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PROPERTY INFORMATION

Property Address	16800 - 16862 Schafer Highway
City/Township	Detroit
Building Size	38,683 SF
Space Available	10,970 SF
Asking Rental Rate	\$12.00 PSF
Estimated NNN's	\$4.85 PSF
Parking	130 Spaces

DEMOGRAPHICS (FIVE-MILE RADIUS)

	POPULATION 384,852 PEOPLE		MEDIAN AGE 37.9 YEARS OLD
	HOUSEHOLDS 148,930		CONSUMER SPENDING \$3.3 BILLION ANNUALLY
	AVG HOUSEHOLD INCOME \$55,518/ANNUALLY		DAYTIME EMPLOYEES 92,368 EMPLOYEES

JOIN TENANTS



AREA TENANTS & EMPLOYERS



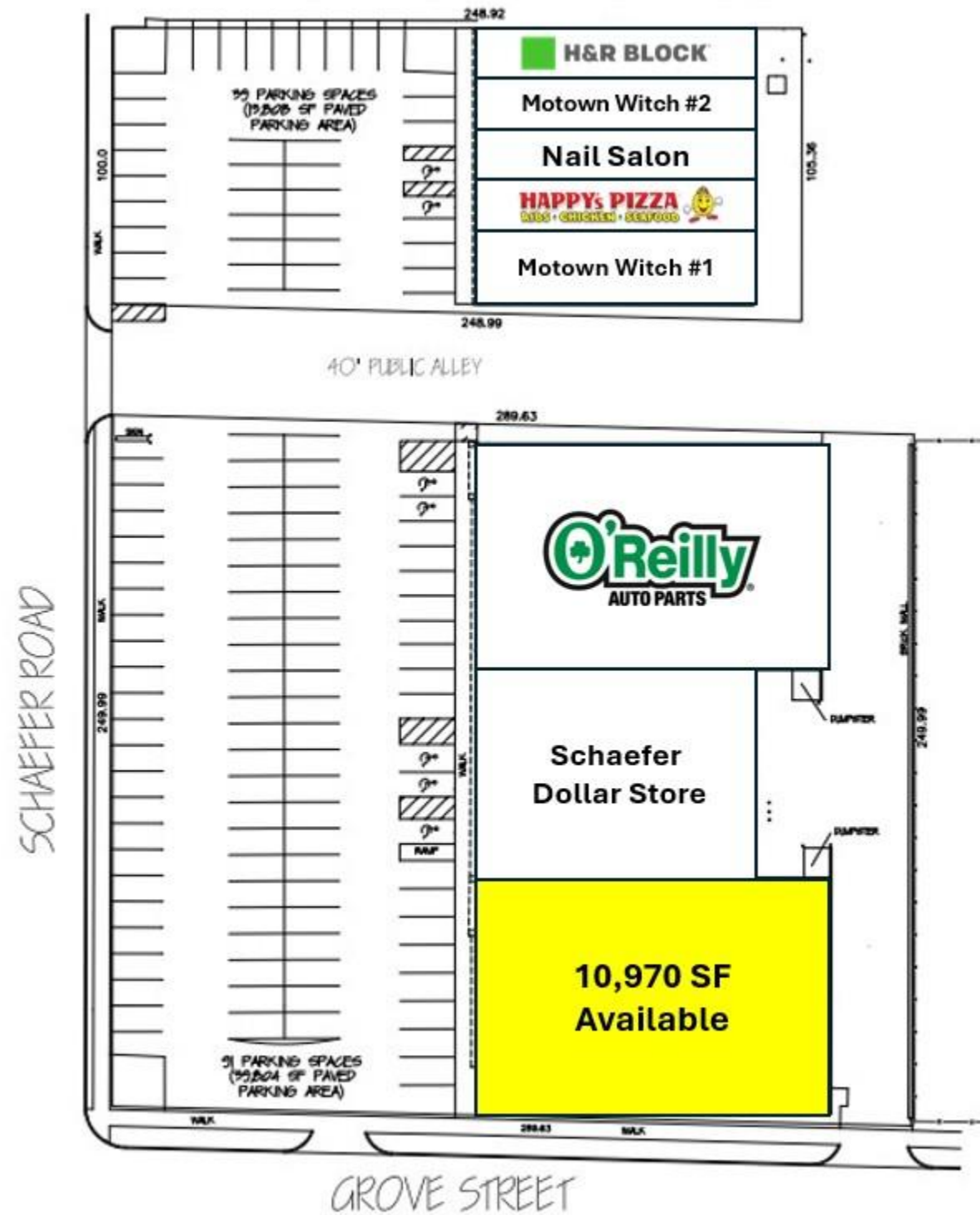
PROPERTY HIGHLIGHTS

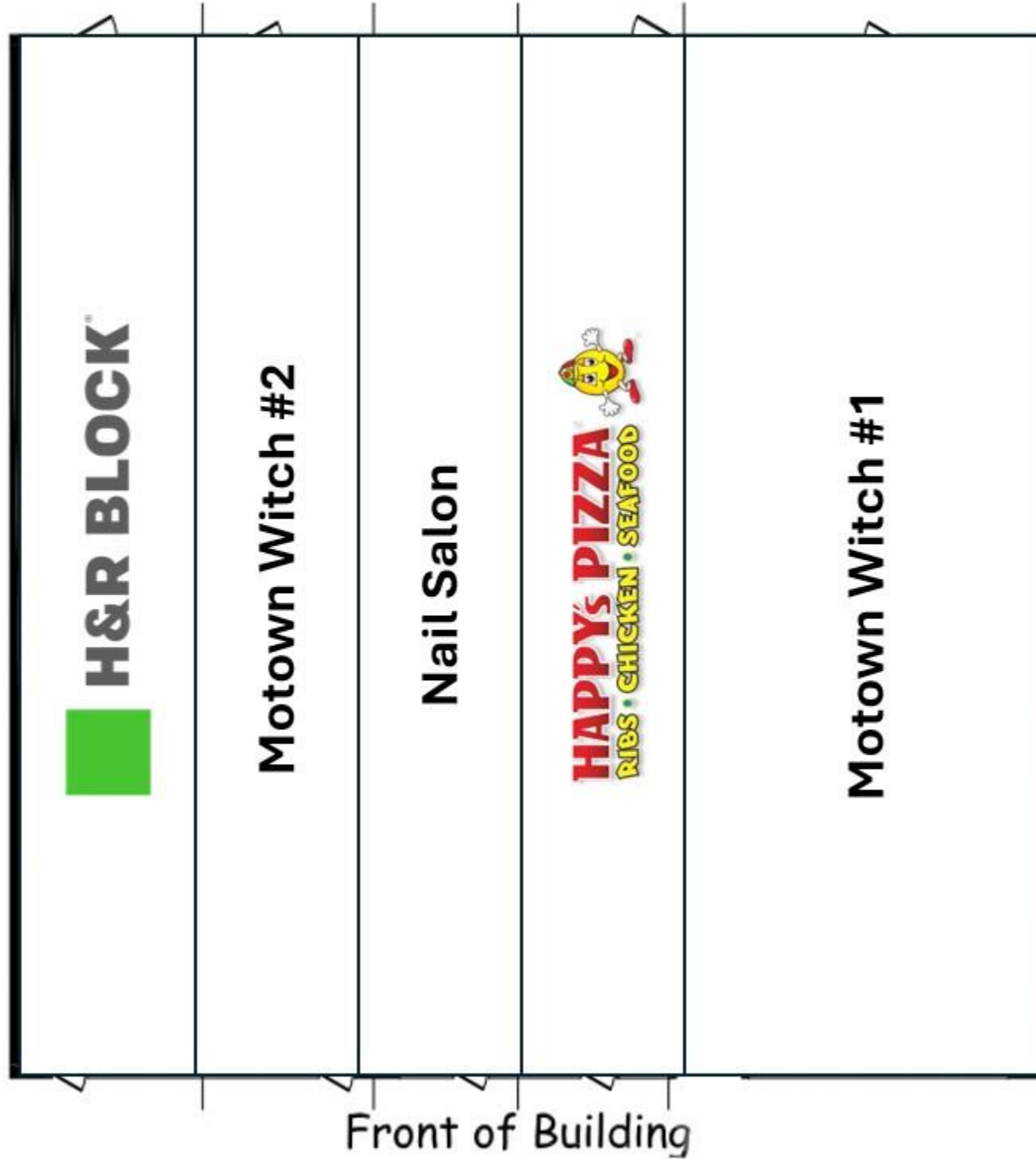
- Join O'Reilly Auto Parts, H&R Block, and Happy's Pizza located on Schaefer Road just south of McNicholas Road in Detroit, MI.
- Along with building and pylon signage being available, the site offers great visibility and is easily accessible offering curb cuts on Schaefer Road and Grove Street.
- DMC Sinai - Grace Hospital is less than a quarter mile away from the shopping center, which has 2,000 beds and employs over 12,000 people.
- Join O'Reilly Auto Parts, H&R Block, and Happy's Pizza located at Schaefer and McNicholas Roads in Detroit, MI.
- High density of people with a population over 400,000 people within a 5 mile radius.
- John C Lodge and Southfield Freeway are located within minutes from the subject property.

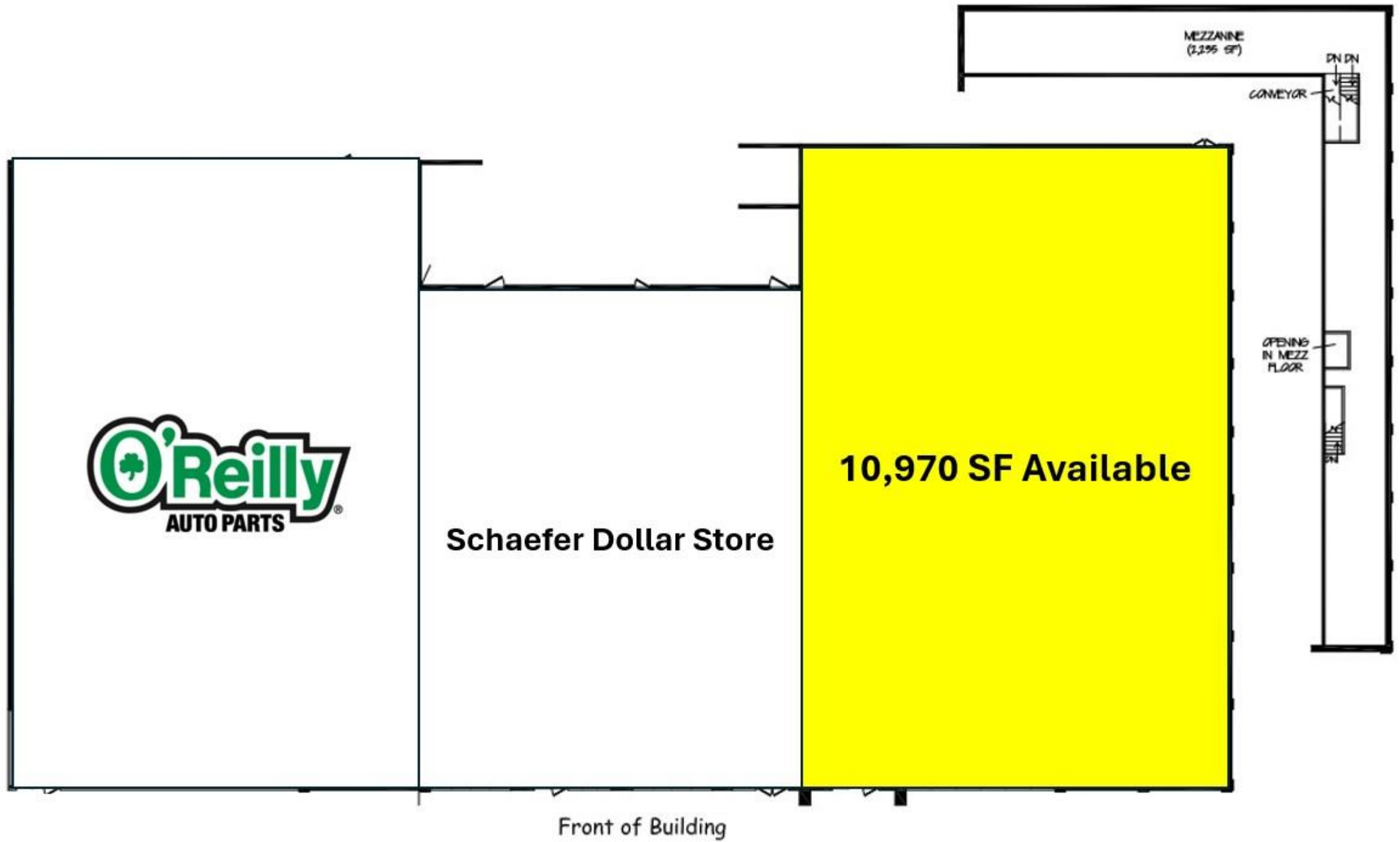
MERCURY POINTE COMMONS

PICTURES











POPULATION	1 MILE	3 MILE	5 MILE
2010 Population	24,090	174,494	424,021
2023 Population	20,318	148,250	384,852
2028 Population Projection	19,865	145,075	381,292
Annual Growth 2010-2022	-1.20%	-1.20%	-0.70%
Annual Growth 2022-2027	-0.40%	-0.40%	-0.20%
Median Age	38.1	38.2	37.9
Bachelor's Degree or Higher	12%	15%	19%

POPULATION BY RACE	1 MILE	3 MILE	5 MILE
White	230	3,762	63,050
Black	19,619	140,537	307,948
American Indian/Alaskan Native	58	416	1,211
Asian	32	508	2,779
Hawaiian & Pacific Islander	0	12	70
Two or More Races	380	3,016	9,793
Hispanic Origin	223	1,709	6,623

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2010 Households	8,948	66,731	165,353
2023 Households	7,434	55,999	148,930
2028 Household Projection	7,244	54,651	147,273
Owner Occupied Households	4,529	34,061	84,198
Renter Occupied Households	2,716	20,591	63,075
Avg Household Income	\$47,278	\$51,432	\$55,518
Median Household Income	\$32,892	\$37,804	\$39,066

INCOME	1 MILE	3 MILE	5 MILE
\$25,000 - 50,000	1,888	15,407	38,153
\$50,000 - 75,000	1,341	9,714	24,358
\$75,000 - 100,000	605	4,680	13,792
\$100,000 - 125,000	275	2,575	8,885
\$125,000 - 150,000	196	1,697	5,057
\$150,000 - 200,000	212	1,570	4,421
\$200,000+	52	861	3,418

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	6,498	893	7	30,378	4,365	7	82,703	11,858	7
Trade Transportation & Utilities	457	84	5	5,124	826	6	15,484	2,118	7
Information	82	11	7	991	104	10	2,881	289	10
Financial Activities	197	51	4	1,936	391	5	5,558	1,097	5
Professional & Business Services	217	52	4	2,590	455	6	9,075	1,358	7
Education & Health Services	4,510	535	8	12,208	1,464	8	27,601	4,066	7
Leisure & Hospitality	334	39	9	3,265	295	11	10,056	838	12
Other Services	623	117	5	3,847	802	5	9,016	1,959	5
Public Administration	78	4	20	417	28	15	3,032	133	23
Goods-Producing Industries	161	39	4	3,102	309	10	9,665	858	11
Natural Resources & Mining	13	1	13	29	5	6	62	14	4
Construction	111	29	4	1,292	180	7	3,464	479	7
Manufacturing	37	9	4	1,781	124	14	6,139	365	17
Total	6,659	932	7	33,480	4,674	7	92,368	12,716	7

EXCLUSIVELY LISTED BY:

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*Single & Full Portfolio
Transactions*



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*Innovative
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