



PROPERTY INFORMATION

Property Address	477 Elizabeth Lake Rd.
City/Township	Waterford, MI
Building Size	7,200 SF
Space Available	600–7,200 SF
Zoning	C-1
Asking Rental Rate	\$14.00 PSF
Estimated NNN’s	\$3.00 PSF

DEMOGRAPHICS (FIVE-MILE RADIUS)

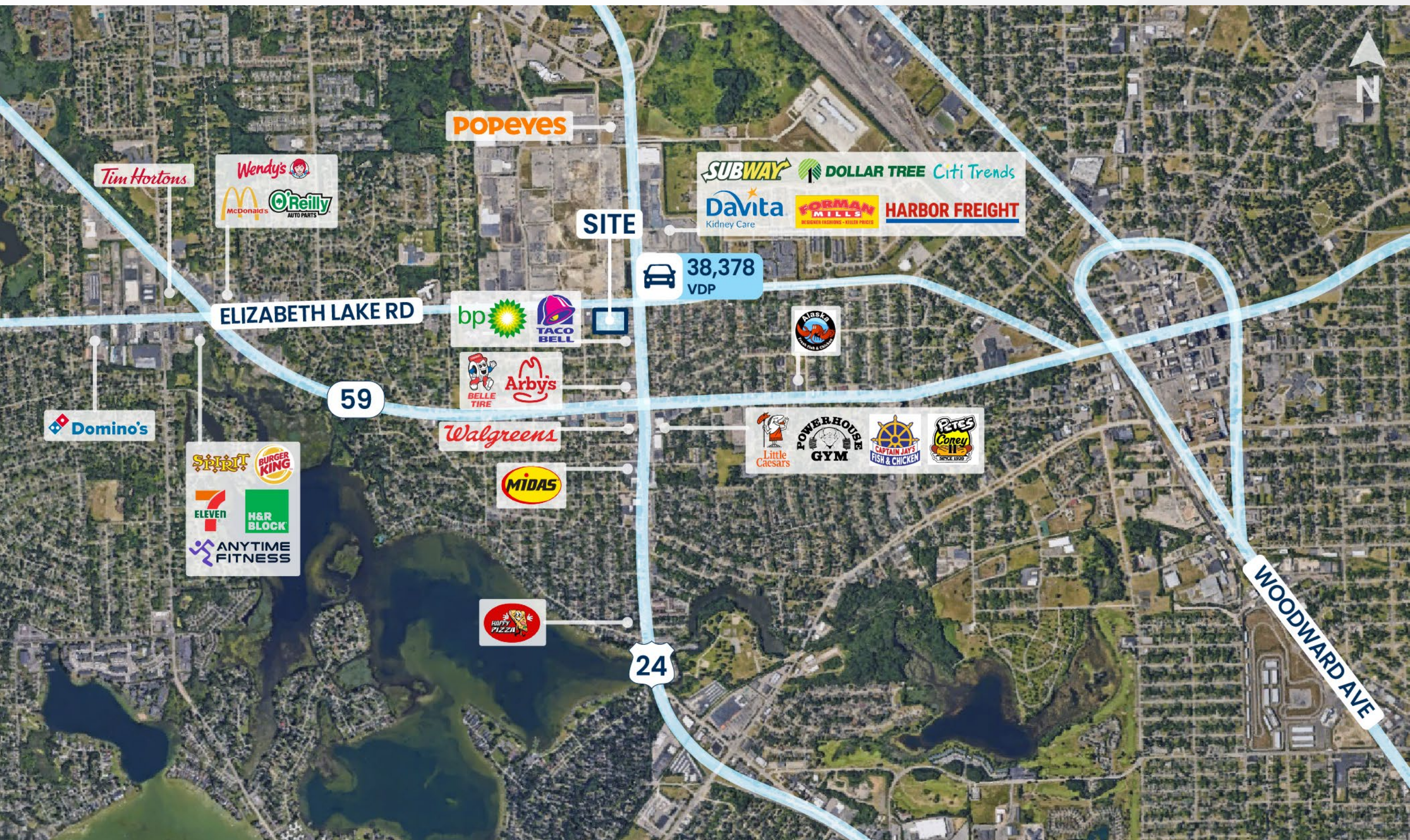
 POPULATION 160,335 PEOPLE	 MEDIAN AGE 40.5 YEARS OLD
 HOUSEHOLDS 66,319	 CONSUMER SPENDING \$1.9 BILLION ANNUALLY
 AVG HOUSEHOLD INCOME \$87,649/ANNUALLY	 DAYTIME POPULATION 159,584 PEOPLE

AREA TENANTS & EMPLOYERS



PROPERTY HIGHLIGHTS

- Located along Elizabeth Lake Road corridor, this property benefits from strong daily traffic counts and proximity to N. Telegraph Road.
- Offers multiple suite sizes ranging from approximately 600 SF up to 7,200 SF, ideal for retail, medical, or professional office users.
- Excellent frontage ensures high exposure and easy access for both local and destination shoppers.
- Surrounded by dense residential neighborhoods and complementary retail users, including national and regional tenants.





POPULATION	1 MILE	3 MILE	5 MILE
2020 Population	10,954	74,286	158,644
2024 Population	11,199	76,536	160,335
2029 Population Projection	11,170	76,454	159,584
Annual Growth 2020-2024	0.60%	0.80%	0.30%
Annual Growth 2024-2029	-0.10%	0%	-0.10%
Median Age	41.2	39.8	40.5
Bachelor's Degree or Higher	24%	22%	30%

POPULATION BY RACE	1 MILE	3 MILE	5 MILE
White	5,472	37,691	91,050
Black	3,243	21,607	36,337
American Indian/Alaskan Native	48	252	408
Asian	224	2,025	6,891
Hawaiian & Pacific Islander	13	38	78
Two or More Races	2,198	14,923	25,570
Hispanic Origin	1,750	12,889	20,339

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2020 Households	4,667	31,151	65,740
2024 Households	4,759	32,061	66,319
2029 Household Projection	4,744	32,016	65,974
Owner Occupied Households	0.40%	0.80%	0.50%
Renter Occupied Households	-0.10%	0%	-0.10%
Avg Household Income	\$72,714	\$72,025	\$87,649
Median Household Income	\$53,541	\$49,288	\$59,247

INCOME	1 MILE	3 MILE	5 MILE
\$25,000 - 50,000	1,222	8,152	14,387
\$50,000 - 75,000	811	5,520	10,856
\$75,000 - 100,000	574	3,254	7,580
\$100,000 - 125,000	369	2,680	6,114
\$125,000 - 150,000	243	1,272	3,140
\$150,000 - 200,000	275	1,185	3,709
\$200,000+	201	1,908	6,435

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	10776	605	18	35226	3507	10	80020	7884	10776
Trade Transportation & Utilities	573	86	7	5221	554	9	15422	1242	573
Information	42	10	4	534	66	8	1107	142	42
Financial Activities	185	38	5	1682	353	5	9370	812	185
Professional & Business Services	255	45	6	2442	448	5	9573	1094	255
Education & Health Services	2582	281	9	7775	1145	7	18278	2835	2582
Leisure & Hospitality	500	40	13	3616	290	12	8464	635	500
Other Services	264	76	3	2627	530	5	5295	946	264
Public Administration	6375	29	220	11329	121	94	12511	178	6375
Goods-Producing Industries	116	22	5	2896	272	11	13434	713	116
Natural Resources & Mining	0	0	-	13	6	2	25	11	0
Construction	101	18	6	1482	176	8	3527	425	101
Manufacturing	15	4	4	1401	90	16	9882	277	15
Total	10892	627	17	38122	3779	10	93454	8597	10892



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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*



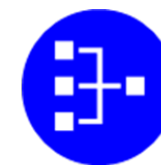
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*Market Research
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SHARED DATABASE
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