

FORMER JOANN FABRIC & CRAFTS

4107 Telegraph Road / Bloomfield Twp, MI



MID-AMERICA®
Real Estate-Michigan, Inc.

FOR LEASE



RETAIL OPPORTUNITY

FORMER JOANN FABRIC & CRAFTS



Address

4107 Telegraph Road
Bloomfield Twp, MI 48302

Availability

1st Floor: 2,101 - 13,500 SF

2nd Floor: Up to 14,000 SF Class A Office

Features

- Generational real estate available for lease in the heart of Bloomfield Township, Michigan.
- 2-story building with an elevator.
- Ideally situated at a traffic signal on the southeast corner of Telegraph and Long Lake Roads.
- Multiple points of ingress and egress on both Telegraph and Long Lake Roads.
- Average household income within 1-mile is more than \$265,000.
- Traffic counts in front of the building on Telegraph are over 65,000 cars per day.
- Directly across from a state of the art Lifetime Fitness, Starbucks and Bloomfield Hills High School (1,631 students).
- Facade and exterior renovations in process.
- Co-tenants include CVS and Kroger.

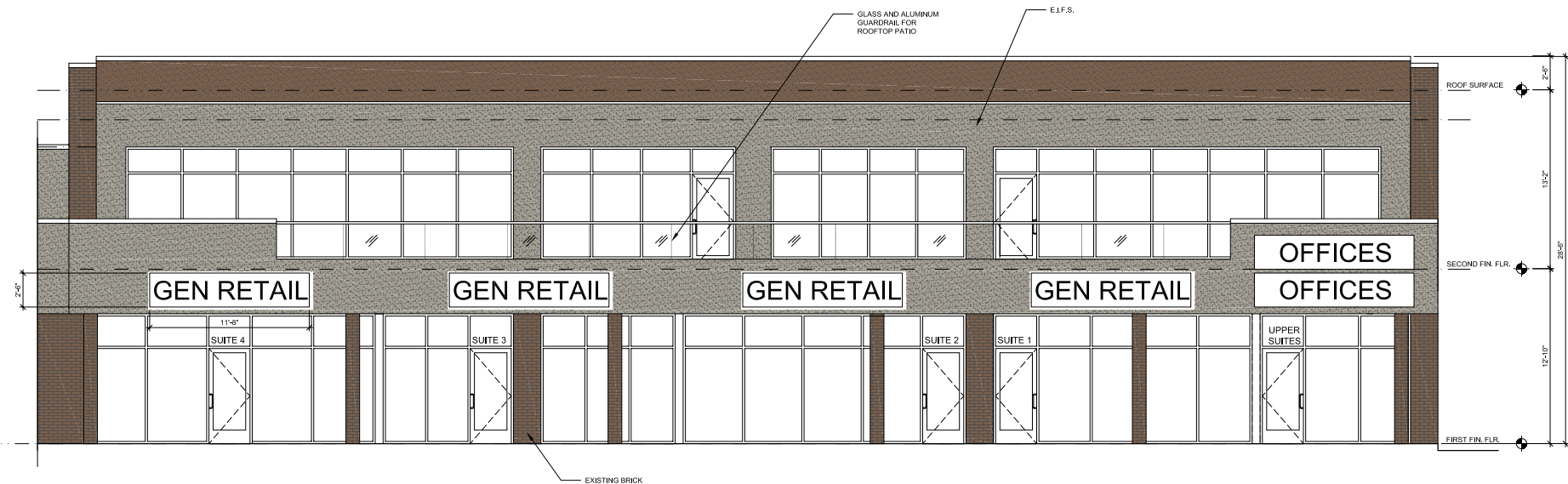
Area Tenants



Demographics (2025)

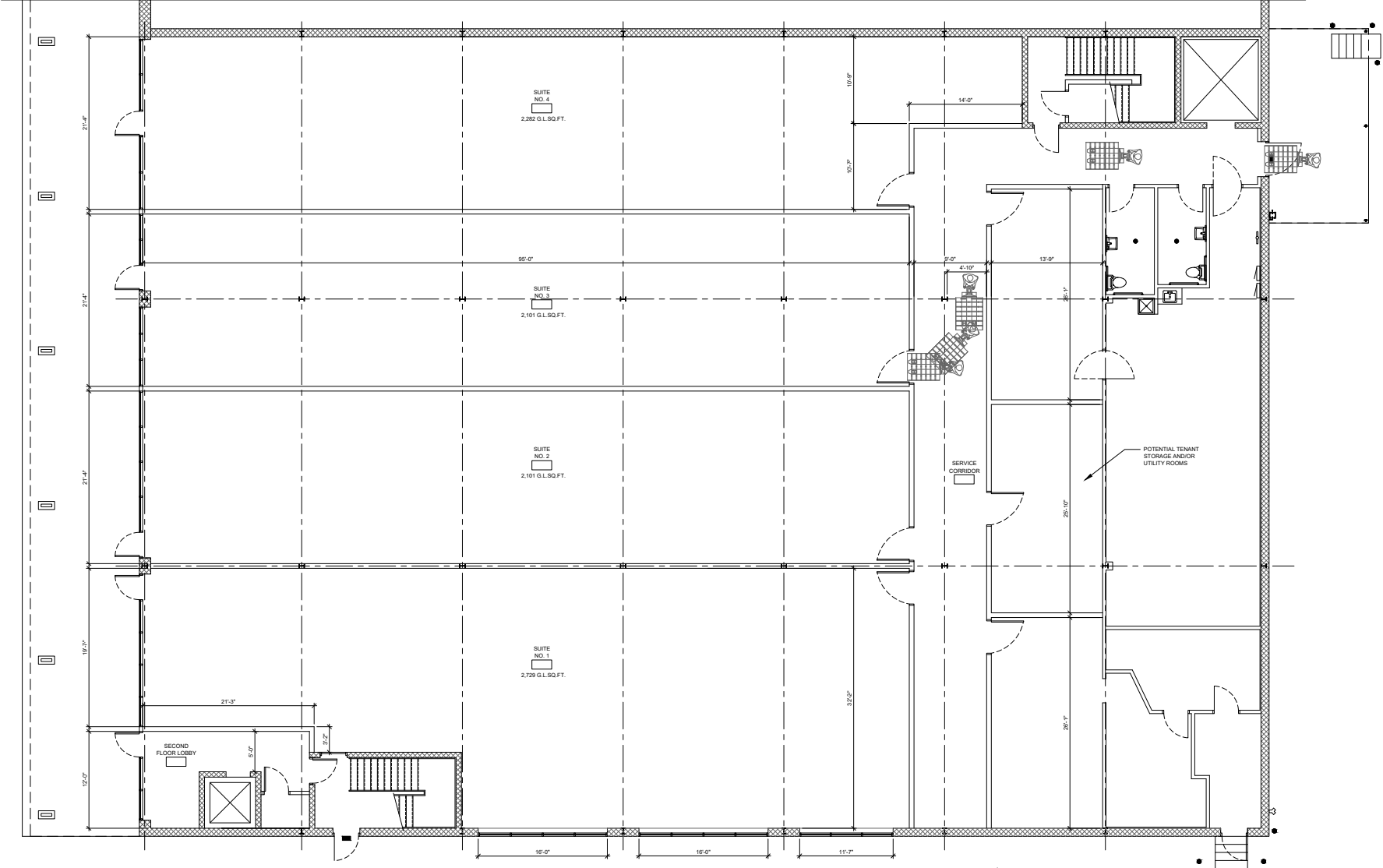
	1 MILE	3 MILES	5 MILES
POPULATION	3,793	45,713	162,834
HOUSEHOLDS	1,452	18,006	66,241
AVG HOUSEHOLD INCOME	\$269,353	\$230,296	\$184,970
DAYTIME POPULATION	4,801	57,360	187,844

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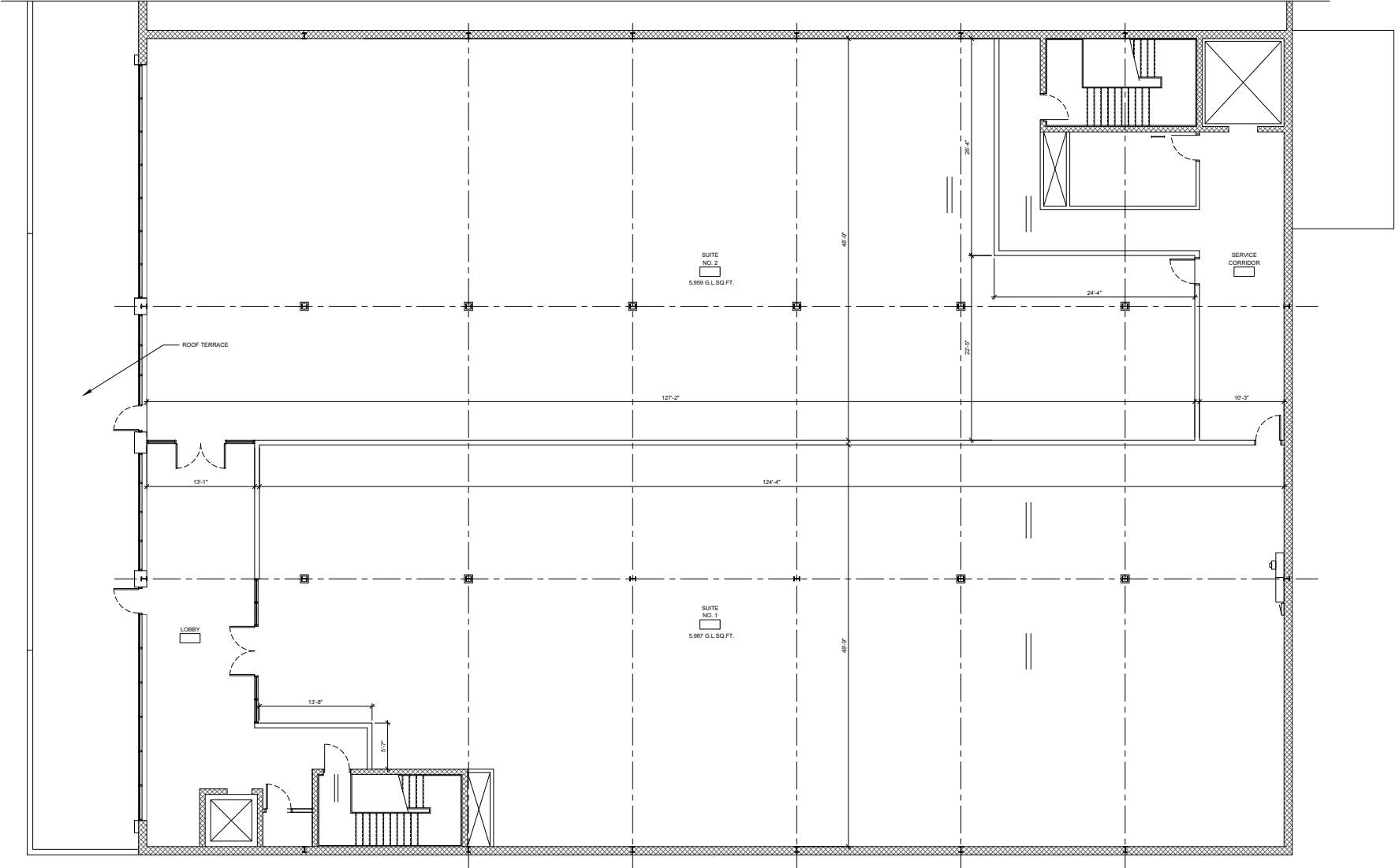
WEST ELEVATION - OPTION E
SCALE: 3/16" = 1'-0"

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FIRST FLOOR PLAN - OPTION C
SCALE: 3/16" = 1'-0"

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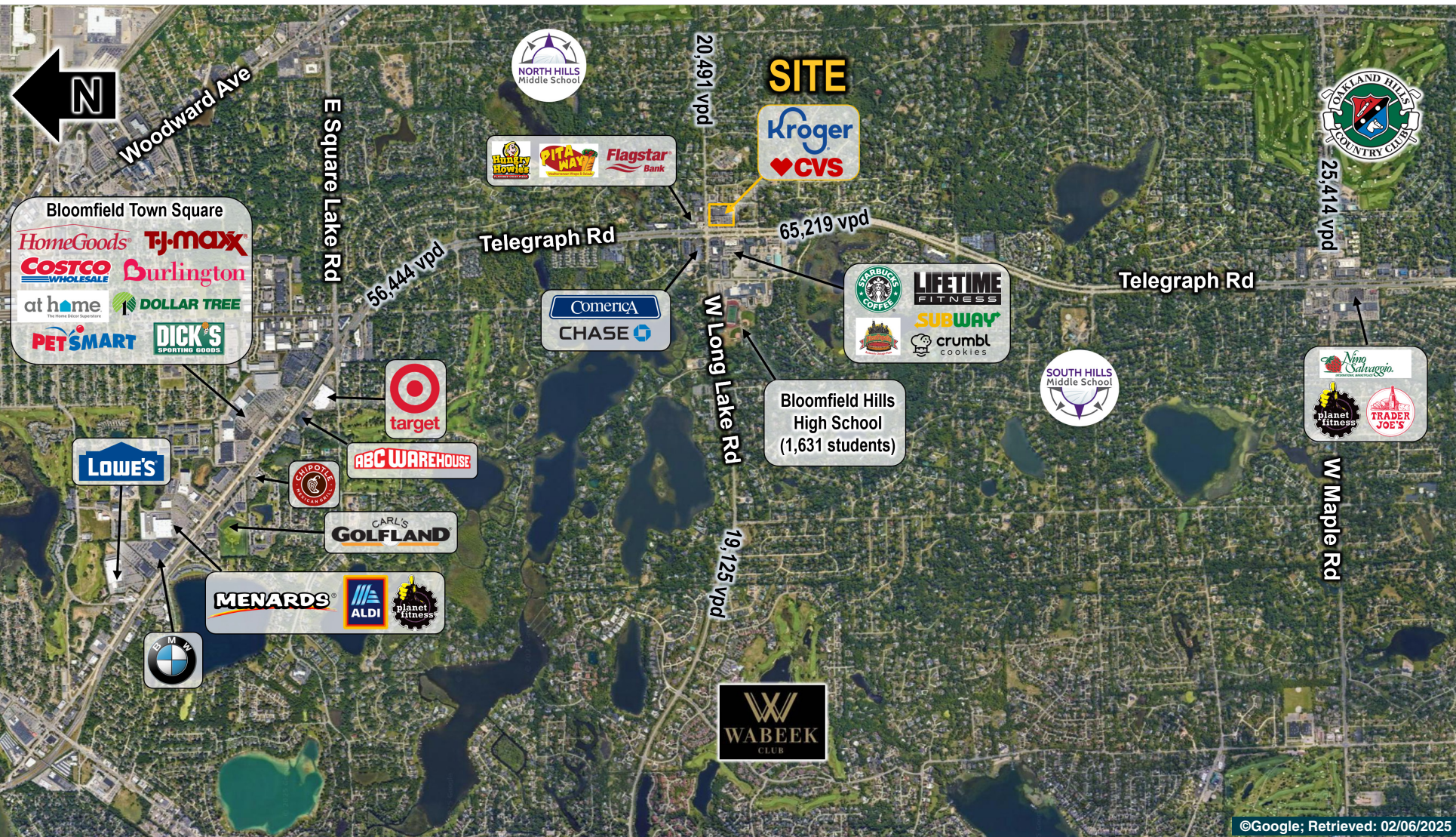


SECOND FLOOR PLAN - OPTION C
SCALE: 3/16" = 1'-0"

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Jared
Gell

Mid-America Real Estate -
Michigan, Inc.

T: 248.855.6800

JGell@MidAmericaGrp.com

George
Sheena

Mid-America Real Estate -
Michigan, Inc.

T: 248.855.6800

GSheena@MidAmericaGrp.com



MID-AMERICA®
Real Estate-Michigan, Inc.

38500 Woodward Ave, Suite 100
Bloomfield Hills, Michigan 48304
248.855.6800

MidAmericaGrp.com

CONTACT