

FOR SALE

CBRE

2,685 SF Freestanding Retail Building on 0.60 AC

1310 S GRATIOT AVE | MOUNT CLEMENS, MI

CONTACT

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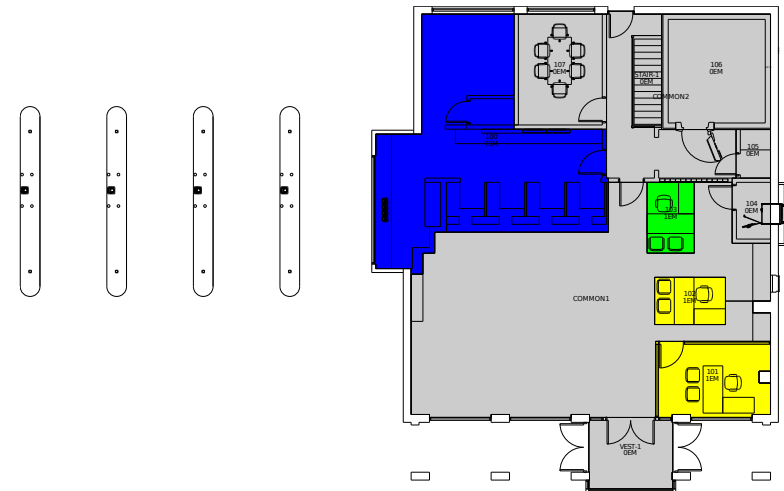
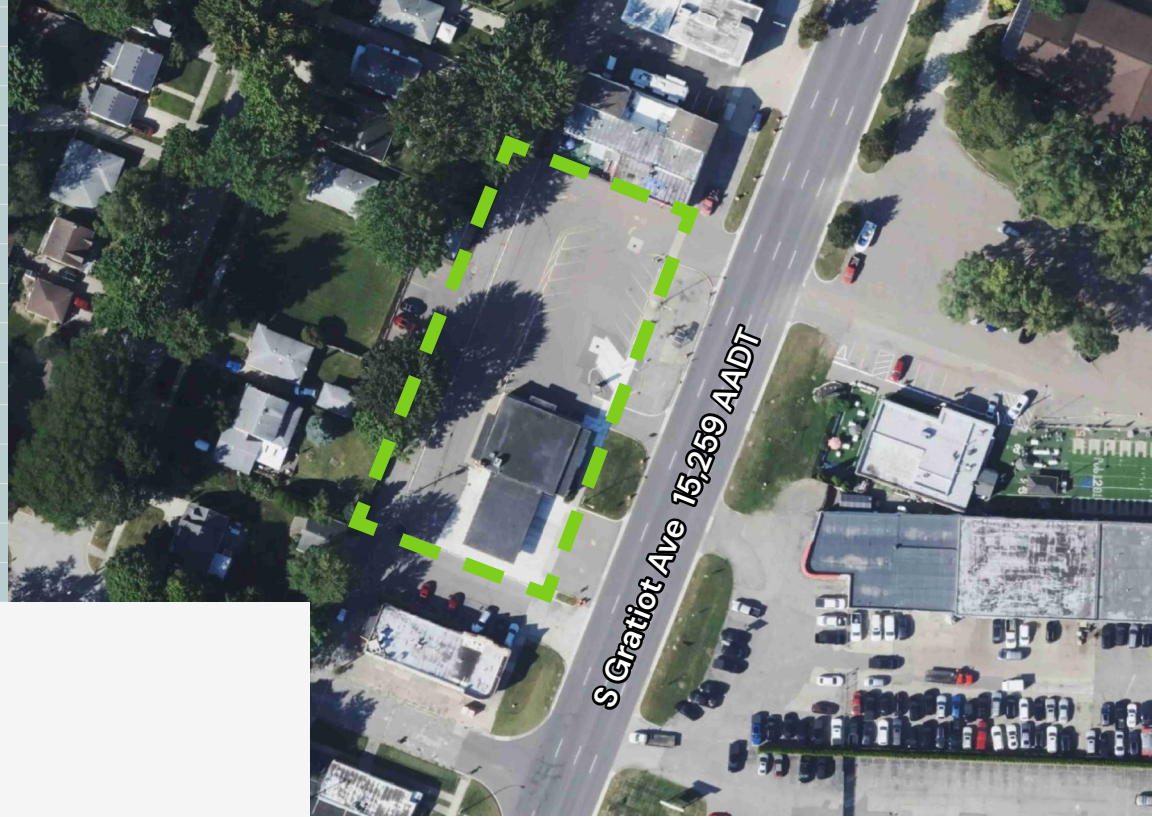
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Property Details

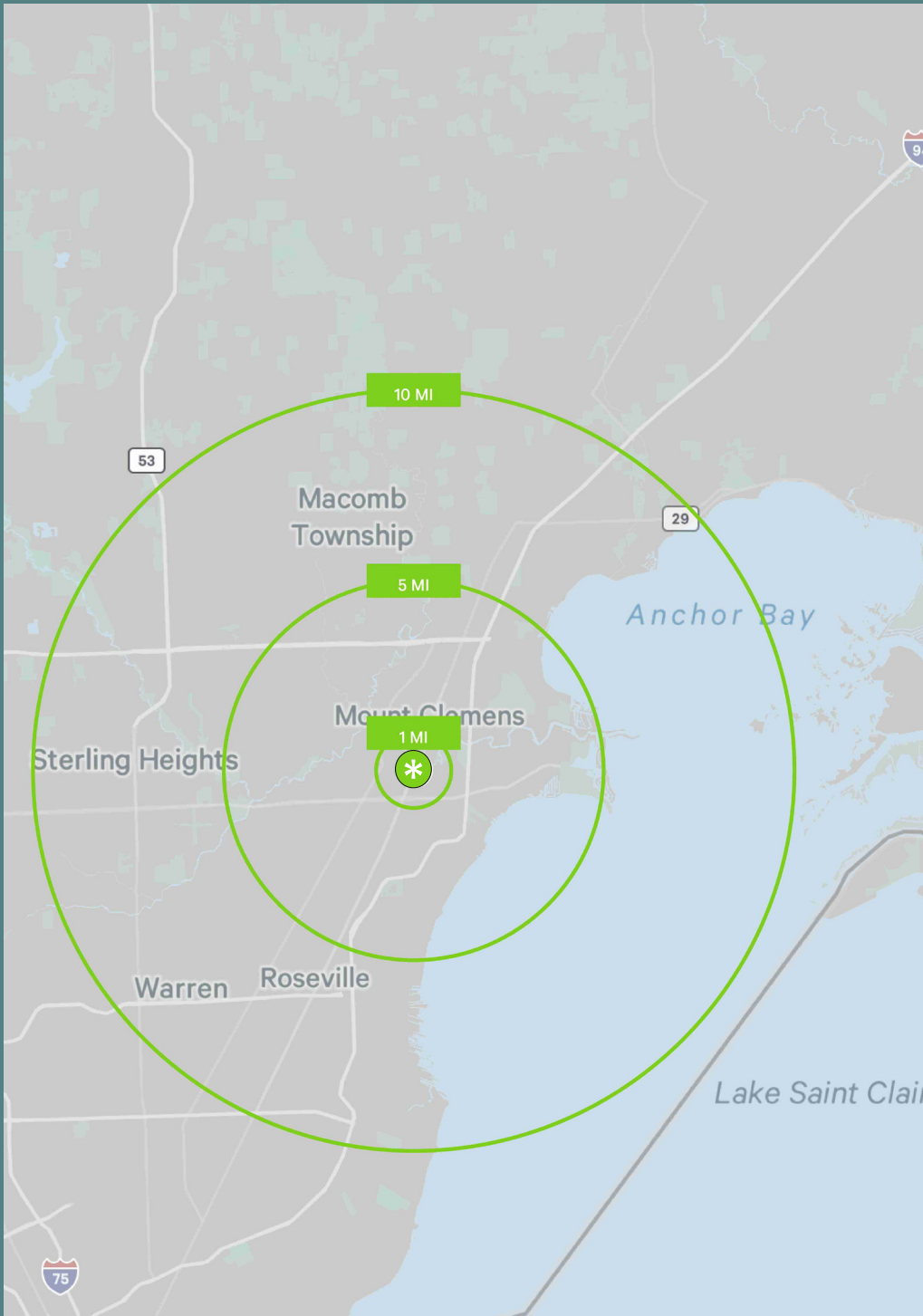
2,685 SF Freestanding Retail Building
on 0.60 AC Available For Sale

- **Address:** 1310 S Gratiot Ave, Mt Clemens, MI 48043
- **Building Size:** 2,685 SF
- **Lot Size:** 0.60 AC
- **Parcel Number:** 05-11-23-109-020 (Macomb County)
- **Zoning:** GC General Commercial
- **Year Built:** 1955
- **Drive-Thru:** 4 Lanes
- **Parking Spaces:** 32
- **Access:** Located just off of S Gratiot Ave which sees 15,259 ADT/VPD and 1 mile from I-94 (CoStar)
- **Join area retailers such as:** McDonald's, Walgreens, CVS, Popeyes, Taco Bell, local businesses, and more
- **Pricing:** Contact Broker



Location Overview

Demographics



LOCATION	1 MILE	5 MILES	10 MILES
2025 Businesses	365	6,681	20,583
2025 Employees	4,983	74,936	261,175
2025 Population	10,041	207,895	700,240
2025 Population 25 & Over	7,501	154,923	514,246
2025 Households	4,599	93,126	293,485
2025 Avg. HH Income	\$91,671	\$98,999	\$101,824
2025 Median HH Income	\$76,233	\$78,429	\$81,273
2025 Avg. Housing Value	\$281,002	\$292,500	\$295,706
2025 Median Housing Value	\$246,528	\$263,275	\$266,210



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CBRE

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