

44125 FORD ROAD
CANTON, MICHIGAN

RETAIL FOR LEASE
5,480 Square Feet Available



**SIGNATURE
ASSOCIATES**
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FORD ROAD FRONTAGE



PROPERTY FEATURES

- 5,480 square feet available on 0.75+ acre
- Zoned C-2
- 31 parking spaces + 15 shared
- Monument signage available
- Prime Ford Road frontage
- Additional 1,542 square feet of storage mezzanine available
- Potential ground lease opportunity
- Net charges estimated at \$4.00/sq. ft.
- Lease Rate: \$24.00/sq. ft. NNN



For more information, please contact:

BRUCE D. BAJA
(248) 799 3177
bbaja@signatureassociates.com

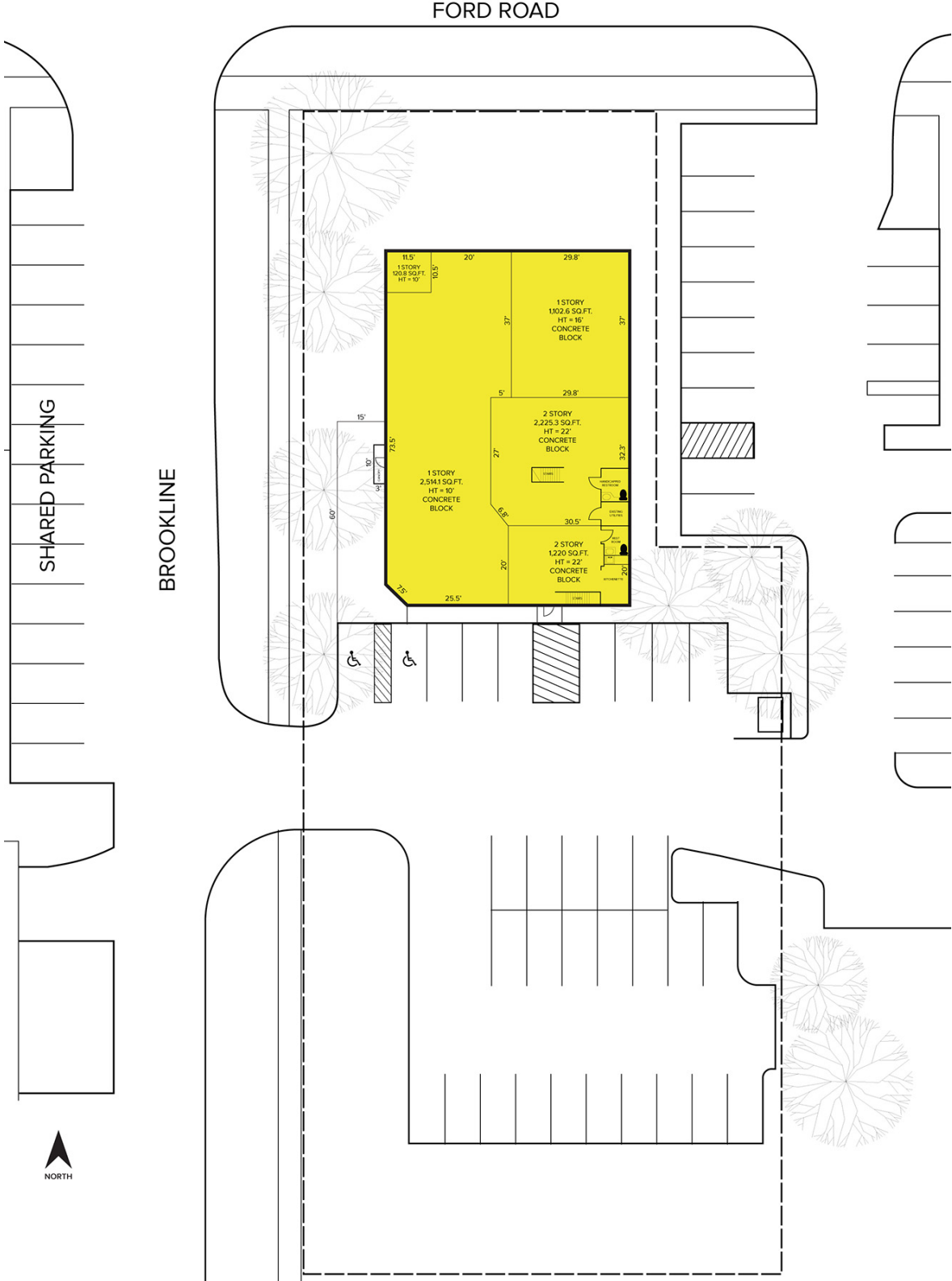
SIGNATURE ASSOCIATES
One Towne Square, Suite 1200
Southfield, MI 48076
www.signatureassociates.com

44125 Ford Road – Canton, Michigan

Retail For Lease

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Square Feet
AVAILABLE

Site Plan



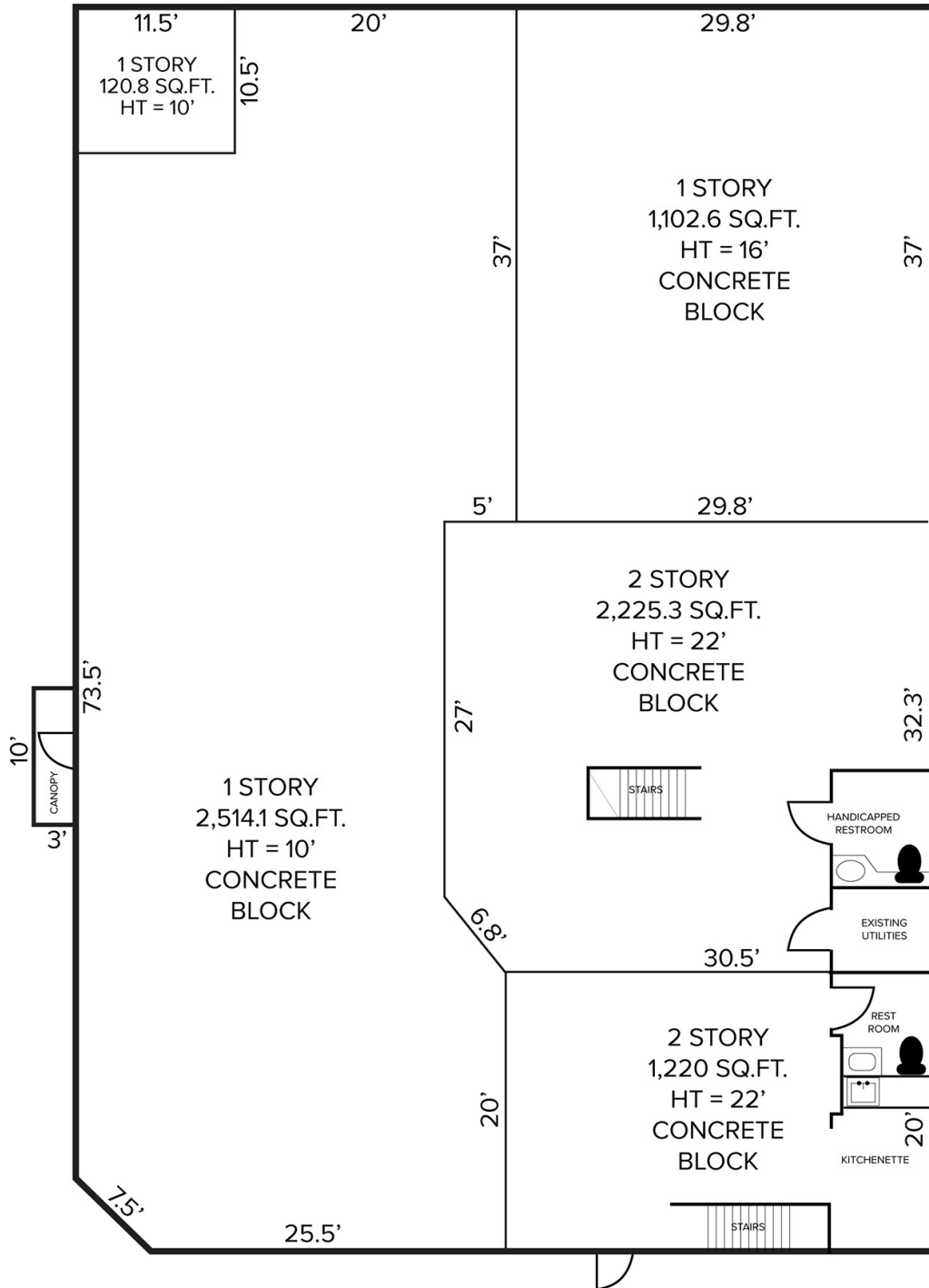
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Information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing withdrawal.

Floor Plan – 1st Floor



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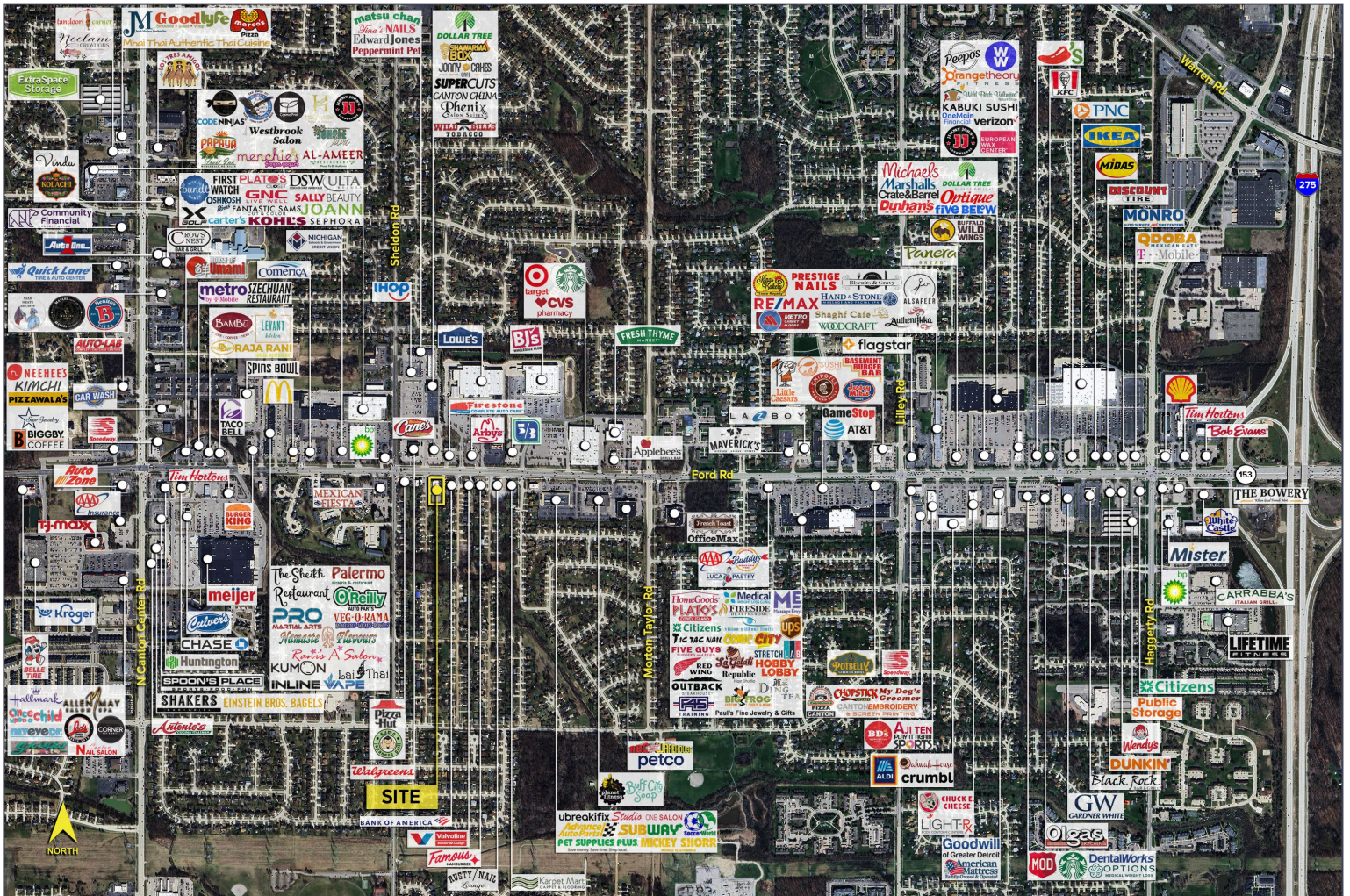


DEMOGRAPHICS

	POPULATION	MED. HH INCOME
1 MILE	12,985	\$104,956
3 MILE	89,941	\$112,026
5 MILE	185,232	\$99,233

TRAFFIC COUNTS (TWO-WAY)

46,851	Ford Rd. E. of Sheldon Rd.
44,598	Ford Rd. W. of Sheldon Rd.
15,817	Sheldon Rd. S. of Ford Rd.
17,610	Sheldon Rd. N. of Ford Rd.



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