

245 MILL ST.

245 MILL ST., CHEBOYGAN, MI 49721

PROPERTY SUMMARY



LOCATION DESCRIPTION

Embrace the inviting community of Cheboygan, MI, situated near the prime location of 245 Mill St. This area presents an ideal opportunity for Retail/Strip Center tenants, with a range of nearby points of interest to draw in customers. Take advantage of the area's close proximity to the Cheboygan River, offering picturesque views and recreational activities to attract both locals and visitors. Explore the vibrant downtown district, featuring a variety of charming shops, eateries, and cultural offerings, creating a welcoming atmosphere. The property is strategically nestled amidst a blend of residential neighborhoods and bustling commercial areas, ensuring a steady flow of potential customers. Position your retail business for success at 245 Mill St., where the fusion of local attractions and commerce creates an ideal environment for retail ventures.

PROPERTY HIGHLIGHTS

- Ample parking for customer convenience
- Versatile retail space suitable for diverse businesses
- Well-maintained exterior

OFFERING SUMMARY

Lease Rate:	Contact Broker for Pricing
Number of Units:	1
Available SF:	6,008 SF
Building Size:	6,008 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	275	2,389	4,283
Total Population	633	5,336	9,549
Average HH Income	\$47,228	\$43,826	\$44,395

Presented By:

Legacy Commercial Property

847.904.9200

info@legacypro.com



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COMMERCIAL PROPERTY

209 Powell Place
Brentwood, TN 37027
http://legacypro.com

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ADDITIONAL PHOTOS



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PLANS



LEGEND

Available

LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	6,008 SF	Lease Rate:	Contact Broker for Pricing

AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
245 Mill St	Available	6,008 SF	NNN	Contact Broker for Pricing	-

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RETAILER MAP



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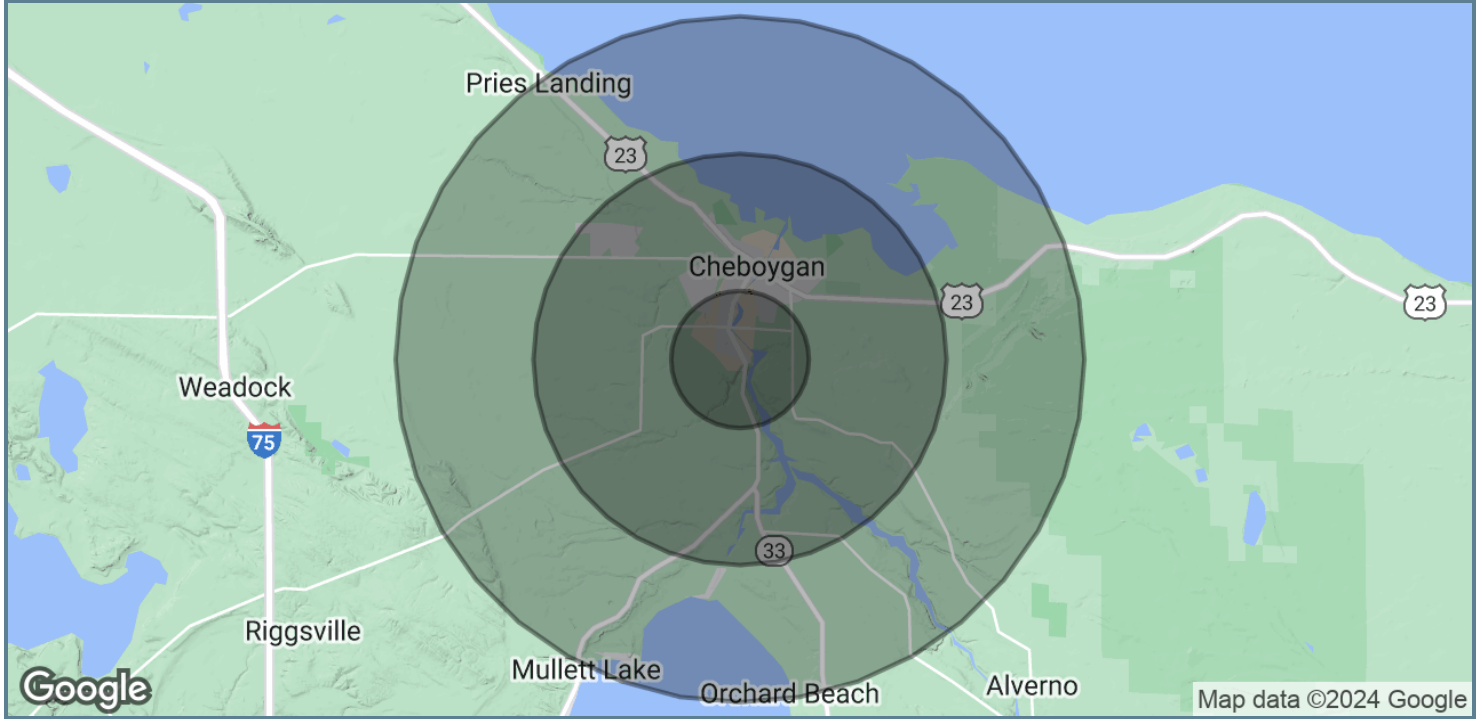
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DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	633	5,336	9,549
Average Age	43.3	42.3	42.7
Average Age (Male)	41.3	40.7	41.2
Average Age (Female)	44.6	43.5	43.9

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	275	2,389	4,283
# of Persons per HH	2.3	2.2	2.2
Average HH Income	\$47,228	\$43,826	\$44,395
Average House Value	\$113,169	\$115,360	\$126,996

2020 American Community Survey (ACS)

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