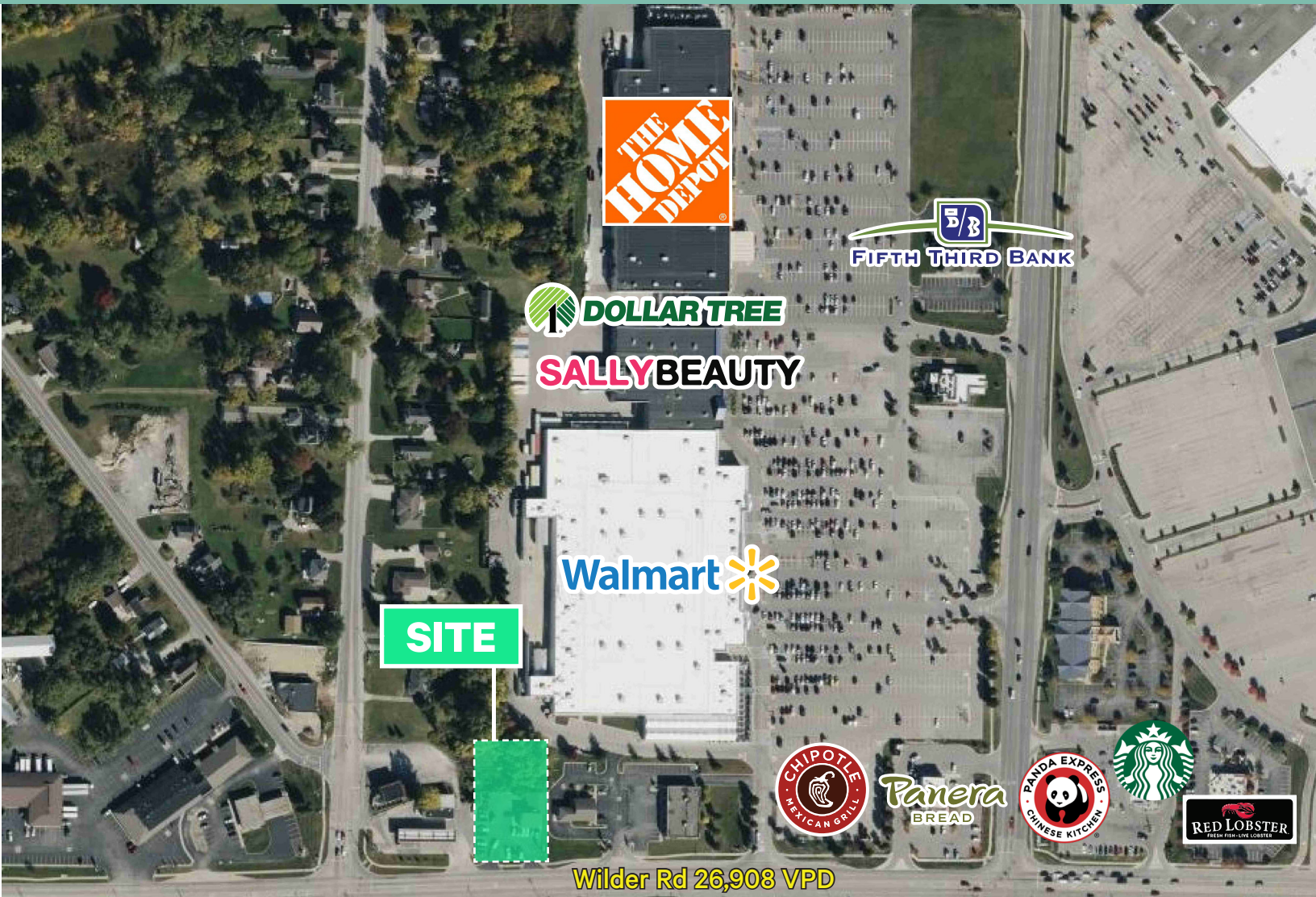


Walmart Pad Site

+/- 0.67 Acres

3897 Wilder Rd
Bay City, MI 48076

Join Walmart and Home Depot Along Wilder Road



Wilder Rd 26,908 VPD

Property Highlights

- + 0.67 Acres available
- + Available for sale, ground lease, or build to suit
- + Located on Wilder Road, with traffic counts exceeding 26,000 vehicles per day
- + Nearby retailers include Walmart, Home Depot, Chipolte, Starbucks, Panera, and many more
- + Zoned: Commercial
- + **Pricing: Contact Broker**

Macro Aerial



Micro Aerial



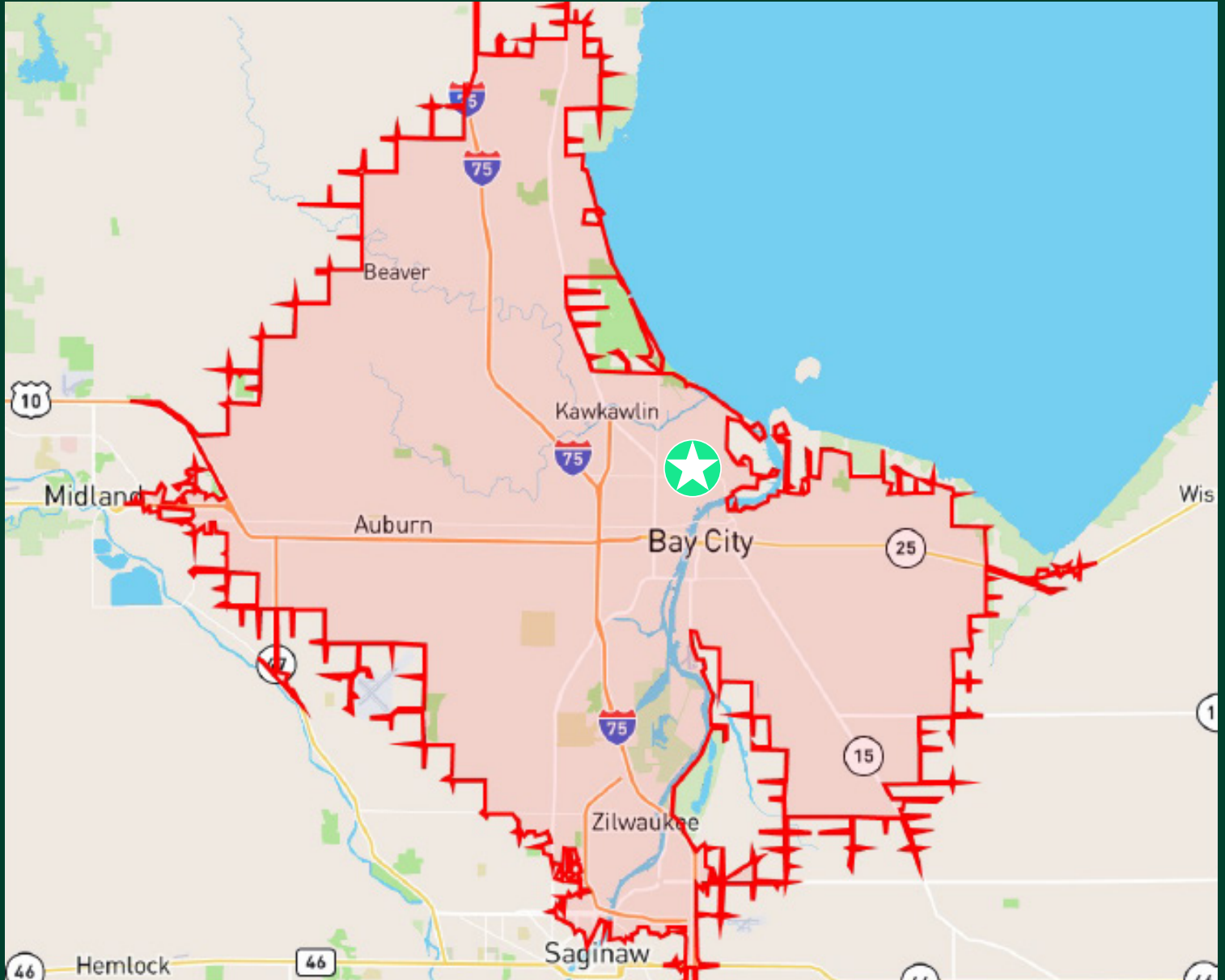
2025 Demographics	1 Mile	3 Miles	5 Miles
Population	5,484	42,073	66,714
Number of Households	2,720	21,175	32,910
Average Household Size	2.12	2.15	2.16
Average Household Income	\$64,732	\$71,298	\$72,315
Daytime Population	5,640	41,604	61,371

Walmart Pad Site

3897 Wilder Rd | Bay City, MI 48706

Available

20 Minute Drive Time



Contact Us

Andy Sitto

Associate

+1 248 936 6810

andy.sitto@cbre.com

Matt Croswell

First Vice President

+1 248 351 2084

matt.croswell@cbre.com

© 2025 CBRE, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. CBRE, Inc. makes no guarantee, representation or warranty and accepts no responsibility or liability as to the accuracy, completeness, or reliability of the information contained herein. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. CBRE and the CBRE logo are service marks of CBRE, Inc. All other marks displayed on this document are the property of their respective owners, and the use of such marks does not imply any affiliation with or endorsement of CBRE. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.