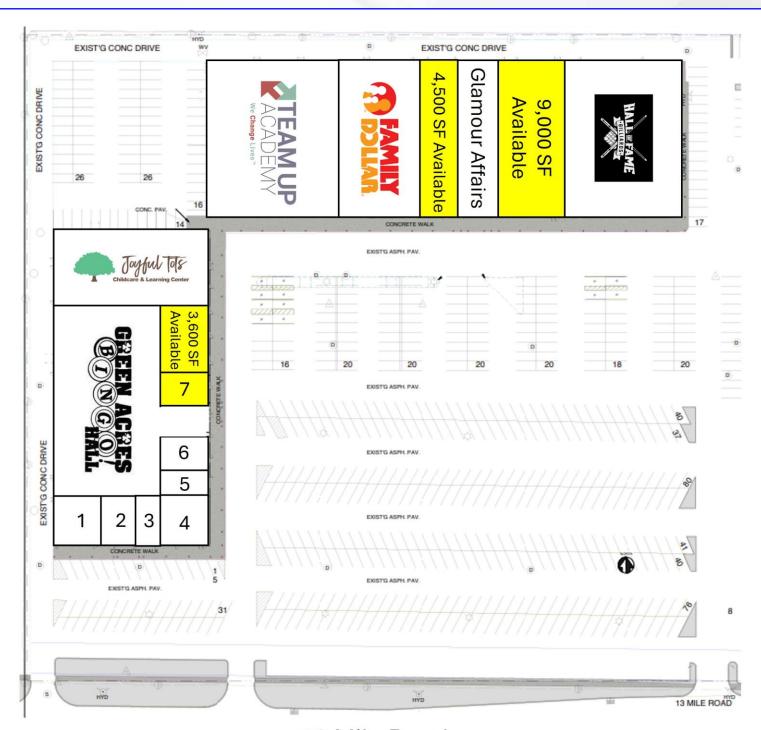


PROPERTY HIGHLIGHTS

- Join Family Dollar, Teamup Academy, Green Acres Bingo, Anytime Fitness,
- and Honey Baked Ham in the Village Plaza at the corner of 13 Mile Road and Mound Road
- Situated across the street from General Motor's Technical Center which is home to over 22,000 daytime employees.
- Excellent visibility along Mound Road, which sees over 73,000 vehicles per day.
- Village Plaza has ample parking with easy accessibility from both 13 Mile Road and Mound Road.



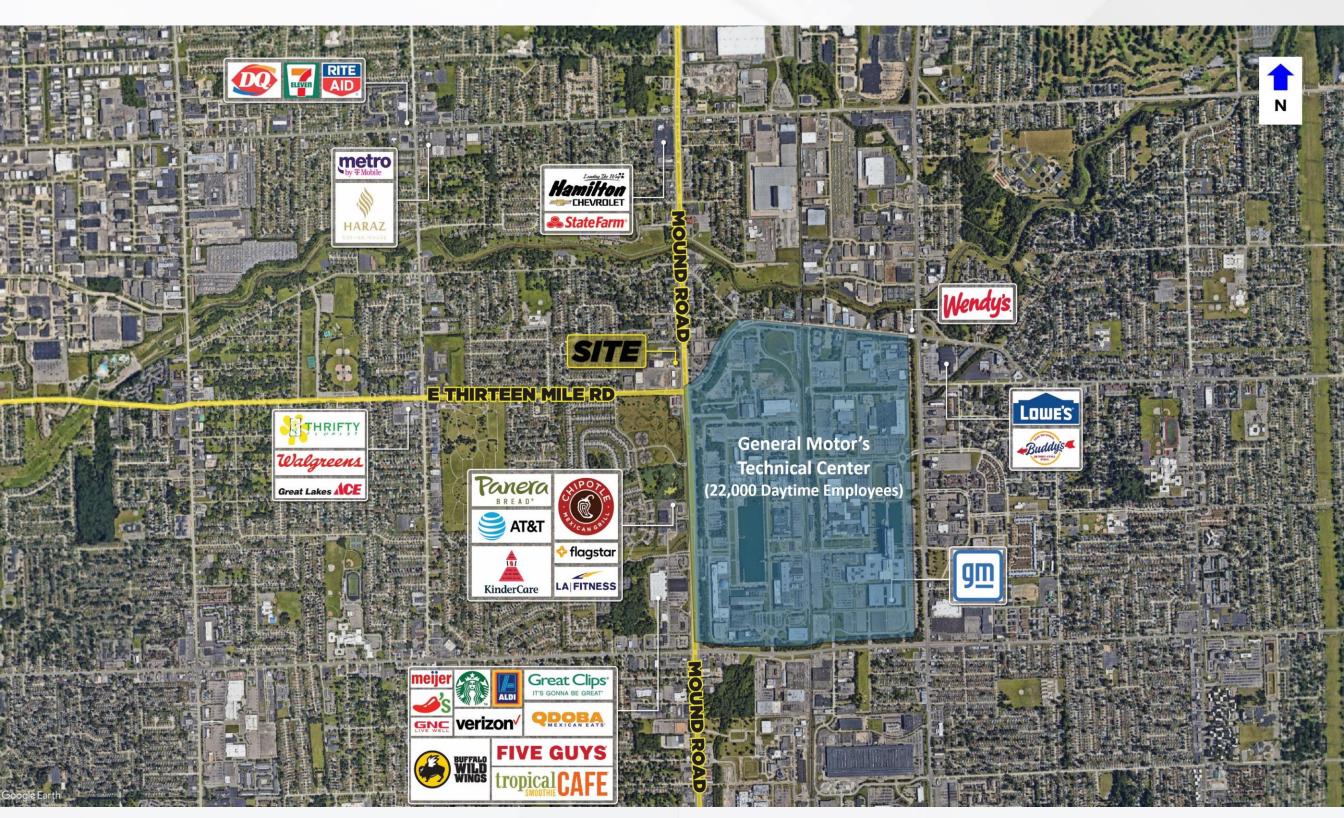
- 1 The Honey Baked Home
- 2 Dan's Excavation
- 3 International Hair Salon
- 4 Anytime Fitness
- 5 Fuzzy Friends
- 6 Vietnamese Club
- 7 1,300 SF Available



13 Mile Road

AERIAL (1)





DEMOGRAPHICS



POPULATION	1 MILE	3 MILE	5 MILE HOUSEHOLDS		1 MILE	3 MILE	
010 Population	36,471	302,789	1,262,548	2010 Households	14,785	122,385	
2023 Population	37,659	304,687	1,257,639	2023 Households	15,269	123,223	
2028 Population Projection	37,779	304,337	1,258,603	2028 Household Projection	15,317	123,083	
annual Growth 2010-2022	0.30%	0.00%	0.00%	Owner Occupied Households	11,557	89,102	
Annual Growth 2022-2027	0.10%	0.00%	0.00%	Renter Occupied Households	3,760	33,981	
Median Age	42.7	41.5	40.3	Avg Household Income	\$76,027	\$75,669	
Bachelor's Degree or Higher	23%	24%	27%	Median Household Income	\$60,606	\$60,445	
POPULATION BY RACE	1 MILE	3 MILE	5 MILE	INCOME	1 MILE	3 MILE	
White	28,094	229,662	752,815	\$25,000 - 50,000	3,799	28,280	
Black	4,826	38,014	383,077	\$50,000 - 75,000	2,888	23,607	
American Indian/Alaskan Native	120	1,051	4,034	\$75,000 - 100,000	2,394	17,573	
Asian	3,437	26,621	83,112	\$100,000 - 125,000	1,608	12,289	
Hawaiian & Pacific Islander	11	116	346	\$125,000 - 150,000	1,077	7,601	
Two or More Races	1,170	9,224	34,256	\$150,000 - 200,000	853	6,416	
Hispanic Origin	787	8,012	31,458	\$200,000+	408	4,475	

DAYTIME POPULATION



	ONE MILE			THREE MILE			FIVE MILE			
DAYTIME EMPLOYMENT	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS	
Service-Producing Industries	15,805	1,724	9	109,575	11,666	9	431,295	54,000	8	
Trade Transportation & Utilities	3,790	290	13	29,879	2,265	13	89,020	8,397	11	
Information	1,315	34	39	4,209	270	16	12,527	1,041	12	
Financial Activities	1,229	176	7	9,203	1,057	9	37,456	5,390	7	
Professional & Business Services	1,547	223	7	15,540	1,540	10	59,908	7,111	8	
Education & Health Services	3,546	563	6	26,251	4,062	6	133,374	21,790	6	
Leisure & Hospitality	2,463	193	13	15,290	1,042	15	57,225	4,024	14	
Other Services	943	199	5	6,905	1,299	5	29,282	5,637	5	
Public Administration	972	46	21	2,298	131	18	12,503	610	20	
Goods-Producing Industries	18,756	132	142	47,587	1,693	28	84,164	4,794	18	
Natural Resources & Mining	13	3	4	166	23	7	328	63	5	
Construction	326	56	6	5,868	740	8	17,534	2,488	7	
Manufacturing	18,417	73	252	41,553	930	45	66,302	2,243	30	
Total	34,561	1,856	19	157,162	13,359	12	515,459	58,794	9	



EXCLUSIVELY LISTED BY:

ERIK ELWELL

ASSOCIATE

eelwell@cmprealestategroup.com

JORDAN JABBORI

ASSOCIATE

jjabbori@cmprealestategroup.com

CONTACT US:



6476 Orchard Lake Road, Suite A West Bloomfield, Michigan 48322



(P): 248.538.2000 (F): 248.538.9905



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RETAIL LEASING
Landlord Representation
& New Project Leasing



TENANT REPRESENTATION
Site Selection &
Negotiations



INVESTMENT SALES

STNL & Multi-Tenant, MultiFamily, 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.