

OFFICE PROPERTY // FOR SALE

# MICHIGAN ART CENTER: BUSINESS & BUILDING FOR SALE

32129 BLOCK AVE  
GARDEN CITY, MI 48135



- Building has been renovated, and recently completed a new addition.
- All equipment (kilns, tools, etc) included in this sale.
- Room for expansion.
- The business is highly profitable, and growing year over year.
- Owner's are willing to stay on after sale for a period of time to ease transition.



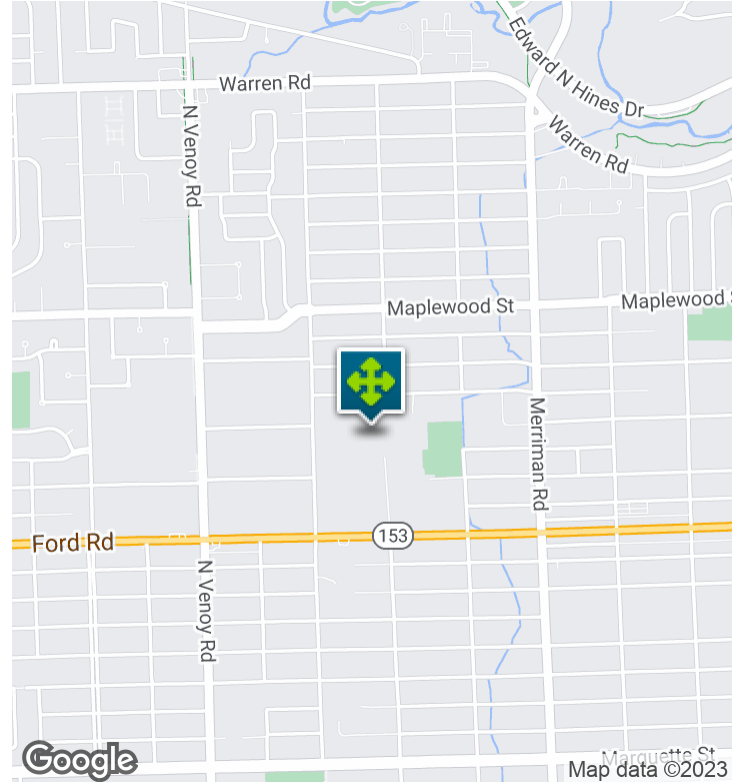
**P.A. COMMERCIAL**  
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# EXECUTIVE SUMMARY



<b>Sale Price</b>	<b>\$1,600,000</b>
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## OFFERING SUMMARY

<b>Building Size:</b>	5,703 SF
<b>Lot Size:</b>	2 Acres
<b>Price / SF:</b>	\$280.55
<b>Year Built:</b>	1985
<b>Zoning:</b>	Light Manufacturing
<b>Market:</b>	Detroit
<b>Submarket:</b>	Southern I-275

## PROPERTY OVERVIEW

This well-established property and business for sale boasts a rich legacy of craftsmanship spanning over a decade, making it a trusted name in the ceramics industry. With a loyal customer base and a strong online presence, the business has consistently generated robust revenue streams, showcasing its financial stability and growth potential. The fully equipped studio, featuring state-of-the-art kilns and specialized tools, allows for seamless production of high-quality, unique pottery pieces.

## LOCATION OVERVIEW

Conveniently located with proximity to I-275 and I-96. This building boasts upgraded power, high ceilings, advanced hood systems, and a brand new addition. The parking lot and roof have been immaculately maintained, and the large lot size allows for plentiful parking and some privacy from other commercial users.

## PROPERTY HIGHLIGHTS

- Building has been renovated, and recently completed a new addition
- All equipment (kilns, tools, etc) included in this sale
- The business is highly profitable, and growing year over year
- Owners are willing to stay on after sale for a period of time to ease transition
- Room for expansion



32129 BLOCK AVE. GARDEN CITY, MI 48135 // FOR SALE  
ADDITIONAL PHOTOS



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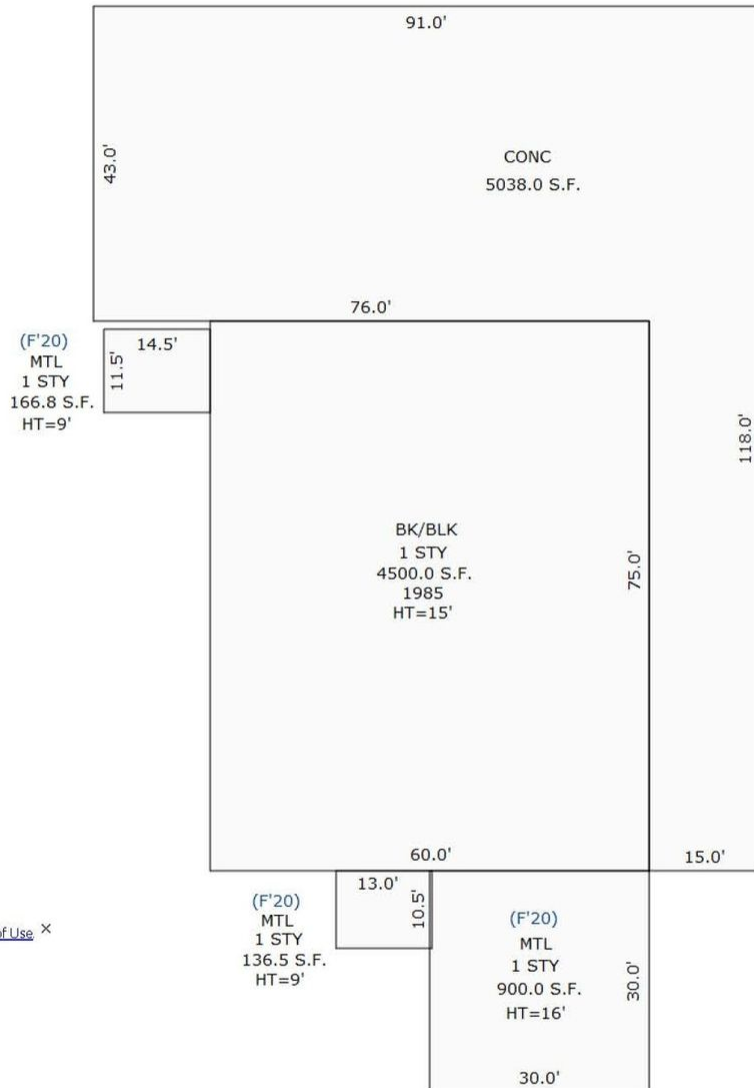
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ADDITIONAL PHOTOS





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**SITE PLANS**

Image/Sketch for Parcel: 35 004 05 0003 000



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Sketch by Apex Sketch

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# AERIAL MAP



Map data ©2023 Imagery ©2023 Maxar Technologies, U.S. Geological Survey, USDA/FPAC/GEO



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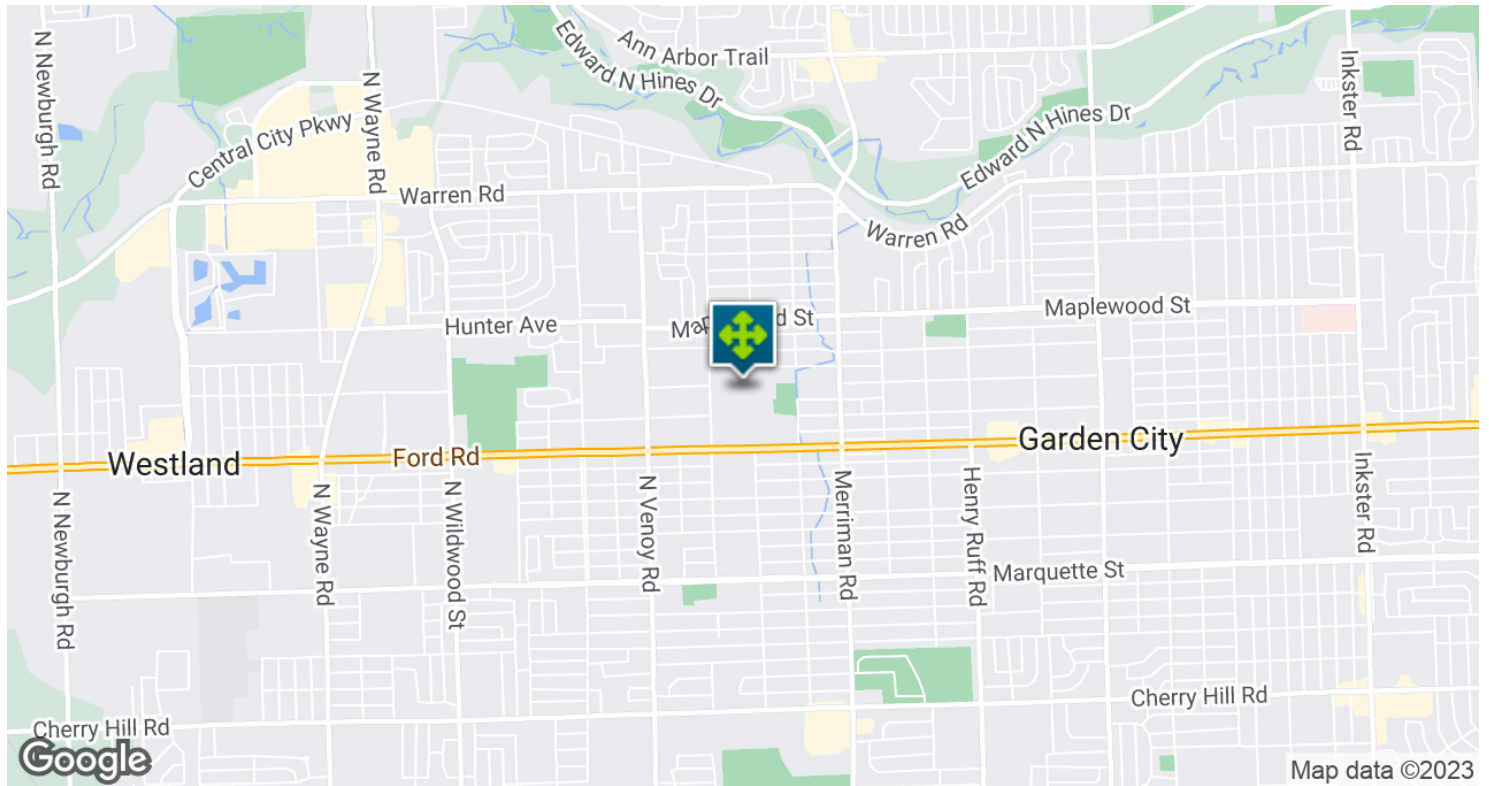
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# LOCATION MAP

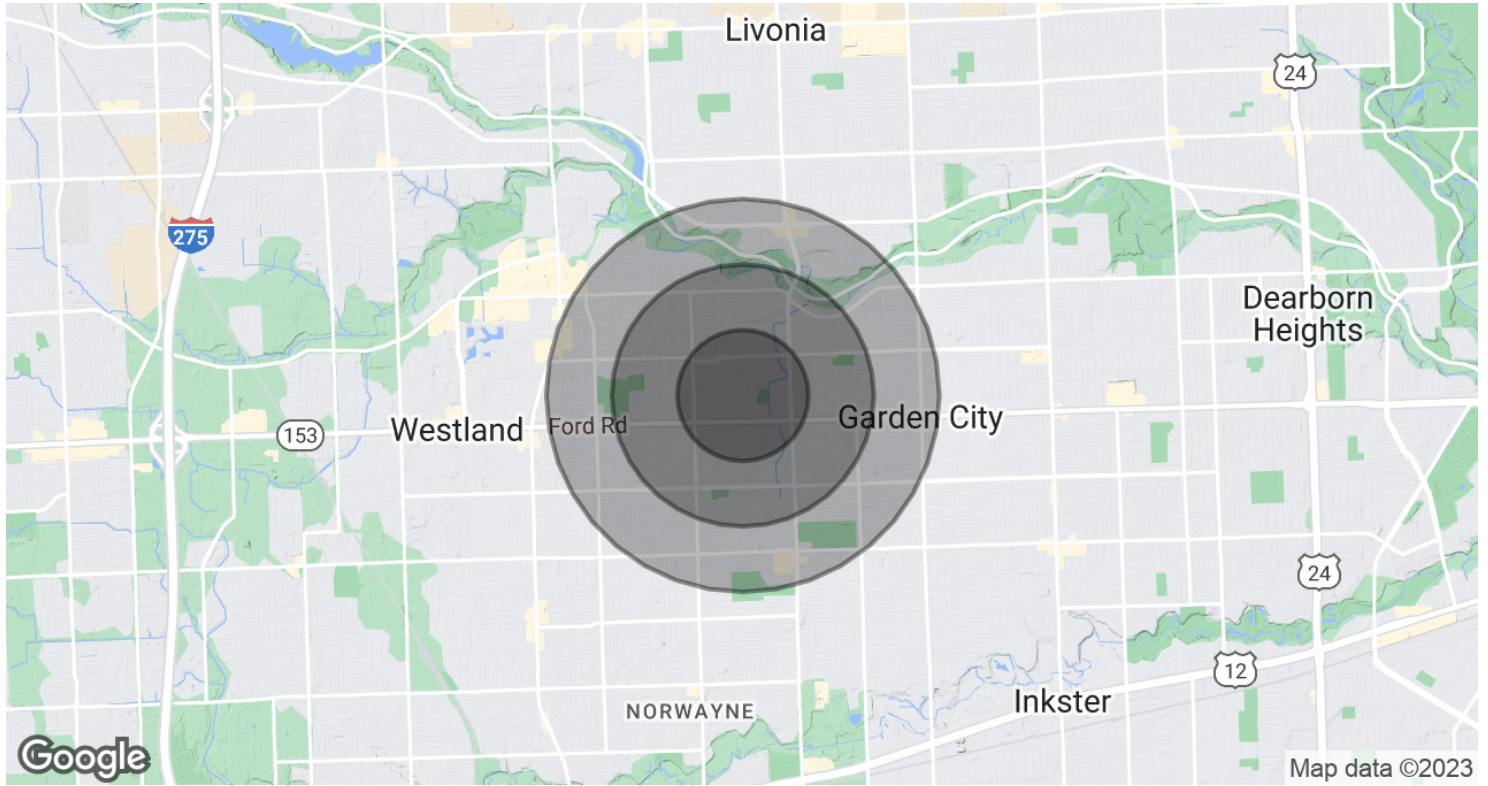


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# DEMOGRAPHICS MAP & REPORT



POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total Population	2,494	12,570	29,507
Average Age	39.5	42.9	43.6
Average Age (Male)	38.5	41.7	42.7
Average Age (Female)	37.7	43.8	44.5
HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total Households	1,104	5,754	13,646
# of Persons per HH	2.3	2.2	2.2
Average HH Income	\$57,575	\$62,139	\$63,440
Average House Value	\$127,558	\$139,909	\$136,888

\* Demographic data derived from 2020 ACS - US Census



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CONTACT US



FOR MORE INFORMATION, PLEASE CONTACT:



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