

**FOR SALE**

**1700 S LIVERNOIS | ROCHESTER HILLS , MICHIGAN**



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**PROPERTY INFORMATION**

Property Address	1700 S Livernois
City/Township	Rochester Hills
Building Size	29,000 SF
Land Size	7.35 AC
Space Available	29,000 SF
Sales Price	\$3,600,000
Zoning	II
Parking	155 Spaces

**DEMOGRAPHICS (FIVE-MILE RADIUS)**

 <b>POPULATION</b> 171,669 PEOPLE	 <b>MEDIAN AGE</b> 41.9 YEARS OLD
 <b>HOUSEHOLDS</b> 67,508	 <b>CONSUMER SPENDING</b> \$2.5 BILLION ANNUALLY
 <b>AVG HOUSEHOLD INCOME</b> \$130,439/ANNUALLY	 <b>DAYTIME POPULATION</b> 95,052 PEOPLE

**AREA TENANTS & EMPLOYERS**

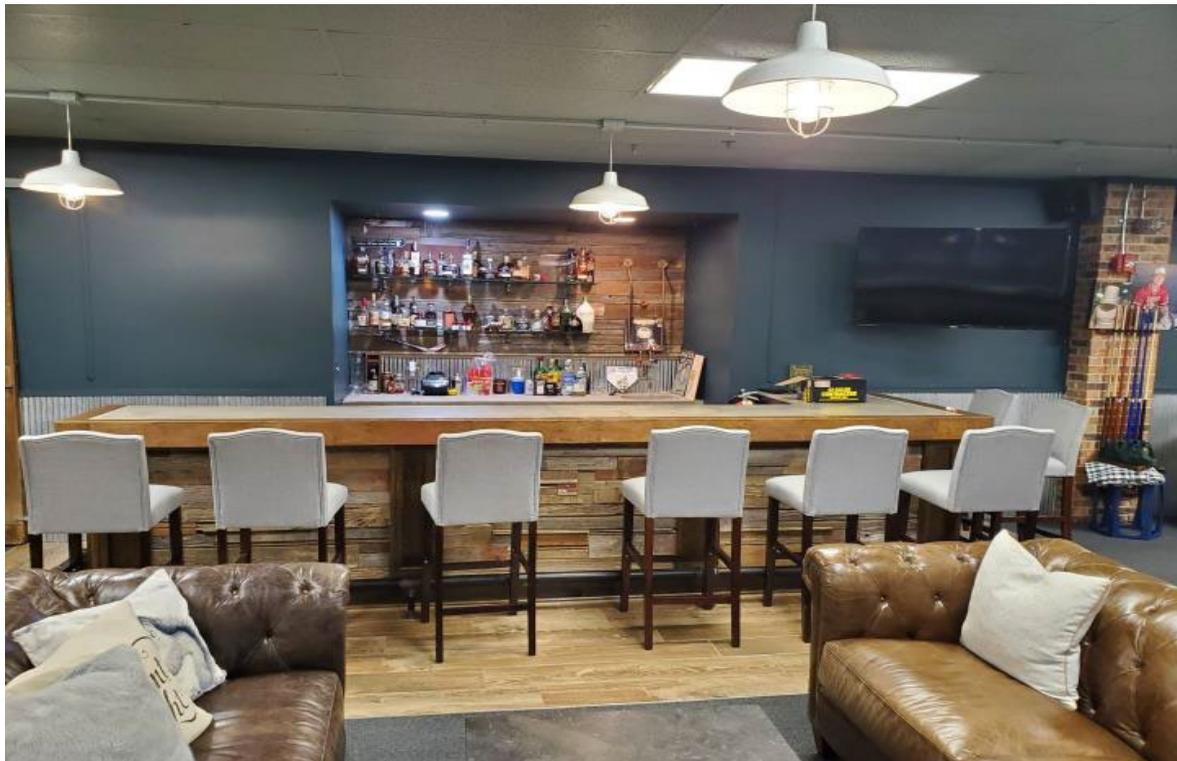
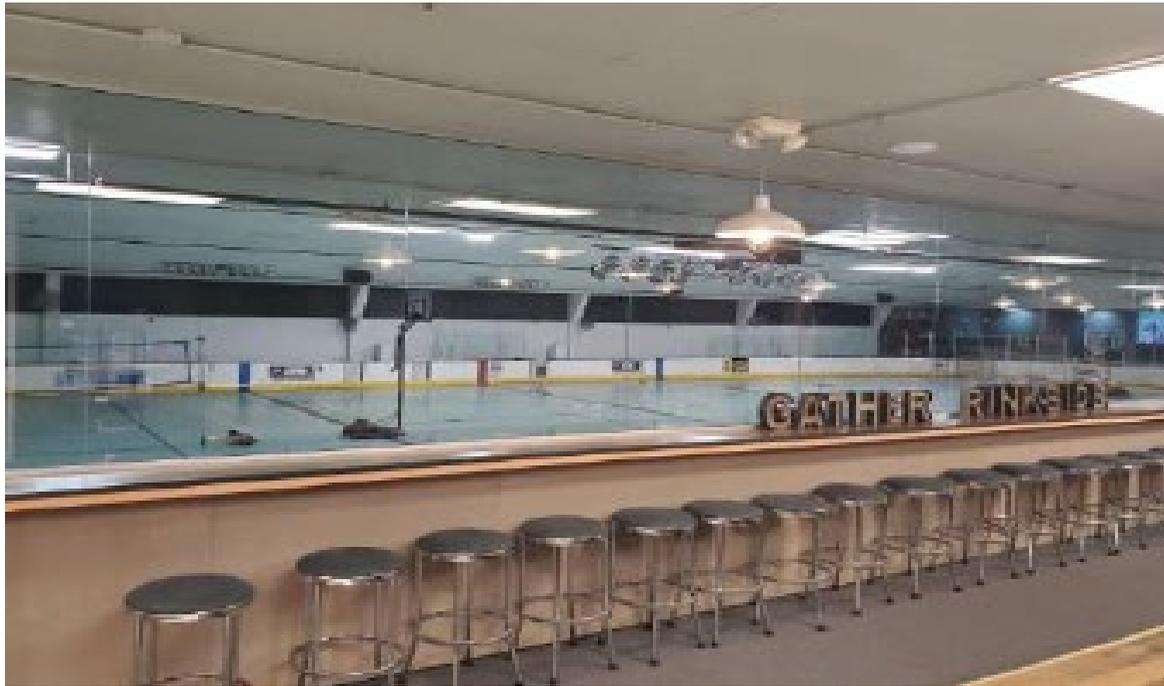


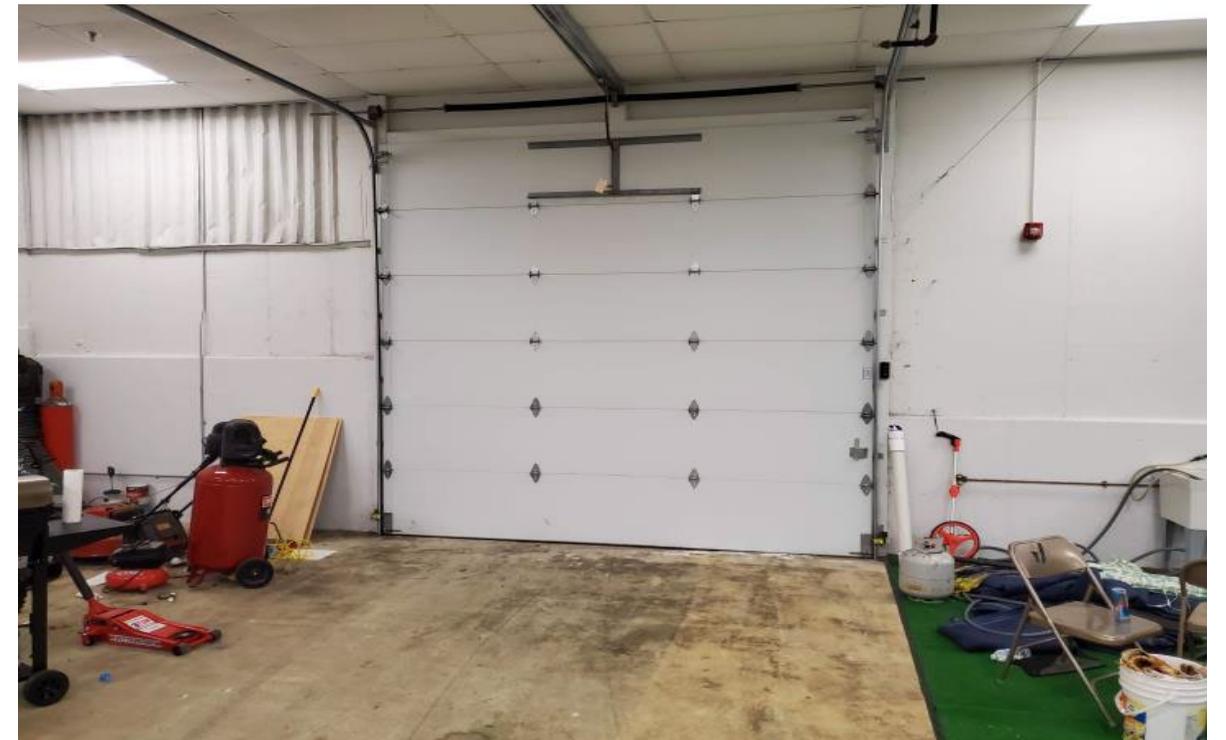
**PROPERTY HIGHLIGHTS**

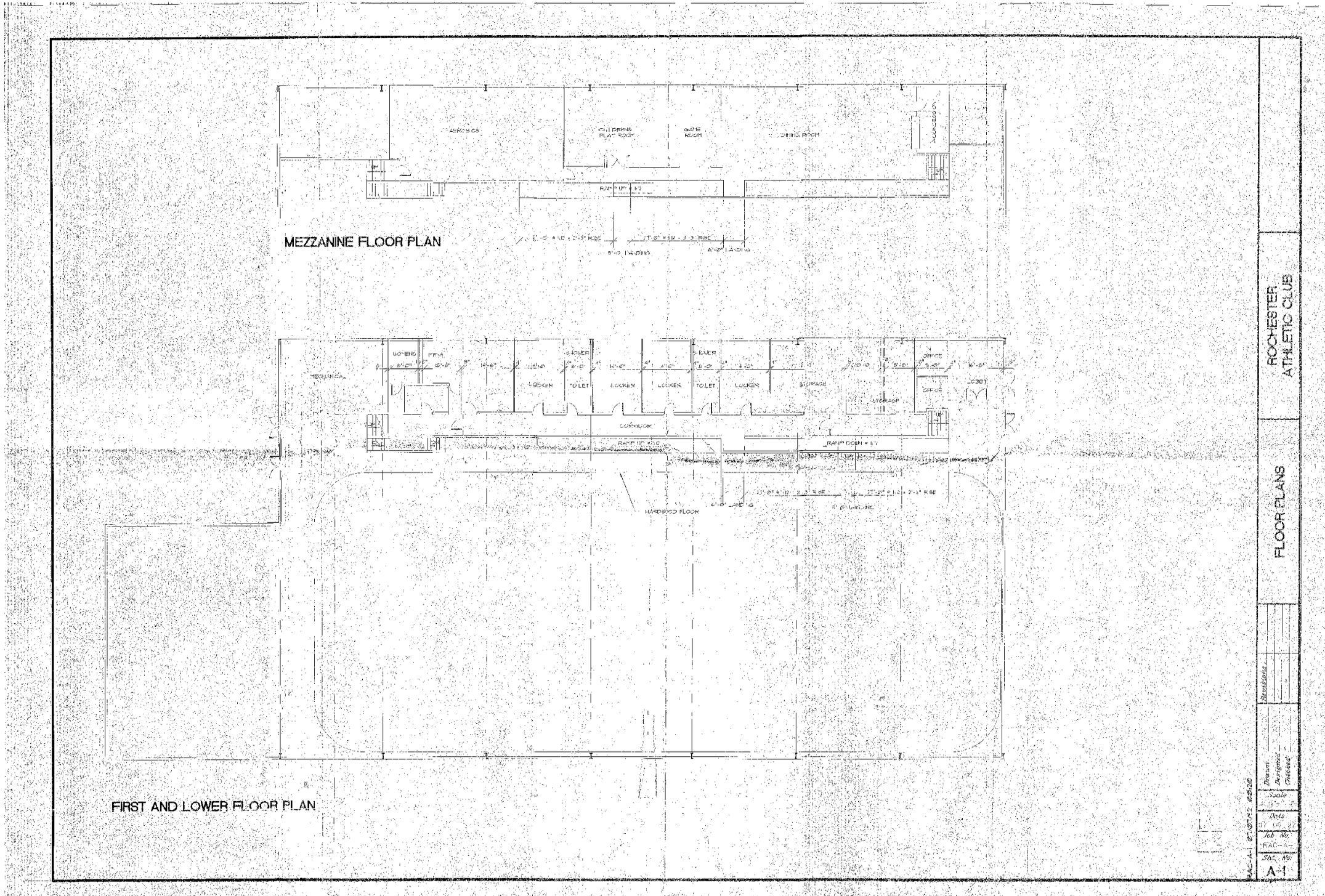
- 29,000 SF Industrial building which allows for outdoor storage available for sale.
- Sports oriented facility but can work as a warehousing facility.
- 2 drive-in doors.
- 155 free-surface parking spaces.
- Nestled between Rochester Rd & Livernois, Just 1.5 Miles from Downtown Rochester and M-59.

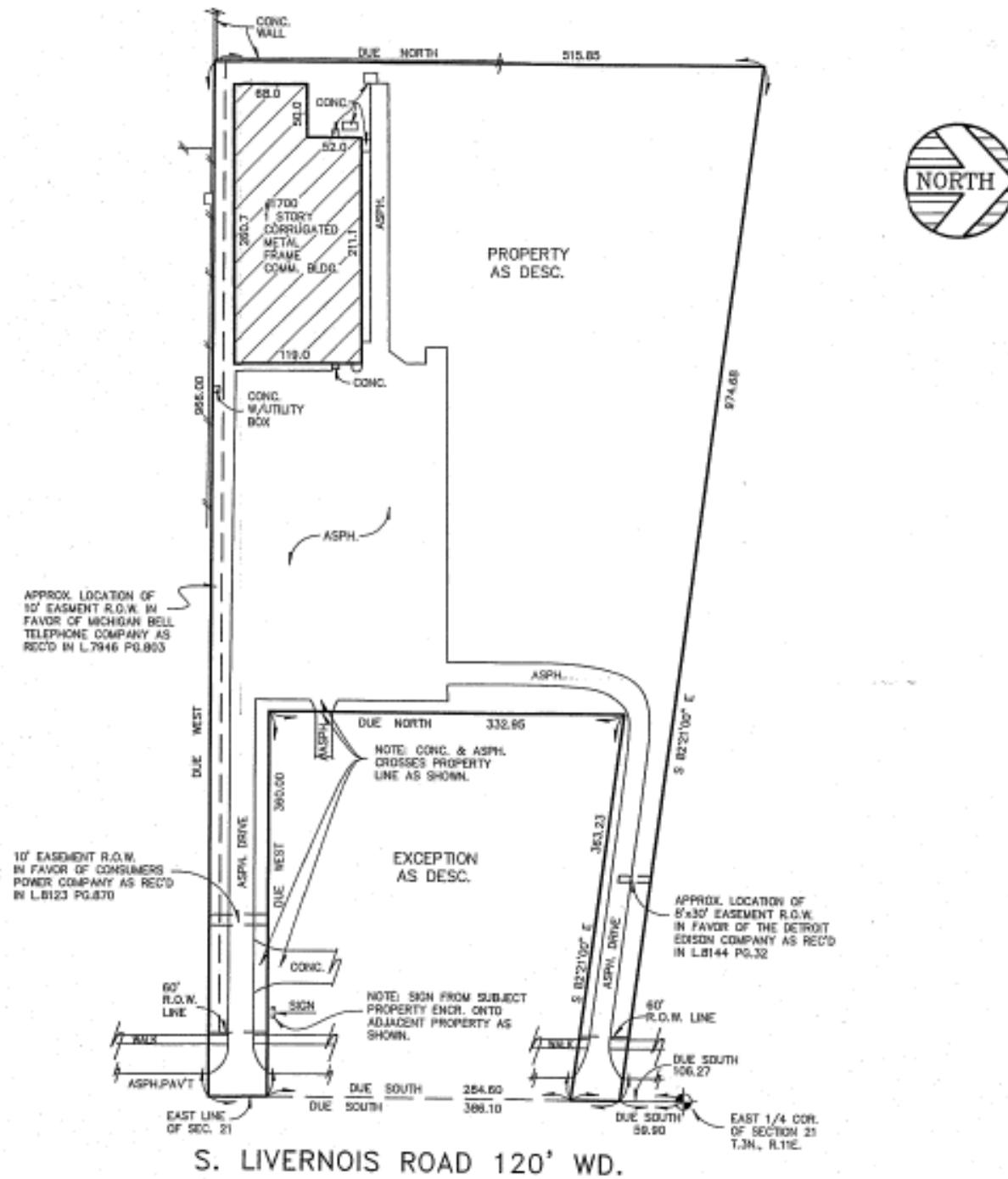












POPULATION	1 MILE	3 MILE	5 MILE
2020 Population	8,282	69,386	173,240
2024 Population	8,310	68,431	171,669
2029 Population Projection	8,260	67,788	170,177
Annual Growth 2020-2024	0.1%	-0.3%	-0.2%
Annual Growth 2024-2029	-0.1%	-0.2%	-0.2%
Median Age	43	42.6	41.9
Bachelor's Degree or Higher	54%	57%	54%

POPULATION BY RACE	1 MILE	3 MILE	5 MILE
White	5,792	49,248	122,084
Black	402	2,396	8,967
American Indian/Alaskan Native	13	107	244
Asian	1,342	10,608	25,693
Hawaiian & Pacific Islander	9	26	73
Two or More Races	753	6,047	14,609
Hispanic Origin	408	3,262	7,820

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2020 Households	3,498	28,290	68,014
2024 Households	3,543	27,986	67,508
2029 Household Projection	3,526	27,734	66,934
Owner Occupied Households	2,430	19,417	48,113
Renter Occupied Households	1,097	8,317	18,820
<b>Avg Household Income</b>	<b>\$116,041</b>	<b>\$128,127</b>	<b>\$130,439</b>
<b>Median Household Income</b>	<b>\$97,769</b>	<b>\$102,568</b>	<b>\$104,143</b>

INCOME	1 MILE	3 MILE	5 MILE
\$25,000 - 50,000	525	3,424	8,492
\$50,000 - 75,000	468	3,538	8,441
\$75,000 - 100,000	527	3,942	9,065
\$100,000 - 125,000	577	3,724	8,089
\$125,000 - 150,000	289	2,012	5,741
\$150,000 - 200,000	426	3,832	8,983
\$200,000+	433	4,808	12,8281

DAYTIME EMPLOYMENT	ONE MILE			THREE MILE			FIVE MILE		
	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS	TOTAL EMPLOYEES	TOTAL BUSINESSES	EMPLOYEES PER BUSINESS
<b>Service-Producing Industries</b>	<b>2,915</b>	<b>326</b>	<b>9</b>	<b>32,782</b>	<b>4,385</b>	<b>7</b>	<b>79,04</b>	<b>8,728</b>	<b>9</b>
Trade Transportation & Utilities	286	49	6	8,154	541	15	13,261	946	14
Information	47	7	7	854	63	14	2,034	146	14
Financial Activities	136	34	4	2,225	468	5	9,357	1,003	9
Professional & Business Services	484	59	8	3,871	572	7	11,075	1,248	9
Education & Health Services	773	119	6	9,422	289	16	8,780	538	16
Leisure & Hospitality	257	30	9	2,606	420	6	4,478	775	6
Other Services	716	16	45	928	35	27	1,464	63	23
Public Administration	1,381	85	16	7,268	387	19	15,988	765	21
<b>Goods-Producing Industries</b>	<b>1,381</b>	<b>85</b>	<b>16</b>	<b>7,268</b>	<b>387</b>	<b>19</b>	<b>15,988</b>	<b>765</b>	<b>21</b>
Natural Resources & Mining	0	0	-	111	5	22	135	14	10
Construction	227	33	7	1,294	193	7	2,604	384	7
Manufacturing	1,154	52	22	5,863	189	31	13,249	367	63
<b>Total</b>	<b>4,296</b>	<b>411</b>	<b>10</b>	<b>40,050</b>	<b>4,772</b>	<b>8</b>	<b>95,052</b>	<b>9,493</b>	<b>10</b>

## EXCLUSIVELY LISTED BY:

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## CONTACT US:



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