

FOR SUBLEASE/REDEVELOPMENT INCREDIBLE OPPORTUNITY WITH MAIN ENTRANCE TO 12 OAKS MALL



PROPERTY HIGHLIGHTS

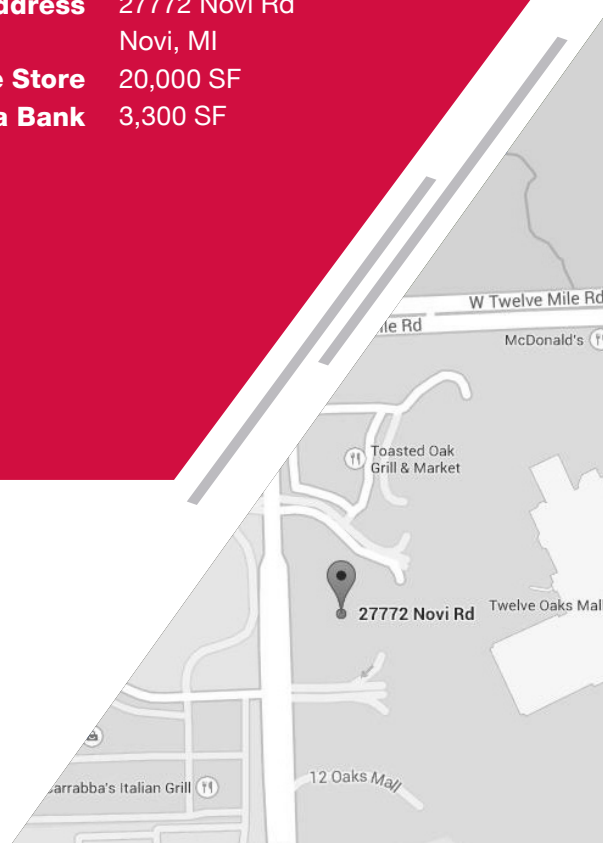
- Join Macy's, Nordstrom, Lord & Taylor, Sears, JCPenney, Cheesecake Factory and other prime retailers in Twelve Oaks Mall, a full-line super regional shopping mall
- Rare premium freestanding location in the highly desirable Novi trade area
- Located on the northeast corner of I-696 and Novi Road, across from West Oaks II and Fountainwalk Shopping Center with Novi Road Signage
- Strong demographics and traffic counts:
Novi Rd & 12 Mile Rd - 16,948 cars/day
I-96 & Novi Rd - 132,743 cars/day

PROPERTY DETAILS

Property Address	27772 Novi Rd Novi, MI
Former Furniture Store	20,000 SF
Former Comerica Bank	3,300 SF

DEMOGRAPHICS

	3 Miles	5 Miles	10 Miles
Population	54,311	154,741	521,525
Households	5,571	16,728	53,182
Average Income	\$92,046	\$96,624	\$95,464



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The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to purchase or lease.

FOR SUBLEASE |

FORMER NEWTON FURNITURE & COMERICA BANK



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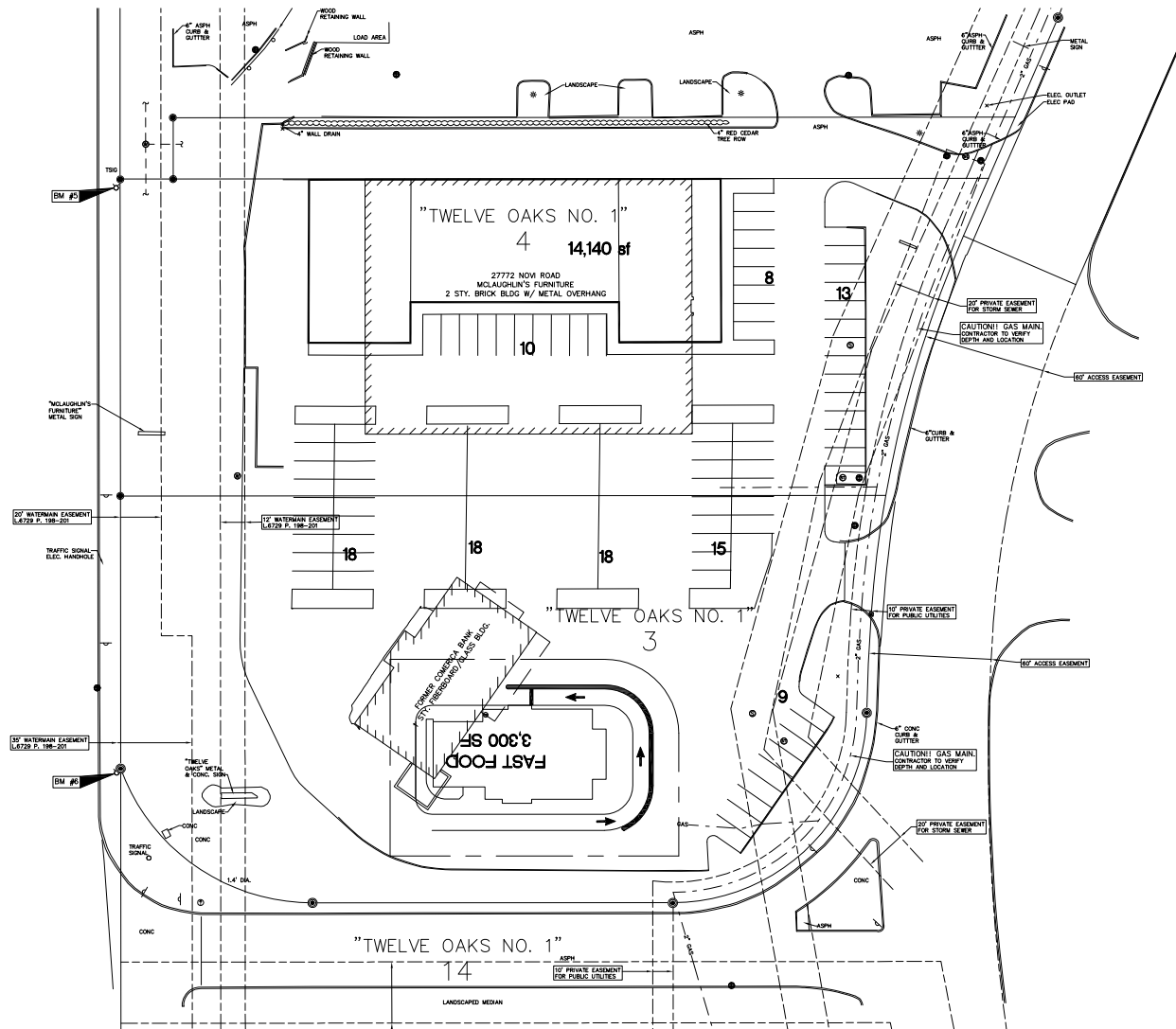
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PROPOSED PLAN I

FORMER NEWTON FURNITURE & COMERICA BANK



building 14,140 sf
fast food 3,300 sf

stalls total = 109
ratio = 7.6

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