

**Lease Rate:**

\$10.00/SF NNN

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FOR LEASE

2018 S Cedar St Holt, MI

Retail/Office Space Available

Property Highlights

- Suite E: 1,698 SF
- Suite F: 1,200 SF
- Suite G: 1,200 SF
- Located Downtown Holt with Great Foot Traffic
- Excellent Frontage on Cedar Street with Three (3) Points of Ingress/Egress
- 35 On-Site Parking Spaces
- Heavy Traffic Area with 12,129 VPD on Cedar Street
- Close to Multiple Residential Communities
- Excellent Usage for Photo Studio, Yoga, Pilates or Personal Training Salons
- Potential for Office Use
- (1) Mile from US-127 and (2) Miles from I-96

2,900 SF RETAIL / OFFICE SPACE FOR LEASE



Interior Photos



2,900 SF RETAIL / OFFICE SPACE FOR LEASE



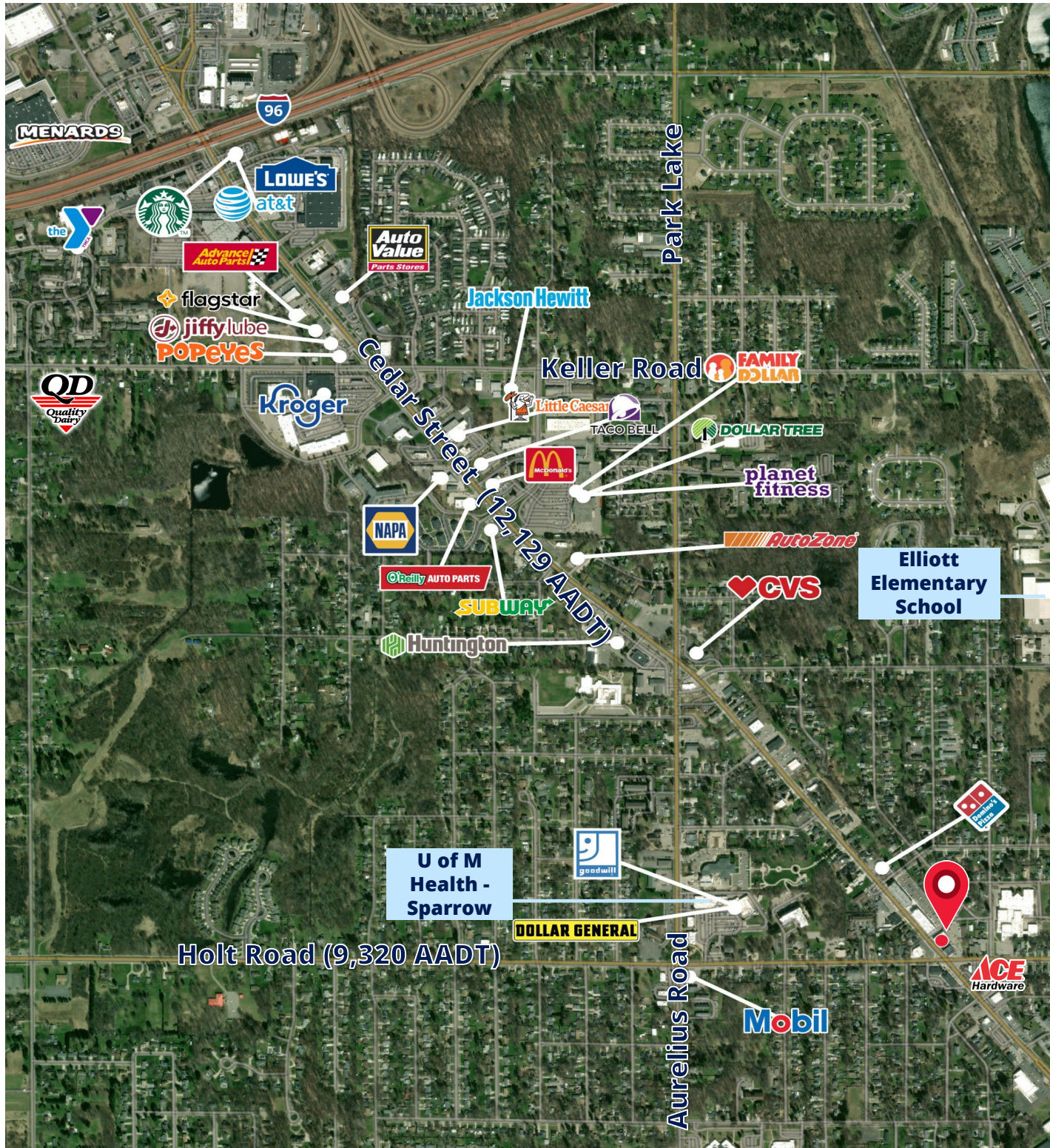
Aerial Map



2,900 SF RETAIL / OFFICE SPACE FOR LEASE



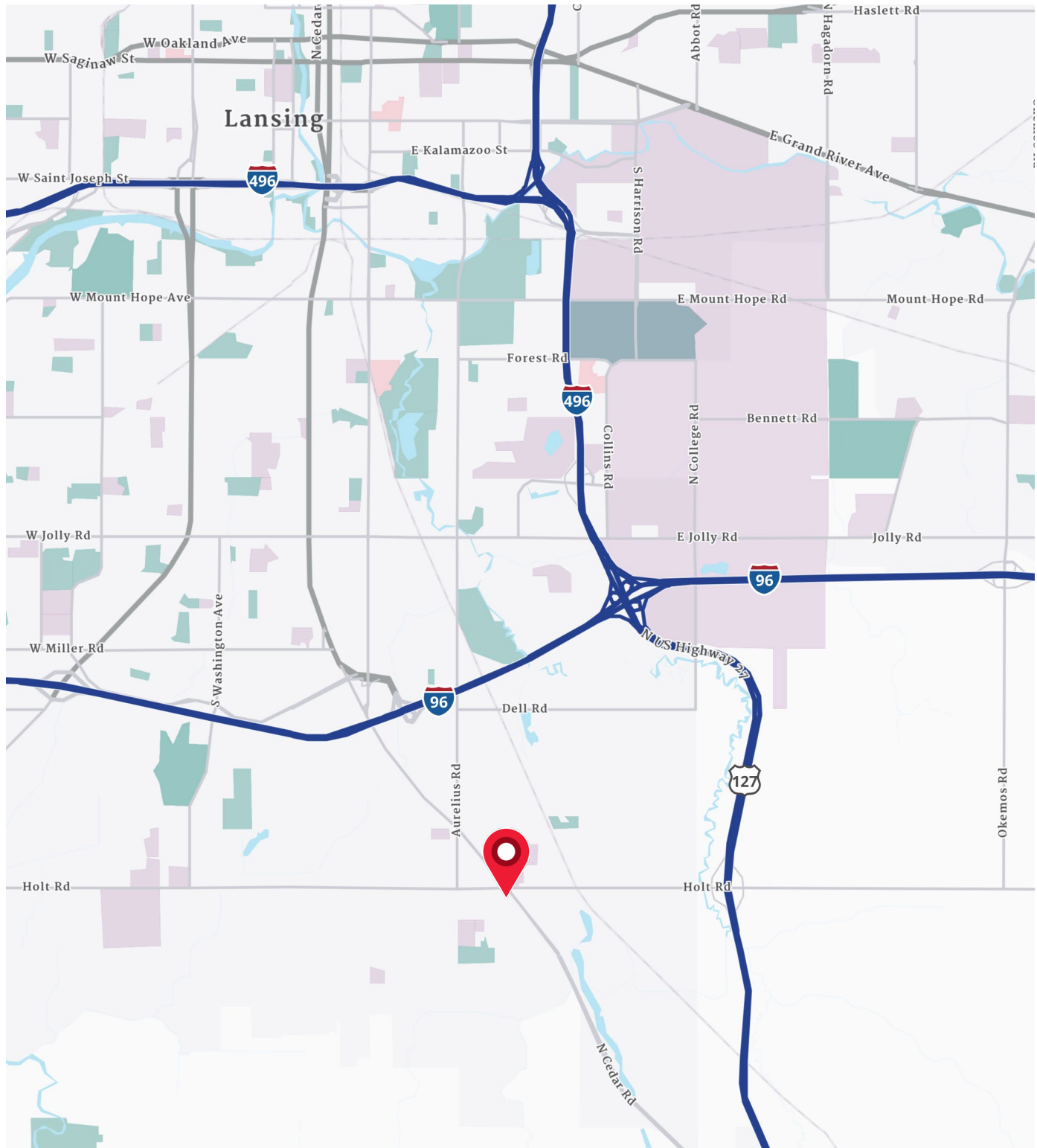
Merchant Map



2,900 SF RETAIL / OFFICE SPACE FOR LEASE



Location Map



Demographics

CURRENT YEAR SUMMARY	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Total Population	8,838	32,488	77,192
Total Households	4,025	14,294	33,532
Total Housing Units	4,183	15,128	35,718
Owner Occupied	62.4%	63.5%	60.3%
Average Household Size	2.2	2.3	2.3
Median Age	40.7	39.6	37.3
2020 – 2025 Population: Annual Growth Rate (CAGR)	7.5%	11.9%	7.5%
5 YEAR PROJECTED TRENDS: ANNUAL RATE			
Population	0.1%	1.3%	0.5%
Households	2.9%	3.6%	2.8%
CURRENT YEAR POPULATION BY SEX			
Male Population / % Male	47.3%	48.4%	48.6%
Female Population / % Female	52.7%	51.6%	51.4%
INCOME & HOUSEHOLDS SUMMARY			
2020 Median Household Income	\$65,675	\$74,809	\$65,272
Average Household Income	\$85,387	\$93,670	\$85,550
Per Capita Income	\$39,737	\$41,234	\$37,462
SUMMARY BUSINESS DATA			
Total Businesses	286	1,198	2,446
Total Employees	2,781	18,991	35,568
Daytime Population: Workers	6,673	32,764	74,748
Unemployment Rate	7.1%	5.0%	6.3%

Data Notes:

- Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption.
- Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.
- Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.



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