

FOR SALE

2448 MARKET ST.
DETROIT, MICHIGAN 48207

EASTERN MARKET



PROPERTY FEATURES

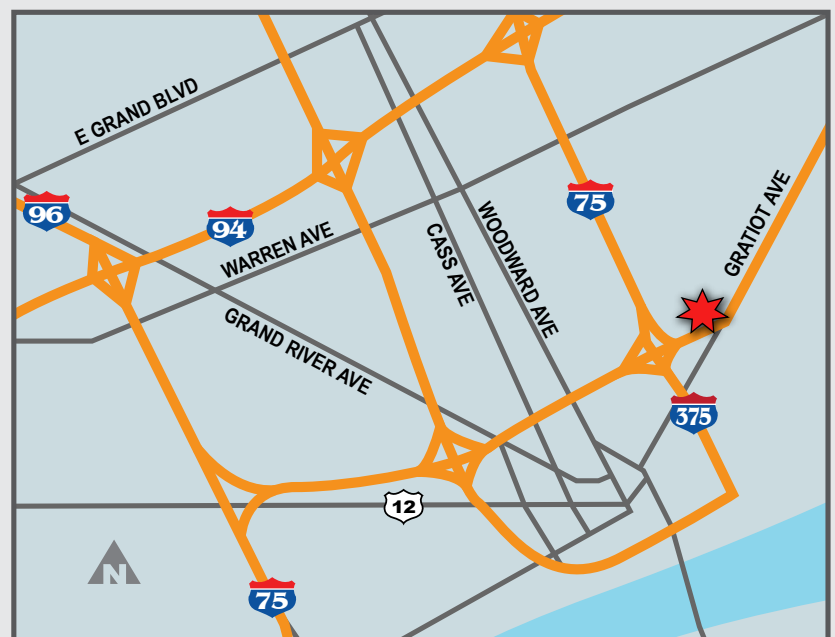
- 17,118 SF Multi-Use Building
- Three Floors of 5,760 SF Each
- On Premise Liquor License Available at Additional Cost
- Many Potential Uses
- Outdoor Seating Allowed
- 98 Car Free Parking in Front (City Owned Lot)

CITY OF DETROIT ZONING AREA

I-375 REDEVELOPMENT

FOR DETAILS CONTACT

Jon Savoy, CCIM, SIOR
jon.savoy@lee-associates.com
(248) 567-8000



All information furnished regarding property for sale, rental or financing is from sources deemed reliable, but no warranty or representation is made to the accuracy thereof and some is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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**2448 Market St.
Detroit, MI 48207**



Property Type: Multi-Use
Available SF: 17,118
Market: SE Michigan
Submarket: Western Wayne
County: Wayne
Commercial District: Eastern Market

Availability Details

Total Available SF:	17,118	Transaction Type:	Sale
Number of Floors:	Three	Asking Sale Price:	\$3,250,000.00
Available SF Per Floor:	5,760		

Comments

Availability Comments: Seller will be vacating the entire building. Many potential uses. Second Floor has a full commercial kitchen. Second and Third Floors can be utilized as a banquet hall; tables and chairs would be included in sale. On premise liquor license available at additional cost. Outdoor seating allowed. Free parking in front of building (city owned lot) - 98 spaces.

Building & Construction Details

Construction Status:	Existing	Year Built:	HVAC:
Building Class:		Date Built:	AC:
Primary Use:	Multi-Use	Year Refurbished:	Lighting:
Secondary Use:		Current Occupancy %:	Sprinkler:
		Multi-Tenant:	Security:
Condominium Y/N:		Corporate HQ:	Restroom: 1st & 2nd Floors
Space Build Out:		Core Factor:	Outdoor Seating: Allowed
Building Dimensions (LxW):		Load Factor:	Signage:
Typical Floor Plate SF (Min):		Floor Area Ratio:	Passenger Elevators: Available, In Need of Repair
Typical Floor Plate SF (Max):		Roof Type:	# Freight Elevators:
Construction Type:		Roof Age:	LEED Certification:
Exterior Type:	Brick	Skylight:	Entry/Exit: Two Stair for 2nd & 3rd Floors
Building/Construction Quality:		Deck:	
Physical Condition:		Electrical: Recently Brought Up To Code	
Building/Construction Appeal:			
Elevator Comments:			

Parking

Parking Spaces:	98*	
*Free Parking in Front (City Owned Lot)		

Site

Land Size (Acres):	Lot Dimensions (LxW):	Site Condition/Quality:
Land SF:	Floodplain:	Topography:
Land Usable Acres:	Density:	Zoning: MKT
Land Usable SF:	Permitted FAR:	Access: I-375
Permitted SF:	Development Capacity:	Visibility:
Buildable SF:	Yard Type:	Frontage:
	Yard SF:	
Additional Site/Parcel Information Comments: Parcel Identification Number 7002271-9		
Frontage Traffic Count Comments:		

Utilities

Gas:	Power:	Phone:
Water:	Amps:	Cable:
Sewer:	Volts:	Broadband:
	Phase:	Broadband Supplier:
	Power Supplier:	
Utilities Comments:		

Contacts for this Availability

Role	Company	Name	Phone	Email
Listing Broker	Lee & Associates of MI	Jon Savoy	248.567.8000	jon.savoy@lee-associates.com