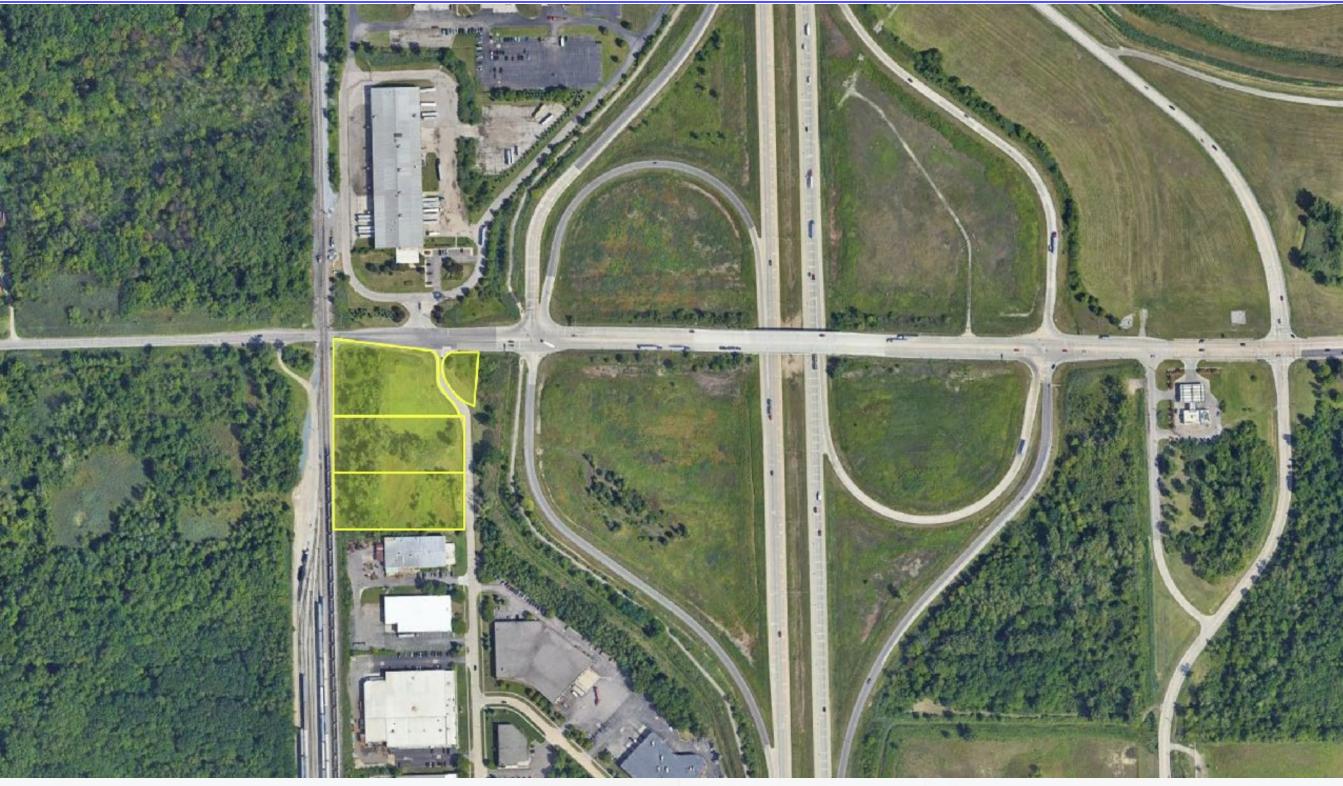


# FOR SALE 5.12 ACRES ZONED M-2

15076 – 15224 OAKWOOD DRIVE | ROMULUS, MICHIGAN



**BARRY LANDAU** SENIOR ASSOCIATE

blandau@cmprealestategroup.com

ANTHONY SESI VICE PRESIDENT

asesi@cmprealestategroup.com

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

Phone: 248.538.2000 | www.cmprealestategroup.com



#### **PROPERTY INFORMATION**

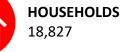
Property Address	15076 – 15224 Oakwood Drive
City/Township	Romulus
Land Size	5.12 Acres
Sale Price	Contact Broker
Taxes (2024)	\$8,604.83
Sewer & Water	On Site
Zoning	M-2 (General Industrial)

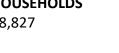
### **DEMOGRAPHICS (FIVE-MILE RADIUS)**



POPULATION 47,405 PEOPLE

18,827







AVG HOUSEHOLD INCOME



8-

**MEDIAN AGE** 39.4 YEARS OLD



\$564.8 MILLION ANNUALLY



**AREA TENANTS & EMPLOYERS** 



P	ROPERTY HIGHLIGHTS
-	5.12 acres available for sale off of Eureka and I-275 in Romulus, MI.
 -	Located just one exit south of the I-94 and I-275 interchange, with direct proximity to Detroit Metro Airport.
-	Currently zoned M-2, with the potential to rezone to C-3, allowing for uses such as hotel, storage, and retail.
-	Located near Amazon and Kroger Distribution centers.

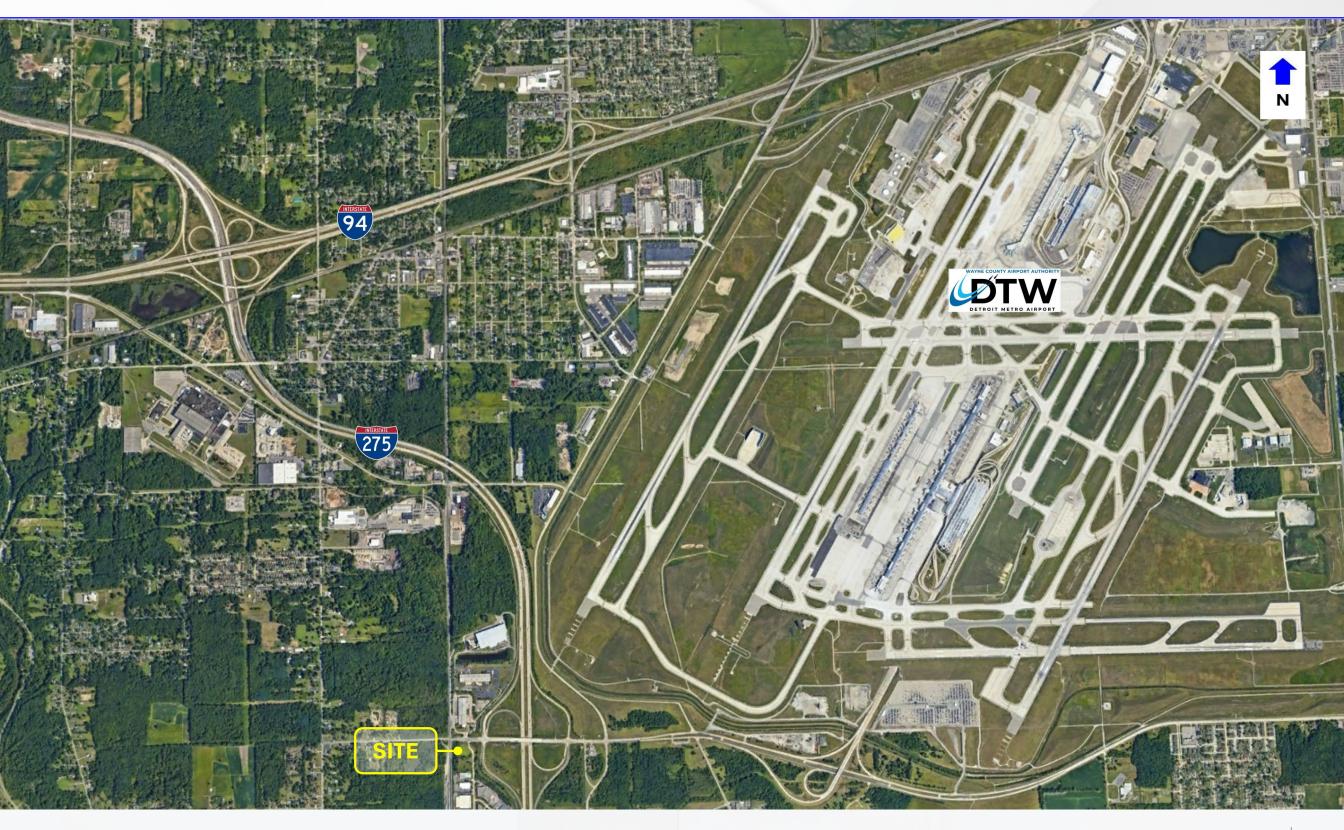
# 15076 – 15224 OAKWOOD DRIVE AERIAL (1)





15076 – 15224 OAKWOOD DRIVE AERIAL (2)







POPULATION	1 MILE	3 MILE	5 MILE
2020 Population	503	12,776	52,902
2024 Population	455	11,676	47,405
2029 Population Projection	437	11,239	45,426
Annual Growth 2020-2024	-2.40%	-2.20%	-2.60%
Annual Growth 2024-2029	-0.80%	-0.70%	-0.80%
Median Age	46.2	42.5	39.4
Bachelor's Degree or Higher	13%	19%	22%
POPULATION BY RACE	1 MILE	3 MILE	5 MILE
White	378	7,976	29,067
Black	20	2,433	12,792
American Indian/Alaskan Native	1	28	121
Asian	5	90	864
Hawaiian & Pacific Islander	0	2	5

51

25

1,146

503

4,557

2,138

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2020 Households	190	5,090	21,029
2024 Households	171	4,658	18,827
2029 Household Projection	164	4,487	18,037
Owner Occupied Households	143	3,202	11,844
Renter Occupied Households	21	1,285	6,193
Avg Household Income	\$85,962	\$86,643	\$86,474
Median Household Income	\$74,999	\$68,442	\$67 <i>,</i> 845
INCOME	1 MILE	3 MILE	5 MILE
\$25,000 - 50,000	27	750	3,447
\$50,000 - 75,000	47	1,042	3,761
\$75,000 - 100,000	18	555	2,367
\$100,000 - 125,000	37	555	1,836
\$125,000 - 150,000	18	354	1,460
\$150,000 - 200,000	13	346	1,616
\$200,000+	0	254	1,046
			-

Two or More Races

Hispanic Origin

iit. Ei E

### 15076 – 15224 OAKWOOD DRIVE

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	636	23	28	5,171	490	11	17,550	1,396	13
Trade Transportation & Utilities	472	10	47	876	86	10	3,024	269	11
Information	0	0	-	30	5	6	163	16	10
Financial Activities	4	1	4	254	51	5	1,463	179	8
Professional & Business Services	71	4	18	796	75	11	4,457	212	21
Education & Health Services	42	4	11	1,184	99	12	2,524	250	10
Leisure & Hospitality	28	2	14	1,389	65	21	3,782	190	20
Other Services	19	2	10	331	80	4	1,151	219	5
Public Administration	0	0	_	311	29	11	986	61	16
Goods-Producing Industries	547	17	32	2,253	80	28	8,467	212	40
Natural Resources & Mining	2	1	2	2	1	2	80	9	9
Construction	126	6	21	417	40	10	1,121	99	11
Manufacturing	419	10	42	1,834	39	47	7,266	104	70
Total	1,183	40	30	7,424	570	13	26,017	1,608	16



#### **EXCLUSIVELY LISTED BY:**

**BARRY LANDAU** SENIOR ASSOCIATE blandau@cmprealestategroup.com

**ANTHONY SESI** VICE PRESIDENT asesi@cmprealestategroup.com

**CONTACT US:** 



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

(P): 248.538.2000 (F): 248.538.9905

Email: info@cmprealestategroup.com Website: www.cmprealestategroup.com



**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

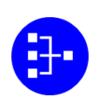
MARKET ANALYSIS Market Research & Site Evaluations



**Retailers & Investors** 

across the U.S.





TEAMWORK Innovative Solutions

SHARED DATABASE **Retailers & Investors** across the U.S.

The information contained in this Marketing Package does not purport to provide a complete or fully accurate summary of the Property or any of the documents related thereto, nor does it purport to all inclusive or to contain all the information, which a potential tenant may need or desire. All information contained herein has been secured by sources we believe to be reliable; however, CMP Real Estate Group, LLC ("Broker") has not independently verified any of the information. This Marketing Package prepared by Broker, does not constitute an indication that there has been no change in the Property or the market conditions since the date of preparation of the information herein. Additional information and an opportunity to inspect the Property will be made available to the interested and gualified prospective tenant/purchaser, if available.

Neither Owner nor Broker nor any of there respective officers, Agents or principals has made or will make any representations or warranties, express or implied, as to the accuracy or completeness of this Marketing Package or any of its contents, and no legal commitment or obligation shall arise by reason of the Marketing Package or its contents. Analysis and verification of the information contained in the Marketing Package is solely the responsibility of the prospective tenant/purchaser.

Owner and Broker expressly reserve the right, at their sole discretion, to reject any or all expressions of interest or offers to lease/purchase the Property and/or terminate discussions with any entity at anytime with or without notice. Owner has no legal commitment or obligation to any entity reviewing this Marketing Package or making an offer to lease/purchase the Property unless and until such lease/sale of the Property is approved by Owner in its sole discretion, a written agreement for lease/purchase of the Property unless and until such sale of the Property is approved by Owner in its sole discretion, a written agreement for leased/purchase of the Property has been fully delivered, and approve by Owner, its legal counsel and any conditions to the Owner's obligations thereunder have been satisfied or waived.