### 10,800 SF

# FREE STANDING BUILDING







## **FOR SUBLEASE**



## 17455 E Warren Ave

Detroit, Michigan 48224

### **Property Highlights**

- 10,239 SF Available for Sublease
- 5 Years Remaining on Term
- · Well-Maintained Second-Generation Retail Box with Efficient Open Floor Plan
- Existing Layout Includes Sales Floor, Storage/Backroom and Loading Dock
- Ideal for Dollar Store, Convenience Store, Apparel, Neighborhood Grocery or Other Discount Retailers

### **OFFERING SUMMARY**

Lease Rate:	Contact Listing Agent	
Available SF:	10,800 SF	
Lot Size:	0.39 Acres	
Zoning	Commerical	



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### **Ron Goldstone**

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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	19,159	119,757	239,277
Average Age	39	39	39
Average Age (Male)	37	38	38
Average Age (Female)	40	40	41
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	7,269	45,716	94,862
# of Persons per HH	2.6	2.6	2.5
Average HH Income	\$88,171	\$98,720	\$83,501
Average House Value	\$181,368	\$244,360	\$202,745

Demographics data derived from AlphaMap



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