

FREESTANDING BUILDING



MID-AMERICA®
Real Estate-Michigan, Inc.

4803 E. 8 Mile Road / Warren, MI

FOR LEASE



RETAIL OPPORTUNITY

FREESTANDING BUILDING



Address

4803 E. 8 Mile Road
Warren, MI 48091

Availability

10,847 SF
1.07 Acres

Features

A freestanding former Family Dollar building is available for lease in Warren, Michigan. Conveniently located on 8 Mile Road between Mound and Ryan Roads, the site offers excellent visibility, easy ingress and egress, and prominent pylon signage. The property benefits from strong traffic counts (over 47,000 vehicles per day) and a robust daytime population driven by nearby automotive plants, along with dense surrounding residential communities. On-site parking accommodates up to 54 vehicles.

Area Tenants

CHRYSLER



**five
BELOW**

**HOME
CENTER**

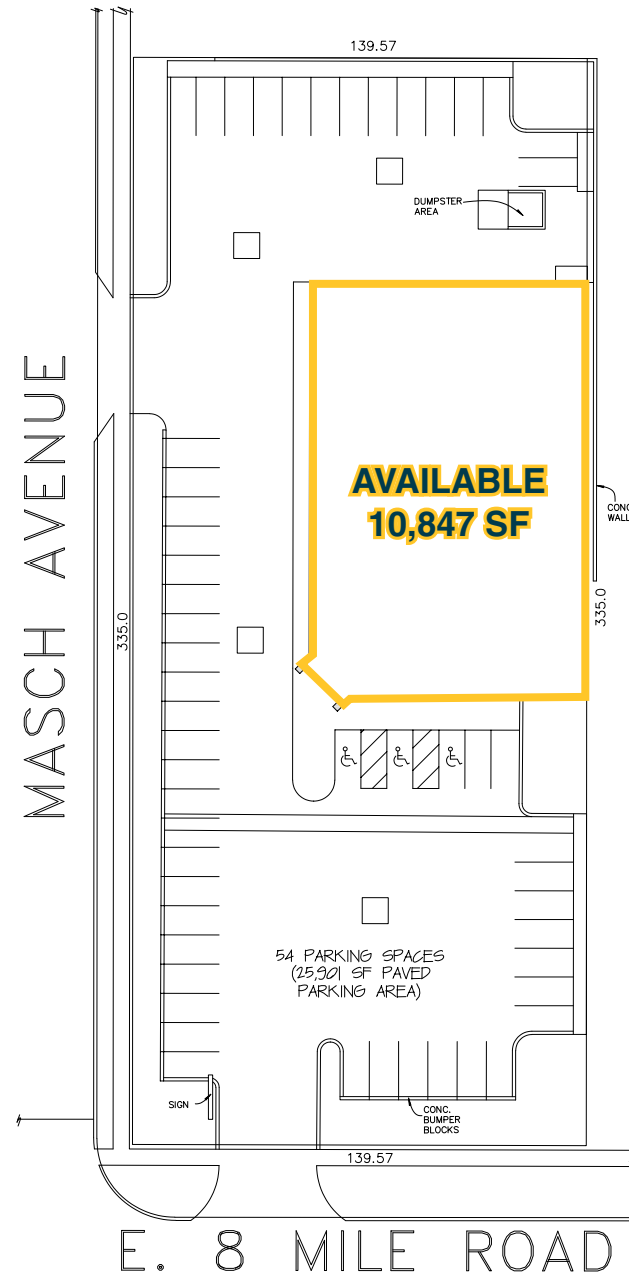


**Tim
Hortons**

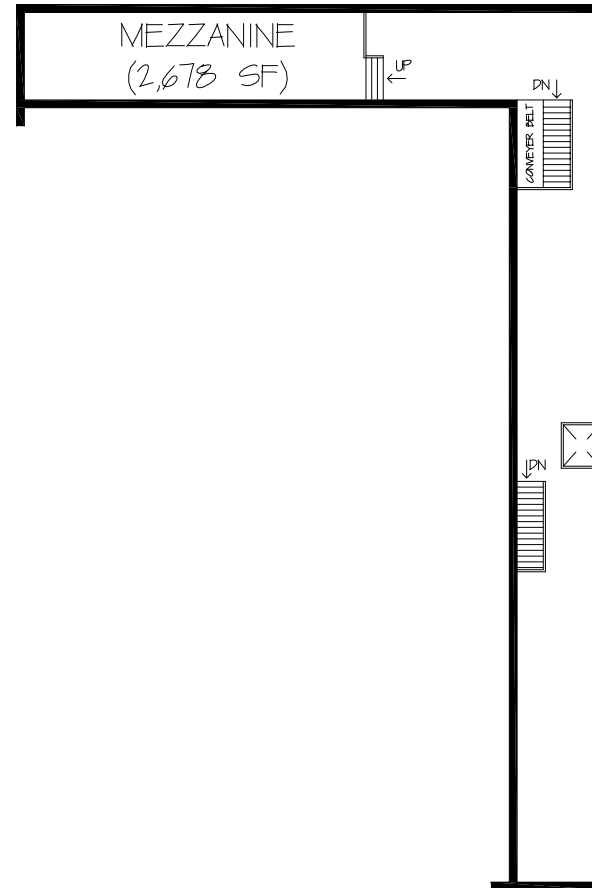
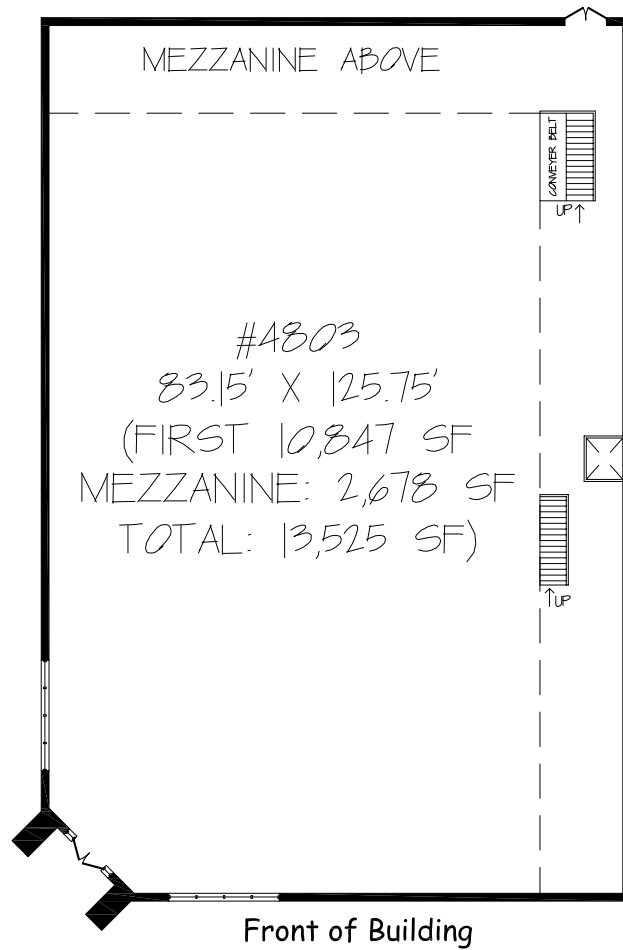
Demographics (2025)

	1 MILE	3 MILES	5 MILES
POPULATION	14,491	119,742	339,115
HOUSEHOLDS	5,305	46,935	137,130
AVG HOUSEHOLD INCOME	\$64,724	\$61,637	\$74,122
DAYTIME POPULATION	11,521	109,324	344,964

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NOTES:

1. TENANT SPACE AREA CALCULATIONS WHERE EXISTING WALLS ARE PRESENT: DETERMINED BY MEASUREMENT 1

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