

4671 MCDUGALL STREET  
DETROIT, MICHIGAN

RETAIL FOR SALE  
3,624 Square Feet Available



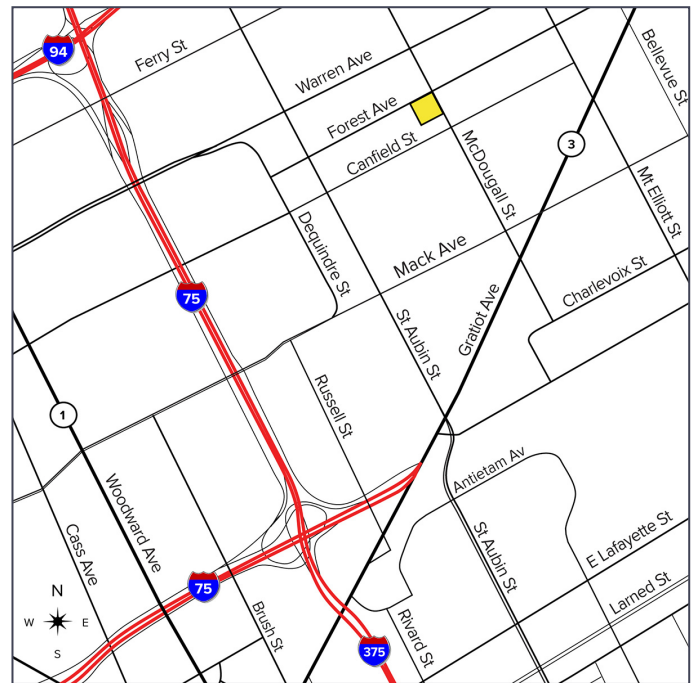
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**MIXED-USE PROPERTY**



## PROPERTY FEATURES

- 3,624 square feet available
- 9' clear height
- (2) apartments, (1) retail space
- Stripped down to studs and ready for re-build
- In a developing area
- New asphalt shingle roof
- (2) car garage and street parking available
- Sale Price: \$145,000 (\$40.01/sq. ft.)



For more information, please contact:

**JOE STACK**  
(248) 359 0615  
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**CHRIS MONSOUR**  
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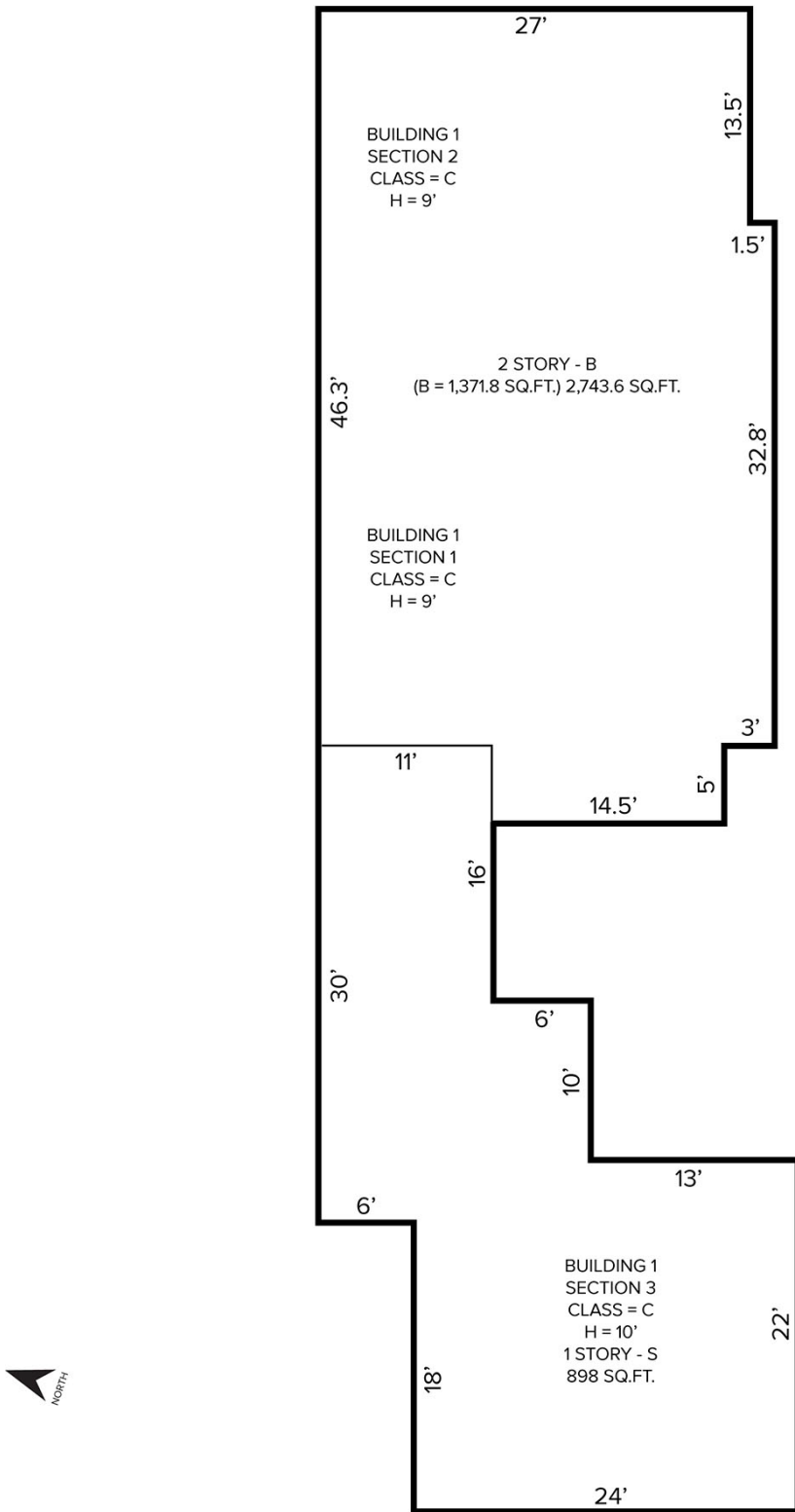
**SIGNATURE ASSOCIATES**  
One Towne Square, Suite 1200  
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# 4671 McDougall Street – Detroit, Michigan

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## Floor Plan



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### DEMOGRAPHICS

	POPULATION	MED. HH INCOME
1 MILE	5,730	\$41,739
3 MILE	125,028	\$46,774
5 MILE	260,456	\$44,757

### TRAFFIC COUNTS (TWO-WAY)

1,003	McDougall St. N of Mack Ave.
827	McDougall St. S of Mack Ave.
3,403	E. Forest Ave. E of McDougall St.
3,580	E. Forest Ave. W of McDougall St.



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