

FOR LEASE

5770 S. MAIN STREET | CLARKSTON, MICHIGAN



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PROPERTY INFORMATION

Property Address	5770 S. Main Street
City/Township	Clarkston
Building Size	4,950 SF
Property Size	0.40 AC
Space Available	1,950 SF
Asking Rental Rate	\$25.00 PSF
Estimated NNN's	\$4.00 PSF

DEMOGRAPHICS (FIVE-MILE RADIUS)

 POPULATION 77,338 PEOPLE	 MEDIAN AGE 42.8 YEARS OLD
 HOUSEHOLDS 29,877	 CONSUMER SPENDING \$1.1 BILLION ANNUALLY
 AVG HOUSEHOLD INCOME \$108,697/ANNUALLY	 DAYTIME EMPLOYEES 25,874 EMPLOYEES

JOIN



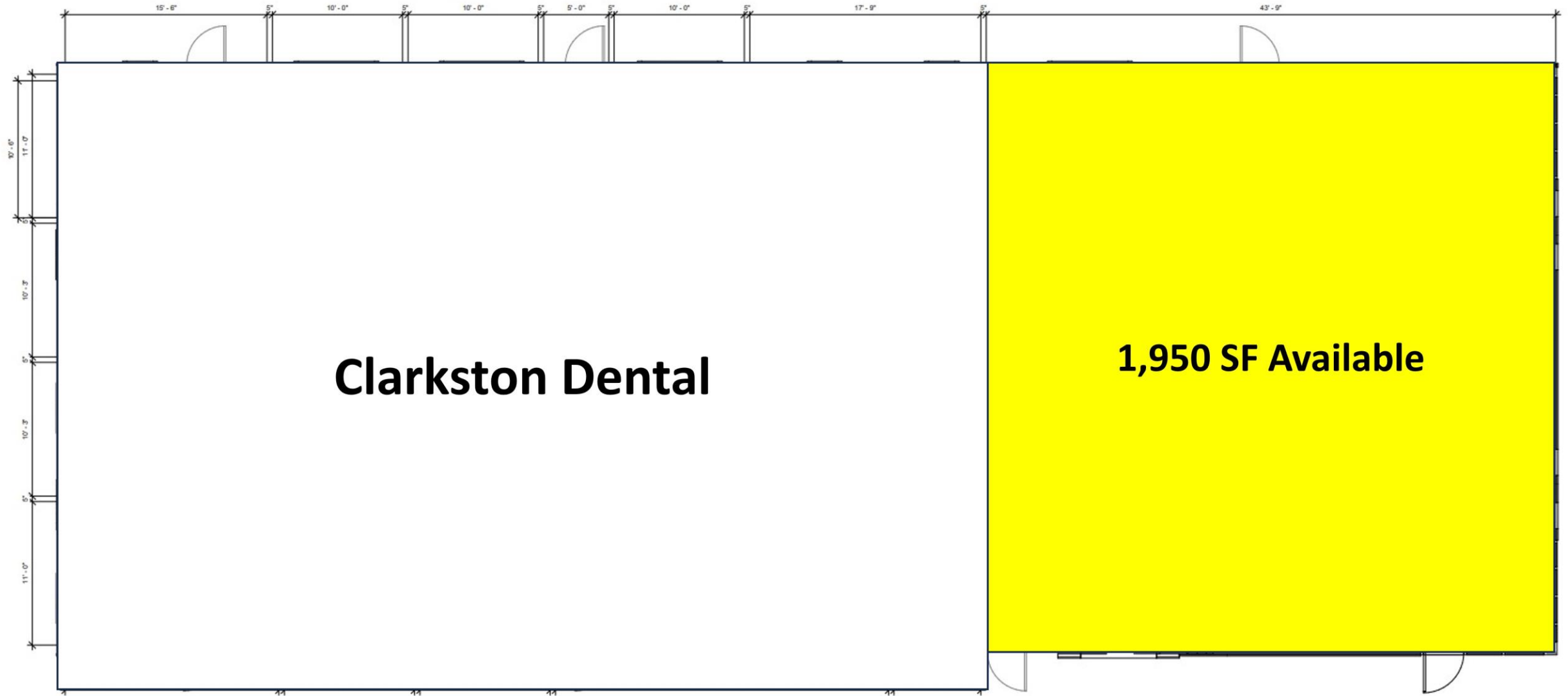
AREA TENANTS & EMPLOYERS

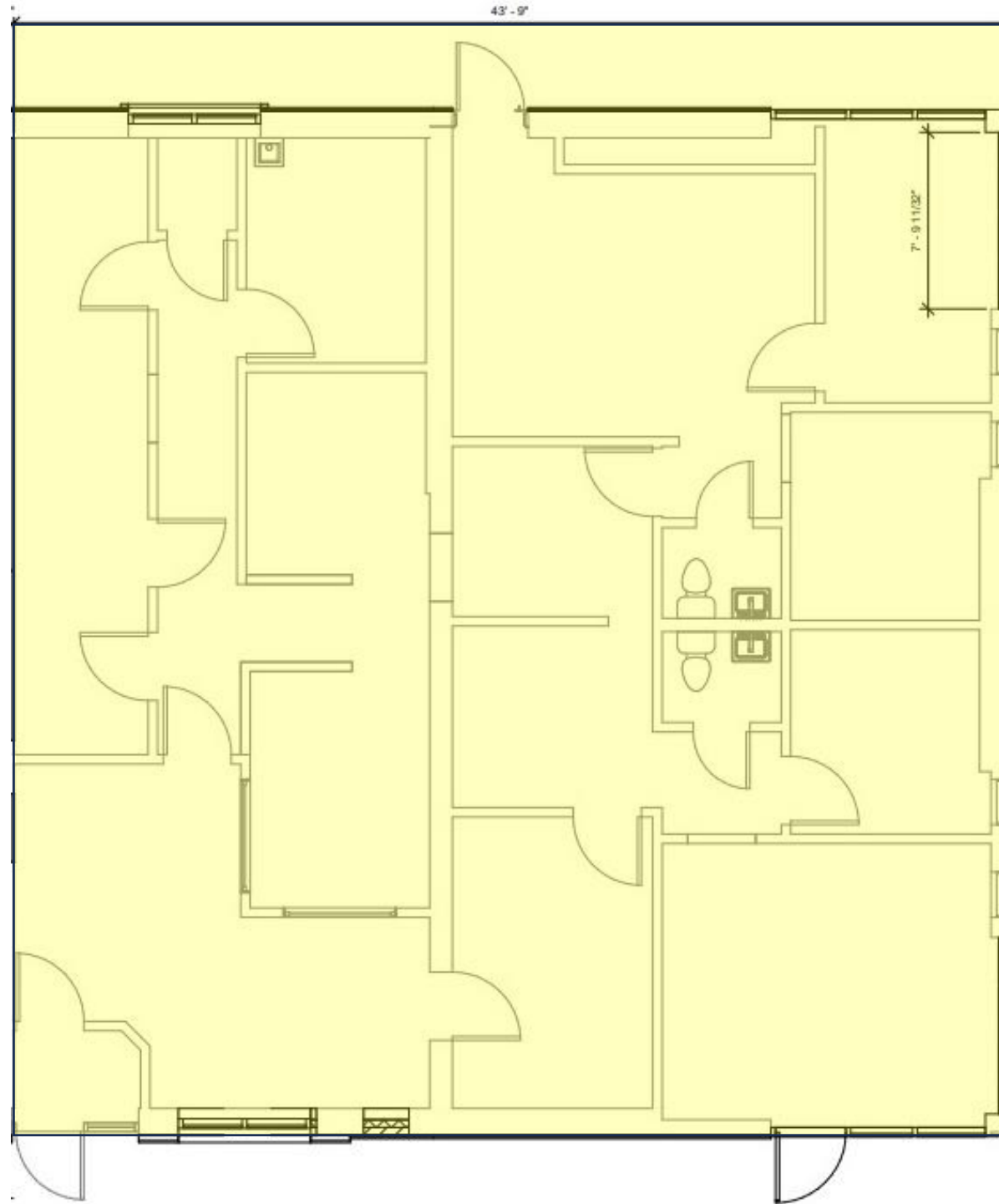


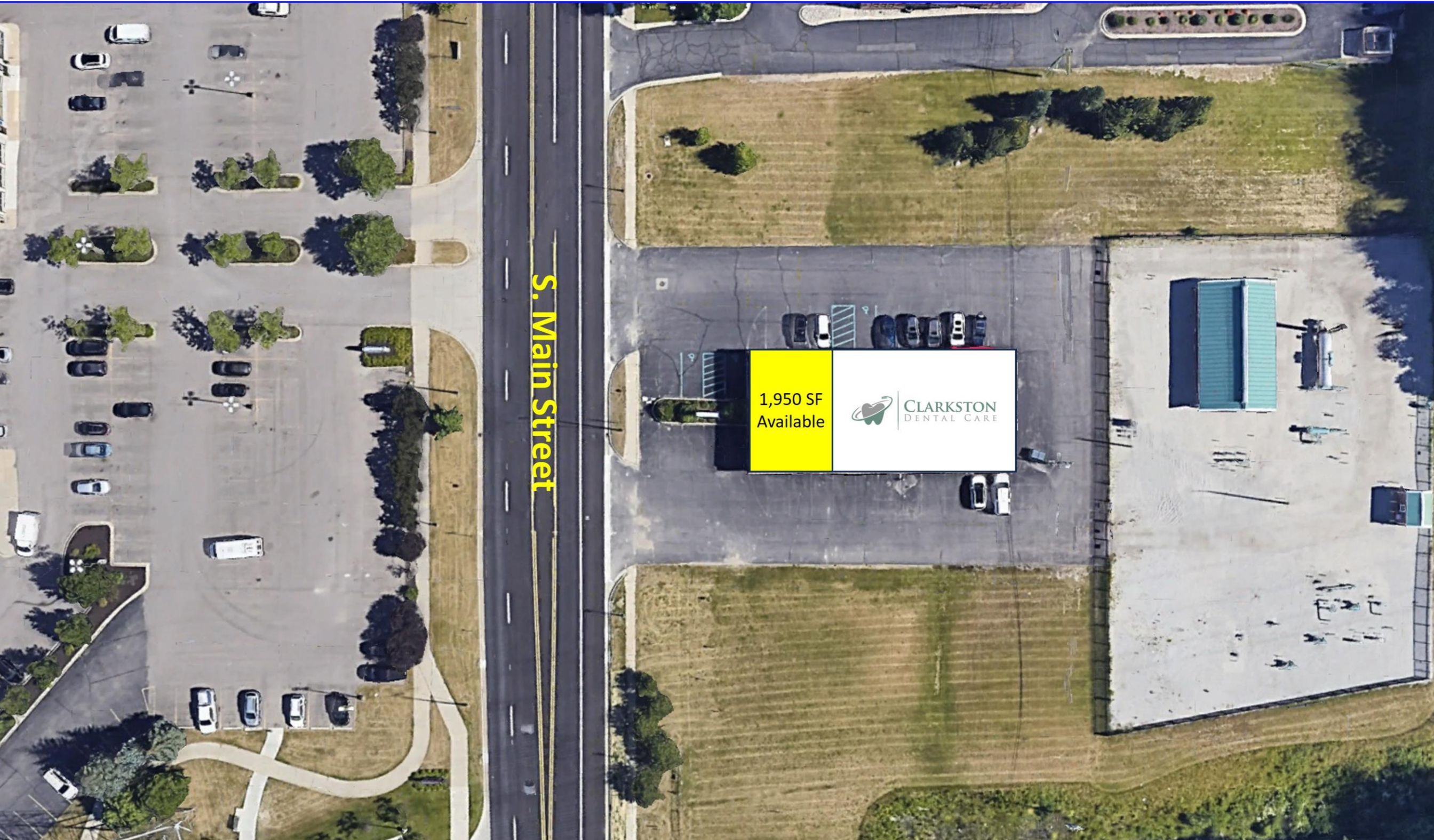
PROPERTY HIGHLIGHTS

- Join Clarkston Dental Care and this opportunity to lease 1,950 SF of prime space great for any retail, medical or office user.
- Conveniently located off the well-traveled Dixie Highway, and less than one mile south of Downtown Clarkston.
- New re-facade and other significant capital improvements are already underway.
- Situated in a high-income community with average household income in excess of \$100,000 per year within a five-mile radius of this site.









S. Main Street

1,950 SF
Available

 CLARKSTON
DENTAL CARE



POPULATION	1 MILE	3 MILE	5 MILE
2010 Population	5,433	33,610	75,950
2023 Population	5,663	33,989	77,338
2028 Population Projection	5,697	34,006	77,473
Annual Growth 2010-2022	0.30%	0.10%	0.10%
Annual Growth 2022-2027	0.10%	0.00%	0.00%
Median Age	42.3	43	42.8
Bachelor's Degree or Higher	42%	37%	36%

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2010 Households	2,252	13,103	29,158
2023 Households	2,366	13,341	29,877
2028 Household Projection	2,383	13,364	29,965
Owner Occupied Households	1,656	10,848	24,743
Renter Occupied Households	727	2,517	5,222
Avg Household Income	121,249	108,680	108,697
Median Household Income	93,723	85,415	86,175

POPULATION BY RACE	1 MILE	3 MILE	5 MILE
White	5,294	31,577	71,781
Black	100	731	1,765
American Indian/Alaskan Native	15	144	339
Asian	123	767	1,784
Hawaiian & Pacific Islander	1	8	27
Two or More Races	130	762	1,642
Hispanic Origin	303	1,873	4,650

INCOME	1 MILE	3 MILE	5 MILE
\$25,000 - 50,000	444	2,484	5,221
\$50,000 - 75,000	358	2,032	4,655
\$75,000 - 100,000	237	1,991	4,596
\$100,000 - 125,000	233	1,591	3,550
\$125,000 - 150,000	263	1,014	2,354
\$150,000 - 200,000	246	1,348	3,124
\$200,000+	382	1,556	3,368

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	4,211	584	7	13,821	1,829	8	23,696	3,149	8
Trade Transportation & Utilities	593	57	10	2,090	242	9	3,978	449	9
Information	76	9	8	158	26	6	382	51	7
Financial Activities	594	81	7	1,724	239	7	2,435	404	6
Professional & Business Services	406	93	4	1,342	239	6	2,516	456	6
Education & Health Services	1,050	234	4	3,894	710	5	6,475	1,102	6
Leisure & Hospitality	839	45	19	2,530	150	17	4,145	269	15
Other Services	514	51	10	1,793	199	9	2,929	375	8
Public Administration	139	14	10	290	24	12	836	43	19
Goods-Producing Industries	141	43	3	1,153	173	7	2,178	359	6
Natural Resources & Mining	0	0	-	6	1	6	21	6	4
Construction	107	35	3	611	120	5	1,208	254	5
Manufacturing	34	8	4	536	52	10	949	99	10
Total	4,352	627	7	14,974	2,002	7	25,874	3,508	7

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.*