



# PILOT

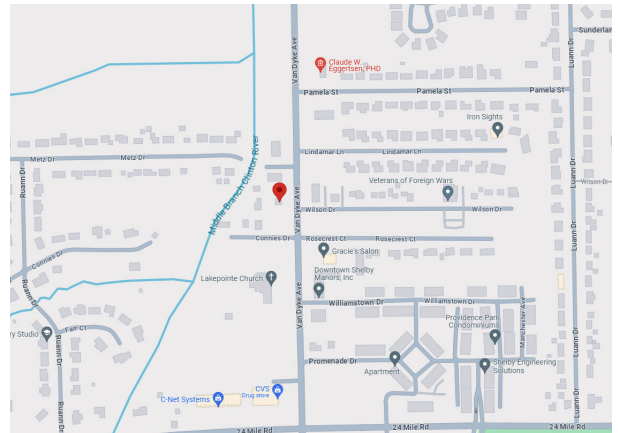
PROPERTY GROUP

**53409 VAN DYKE AVE, SHELBY TOWNSHIP, MI 48316**

**PROPERTY OVERVIEW:**

Prime frontage on busy Van Dyke Ave.  
 Over 23,000 VPD.  
 Building offers great monument signage.  
 Call Broker for more information.

- Property Type: ..... Retail
- Cross Streets: ..... North of 24 Mile Road, West side of Van Dyke
- Total Square Footage: ..... 915
- Minimum Square Footage: ..... 915
- Maximum Square Footage: ..... 915
- Parcel Size: ..... 0.53 Acres
- Lot Size: ..... 145' x 127'
- Year Built: ..... 1971
- Zoning: ..... C-1
- Parking Spaces: ..... 10 +/-
- Lease Rate: ..... \$1,500/month
- Lease Type: ..... Gross + CAM



**AGENT CONTACT INFO**

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*Matching the right people to the right place.*

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**DEMOGRAPHICS**

|                   | <b>2 Mile</b>    | <b>5 Mile</b>    | <b>10 Mile</b>   |
|-------------------|------------------|------------------|------------------|
| <b>Population</b> | <b>24,683</b>    | <b>164,005</b>   | <b>582,688</b>   |
| <b>Households</b> | <b>9,197</b>     | <b>61,817</b>    | <b>222,176</b>   |
| <b>Income</b>     | <b>\$110,650</b> | <b>\$110,771</b> | <b>\$108,768</b> |

**ADDITIONAL PHOTO**



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