

FOR LEASE

VILLAGE PLAZA (A&B) | WARREN, MICHIGAN



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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



POPULATION	1 MILE	3 MILE	5 MILE
2010 Population	36,471	302,789	1,262,548
2023 Population	37,659	304,687	1,257,639
2028 Population Projection	37,779	304,337	1,258,603
Annual Growth 2010-2022	0.30%	0.00%	0.00%
Annual Growth 2022-2027	0.10%	0.00%	0.00%
Median Age	42.7	41.5	40.3
Bachelor's Degree or Higher	23%	24%	27%

POPULATION BY RACE	1 MILE	3 MILE	5 MILE
White	28,094	229,662	752,815
Black	4,826	38,014	383,077
American Indian/Alaskan Native	120	1,051	4,034
Asian	3,437	26,621	83,112
Hawaiian & Pacific Islander	11	116	346
Two or More Races	1,170	9,224	34,256
Hispanic Origin	787	8,012	31,458

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2010 Households	14,785	122,385	505,219
2023 Households	15,269	123,223	504,060
2028 Household Projection	15,317	123,083	504,389
Owner Occupied Households	11,557	89,102	345,900
Renter Occupied Households	3,760	33,981	158,489
Avg Household Income	\$76,027	\$75,669	\$79,939
Median Household Income	\$60,606	\$60,445	\$60,301

INCOME	1 MILE	3 MILE	5 MILE
\$25,000 - 50,000	3,799	28,280	113,736
\$50,000 - 75,000	2,888	23,607	91,190
\$75,000 - 100,000	2,394	17,573	64,862
\$100,000 - 125,000	1,608	12,289	47,499
\$125,000 - 150,000	1,077	7,601	30,497
\$150,000 - 200,000	853	6,416	29,491
\$200,000+	408	4,475	28,121

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	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:

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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.*