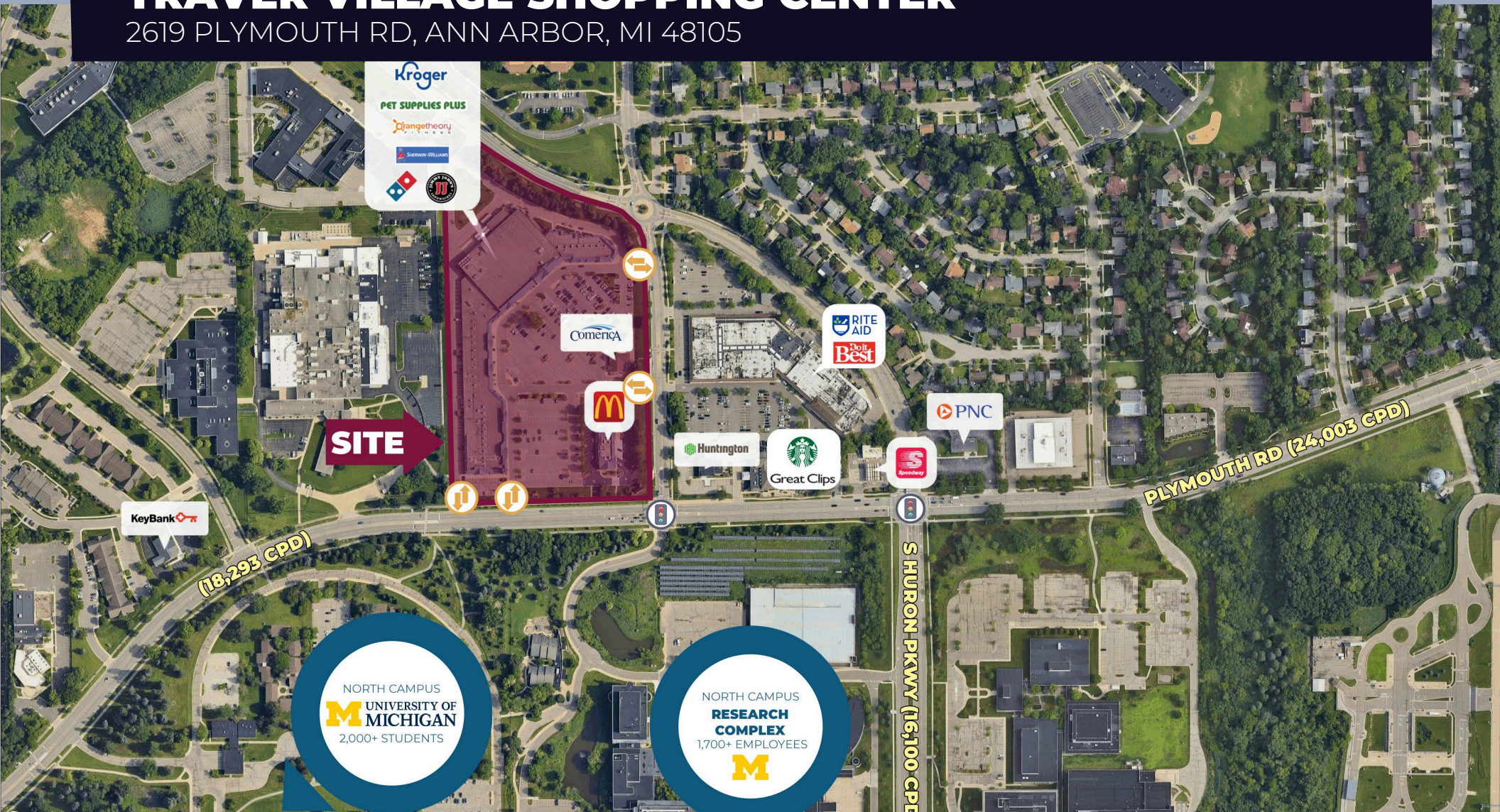


FOR LEASE TRAVER VILLAGE SHOPPING CENTER

2619 PLYMOUTH RD, ANN ARBOR, MI 48105



PROPERTY DETAILS

LOCATION:	2619 Plymouth Rd, Ann Arbor, MI 48105
PROPERTY TYPE:	Shopping Center
DATE AVAILABLE:	Immediately
RENT:	Contact Broker
NNN EXPENSE:	\$6.50/SF
GLA:	2,248 SF
AVAILABLE SPACE:	Space #12 2,040 SF VR TOUR HERE! Space #15 2,248 SF
ANCHORS:	Kroger & Pet Supplies Plus
TRAFFIC COUNT:	Plymouth Rd (24,003 CPD) S Huron Pkwy (5,477 CPD)

EXCLUSIVELY LISTED BY:



ANDREW C. LUCKOFF

Director
aluckoff@landmarkcres.com
248 488 2620

TENANT ROSTER



DESCRIPTION

Rare vacancy at highly sought-after Traver Village Shopping Center. The dominant retail destination of Ann Arbor's North Side.

Strong access and visibility from Plymouth Road just West of Green Road, 1-mile from US-23.

Across the street from University of Michigan's North Campus, home to over 2,000 dormitory students, and 1,480 apartments, and the Colleges of Engineering, Art & Design, Urban Planning, Music, Theater, and Dance, as well as the University of Michigan North Campus Research Complex, a 2.1MM SF Office, Research, and Manufacturing Space, consisting of 28 different buildings. 1,700 people work on site.

MICRO AERIAL



MACRO AERIAL



SITE PLAN



TRAVER VILLAGE SHOPPING CENTER

2619 Plymouth Rd, Ann Arbor, MI 48105

UNIT	SIZE (SF)	TENANT
1		MCDONALD'S
2		COMERICA BANK
3		EXCEL DENTAL
4		BERKSHIRE HATHAWAY
5		ALEX GULKO JEWELRY
6		ALLSTATE INSURANCE
7		ORANGE THEORY
8		ORANGE THEORY
9		KROGER
10		MY URBAN TODDLER
11		THE JOINT
12	2,040 SF	AVAILABLE
13		CLARKSON EYECARE
14		ANN ARBOR RUNNING COMPANY
15	2,248 SF	AVAILABLE
16		JIMMY JOHN'S
17		ENHANCE DENTAL
18		SHERWIN WILLIAMS
19		FEDEX OFFICE
20		PET SUPPLY PLUS
21		MOGE TEE
22		BANK OF ANN ARBOR
23		DOMINO'S PIZZA
24		U OF M CREDIT UNION

FLOOR PLAN | SPACE #12

TRAVER VILLAGE SHOPPING CENTER

2619 Plymouth Rd, Ann Arbor, MI 48105



GROSS INTERNAL AREA
FLOOR PLAN: 2,040 sq. ft

SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.

2,040 SF



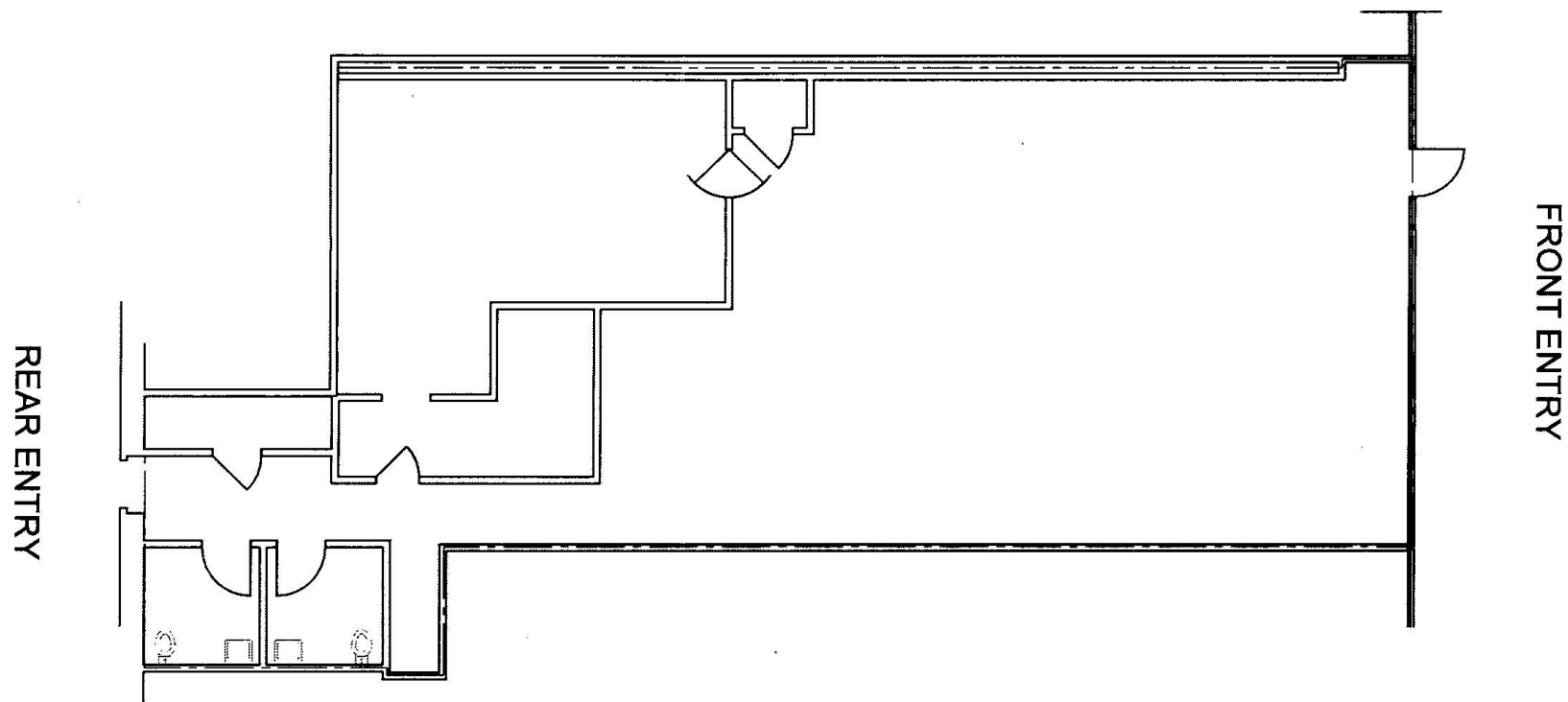
VIRTUAL TOUR | SPACE #12



FLOOR PLAN | SPACE #15

TRAVER VILLAGE SHOPPING CENTER

2619 Plymouth Rd, Ann Arbor, MI 48105



2,248 SF



DEMOGRAPHICS



TRAVER VILLAGE SHOPPING CENTER

2916 Plymouth Rd, Ann Arbor, MI 48105

DEMOGRAPHICS

POPULATION

	1 MILE	3 MILE	5 MILE
2024 Estimated Population	12,925	69,721	152,076
2029 Projected Population	12,875	70,248	152,095
2020 Census Population	13,931	71,357	153,890
2010 Census Population	10,337	63,108	141,996
Projected Annual Growth 2024 to 2029	-	0.2%	-
Historical Annual Growth 2010 to 2024	1.8%	0.7%	0.5%

HOUSEHOLDS

2024 Estimated Households	4,847	25,656	64,221
2029 Projected Households	4,990	26,820	66,397
2020 Census Households	4,737	24,992	63,338
2010 Census Households	4,665	22,984	59,460
Projected Annual Growth 2024 to 2029	0.6%	0.9%	0.7%
Historical Annual Growth 2010 to 2024	0.3%	0.8%	0.6%

RACE

2024 Est. White	59.8%	66.1%	67.6%
2024 Est. Black	7.2%	7.6%	10.3%
2024 Est. Asian or Pacific Islander	25.3%	19.0%	14.5%
2024 Est. American Indian or Alaska Native	-	0.1%	0.2%
2024 Est. Other Races	7.7%	7.1%	7.4%

INCOME

2024 Est. Average Household Income	\$122,302	\$127,013	\$118,975
2024 Est. Median Household Income	\$76,728	\$79,823	\$82,803
2024 Est. Per Capita Income	\$49,160	\$49,375	\$51,539

BUSINESS

2024 Est. Total Businesses	399	2,912	6,660
2024 Est. Total Employees	5,874	43,902	83,440

CONTACT US



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LUCKOFF**

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