



OAKLAND YARD ATHLETICS

FOR SALE

5328 Highland Road | Waterford Twp, MI

Property Highlights

- 108,000 SF Situated on 10.07 Acres
- Rare Opportunity to Acquire Oakland Yard Athletics
- Includes Real Estate & Business
- Zoned C-4, Extensive Business
- Liquor License Available
- Centrally Located In Oakland County



Asking Price:

Contact Brokers



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OAKLAND YARD ATHLETICS

PROPERTY OVERVIEW



Sports (Indoor + Outdoor)

- Football, Soccer, Lacrosse, Basketball, Pickleball, Baseball, Softball, Cornhole, Field Hockey, Kickball, + Volleyball.
- Organized And Youth + Adult Tournaments
- Private Rentals Including Team Practice Or Training



Event Rental

- Oakland Yard Athletics hosts a variety of events, including field trips, graduation parties, Bar/Bat Mitzvahs, birthday parties, corporate events, weddings, fundraisers, and more.



Outdoor Patio

- Newly renovated patio bar featuring a pavilion, new seating, tables, stainless steel bar, and a fire pit.
- Plenty of seating for parents and spectators and overlooks all the outdoor courts and fields

North Dome

- 136' x 264' | 35,904 SF
- Field Size Is 120' x 240'

South Dome

- 240' x 300' | 72,000 SF
- Field Size - 238' x 262'
- Features Concessions Stand (W/ Liquor License)

Outdoor Mini-field

- Measuring 24 x 60 Yards
- Synthetic Turf with Rubber Infill
- Fully Lit & Ideal For Small Practices

Outdoor Basketball & Volleyball

- Regulation Sized Court
- 3 Extra Courts Running Side-To-Side for 3v3 Games
- Two Sand Courts
- Sand Was Shipped in From Lake Michigan

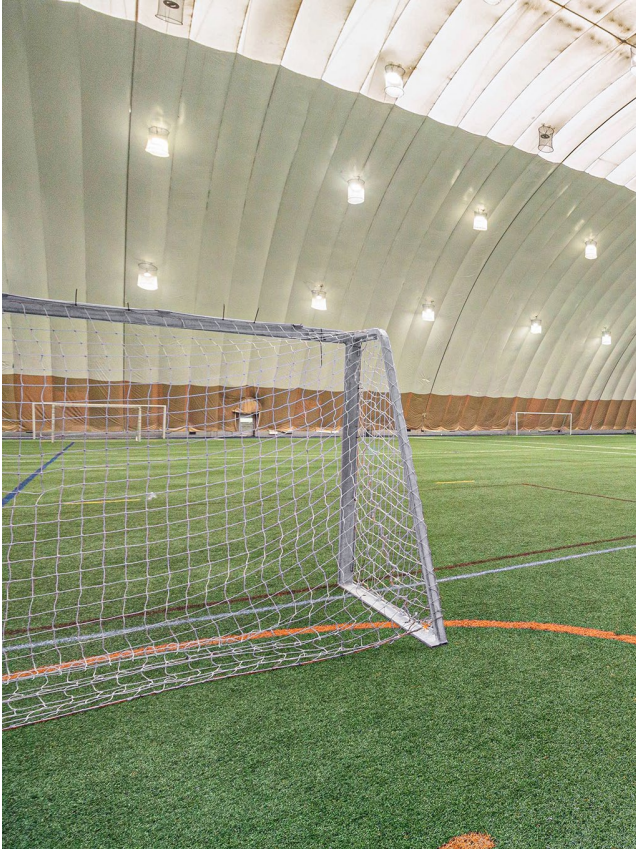




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Interior Photos





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Exterior Photos





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Exterior Photos

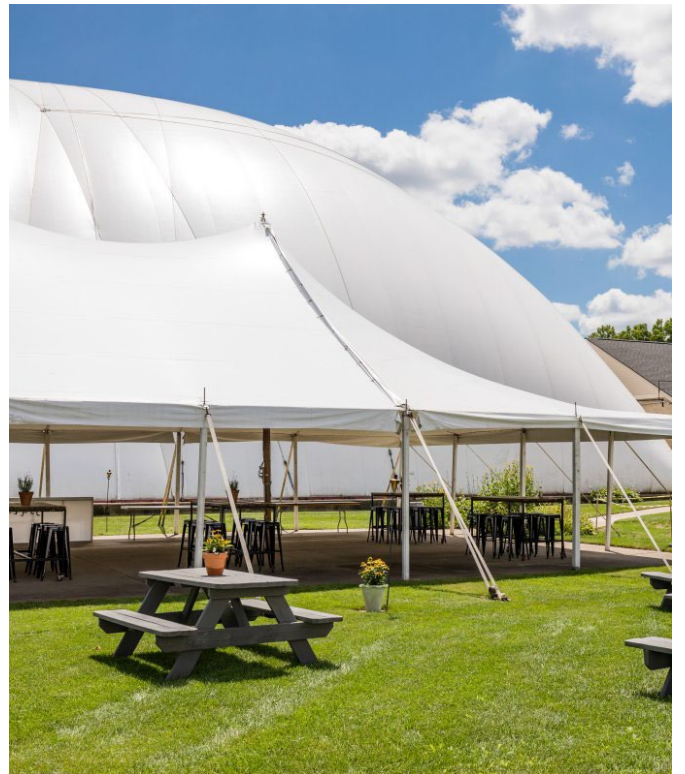




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Exterior Photos





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Exterior Photos





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Aerial Map

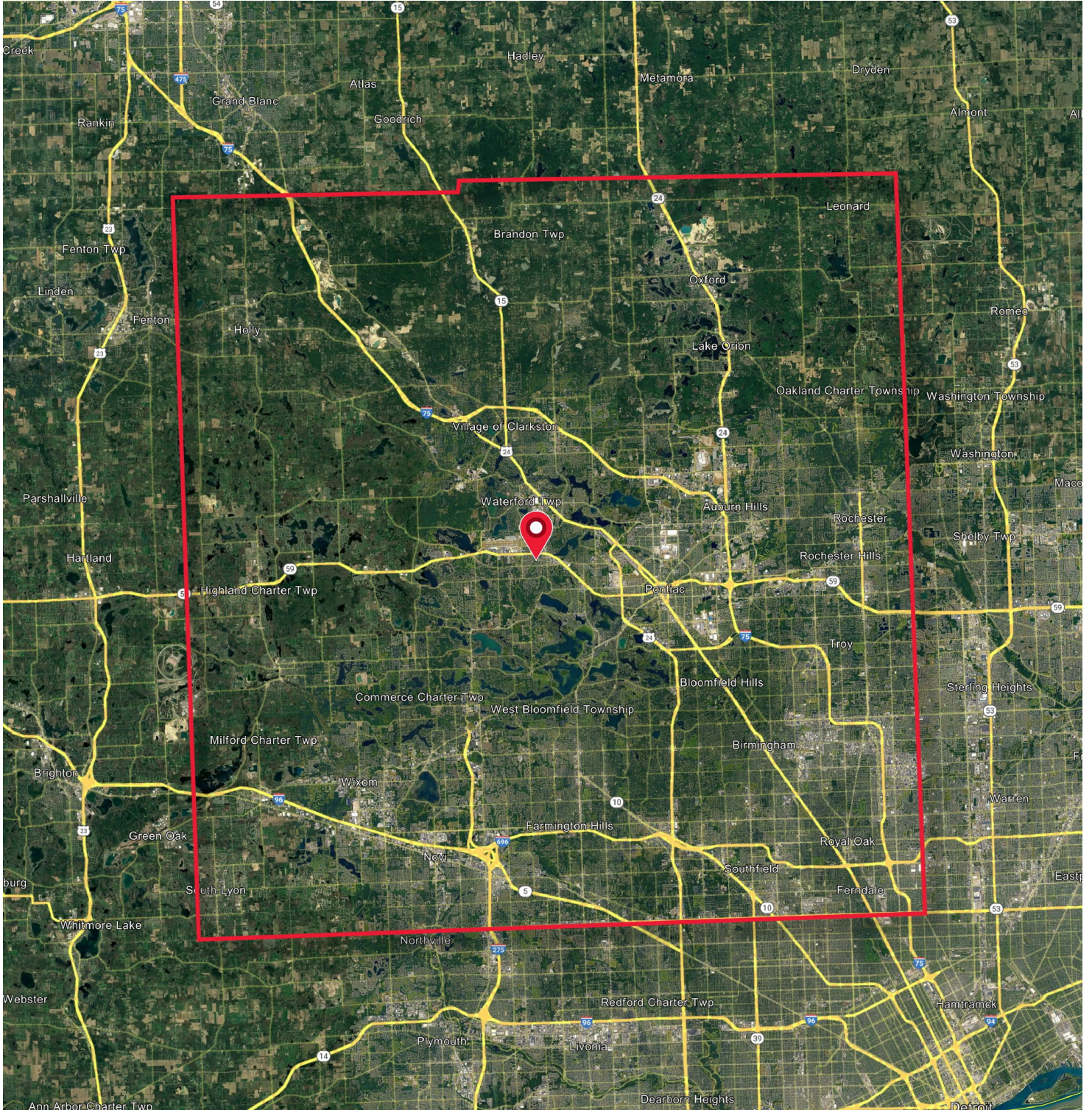




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Aerial Overview

OAKLAND COUNTY

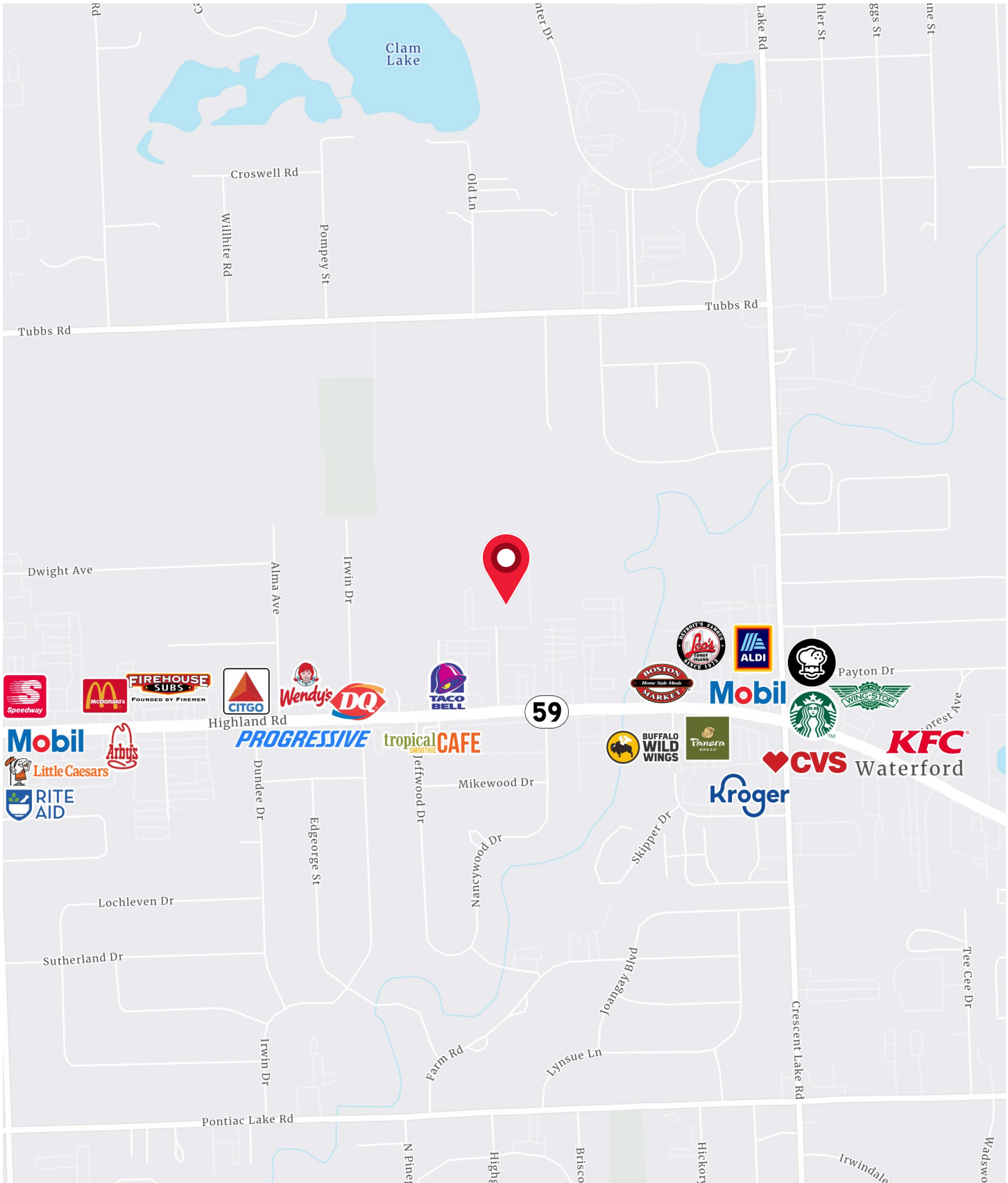




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Nearby Amenities





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Demographics

POPULATION SUMMARY

	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
2000 Total Population	6,219	54,707	147,817
2010 Total Population	5,888	54,545	146,602
2024 Total Population	5,927	52,923	145,122
2024 Group Quarters	114	625	2,270
2029 Total Population	5,985	52,519	143,738
2023-2028 Annual Rate (CAGR)	0.19%	-0.15%	-0.19%
2000 to 2010 Population Change	-5.3%	-0.3%	-0.8%
2000 to 2024 Population Change	-4.7%	-3.3%	-1.8%
2010 to 2029 Population Change	1.6%	-3.7%	-2.0%
2024 to 2029 Population Change	1.0%	-0.8%	-1.0%
2024 Total Daytime Population	6,406	43,002	123,784
Workers	3,311	18,443	55,111
Residents	3,095	24,559	68,673
2024 Workers % of Daytime Population	51.7%	42.9%	44.5%
2024 Residents % of Daytime Population	48.3%	57.1%	55.5%

HOUSEHOLD SUMMARY

	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
2024 Housing Units	\$2,987	\$25,018	\$66,147
Owner Occupied Housing Units	70.5%	75.8%	72.2%
Renter Occupied Housing Units	29.5%	24.2%	27.8%
Vacant Housing Units	2.4%	4.2%	5.2%

OWNER OCCUPIED MEDIAN HOME VALUE

	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
2024 Median Home Value	\$224,087	\$259,933	\$287,176
2029 Median Home Value	\$314,140	\$329,483	\$360,364

INCOME

	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
2024 Per Capita Income	\$40,138	\$43,612	\$45,837
2024 Median Household Income	\$60,780	\$73,123	\$76,702
2024 Average Household Income	\$82,105	\$95,983	\$105,484
Household Income Base	\$2,915	\$23,977	\$62,728
<\$15,000	8.5%	8.7%	9.4%
\$15,000 - \$24,999	8.3%	6.0%	6.0%
\$25,000 - \$34,999	12.1%	7.2%	7.4%
\$35,000 - \$49,999	12.6%	10.69%	9.6%
\$50,000 - \$74,999	16.3%	18.5%	16.5%
\$75,000 - \$99,999	15.2%	13.5%	12.9%
\$100,000 - \$149,999	16.8%	20.2%	18.9%
\$150,000 - \$199,999	5.5%	7.9%	8.4%
\$200,000+	4.7%	7.4%	10.9%



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Demographics

AGE	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
2010	41.8%	39.0%	38.5%
2024	47.0%	43.2%	41.7%
2029	47.9%	44.2%	42.6%

2024 POPULATION BY AGE

Total	5,927	52,926	145,123
0-4	4.2%	4.7%	5.1%
5-9	4.6%	5.0%	5.4%
10-14	4.5%	4.8%	5.2%
15-19	4.4%	5.0%	5.3%
20-24	5.1%	5.4%	5.9%
25-29	6.4%	6.7%	6.7%
30-34	7.0%	7.9%	7.6%
35-39	5.9%	6.8%	6.7%
40-44	5.9%	5.8%	6.0%
45-49	5.3%	5.8%	5.8%
50-54	6.2%	6.7%	6.7%
55-59	6.5%	7.0%	7.0%
60-64	8.4%	7.9%	7.5%
65-69	6.8%	6.9%	6.5%
70-74	5.2%	5.1%	4.9%
75-79	4.7%	3.8%	3.5%
80-84	3.6%	2.2%	2.0%
85+	5.5%	2.6%	2.0%
18+	84.2%	82.5%	81.0%
21+	81.6%	79.5%	77.8%

2024 POPULATION BY RACE/ETHNICITY

Total	5,927	52,921	145,121
White Alone	82.5%	81.1%	73.7%
Black Alone	4.9%	5.6%	10.6%
American Indian Alone	0.3%	0.4%	0.5%
Asian Alone	2.4%	1.9%	2.5%
Pacific Islander Alone	0.1%	0.0%	0.0%
Some Other Race Alone	2.8%	2.9%	4.2%
Two or More Races	7.1%	8.0%	8.4%
Hispanic Origin	7.4%	8.5%	10.7%
Diversity Index	40.6%	43.6%	54.3%

2024 POPULATION 25+ BY EDUCATIONAL ATTAINMENT

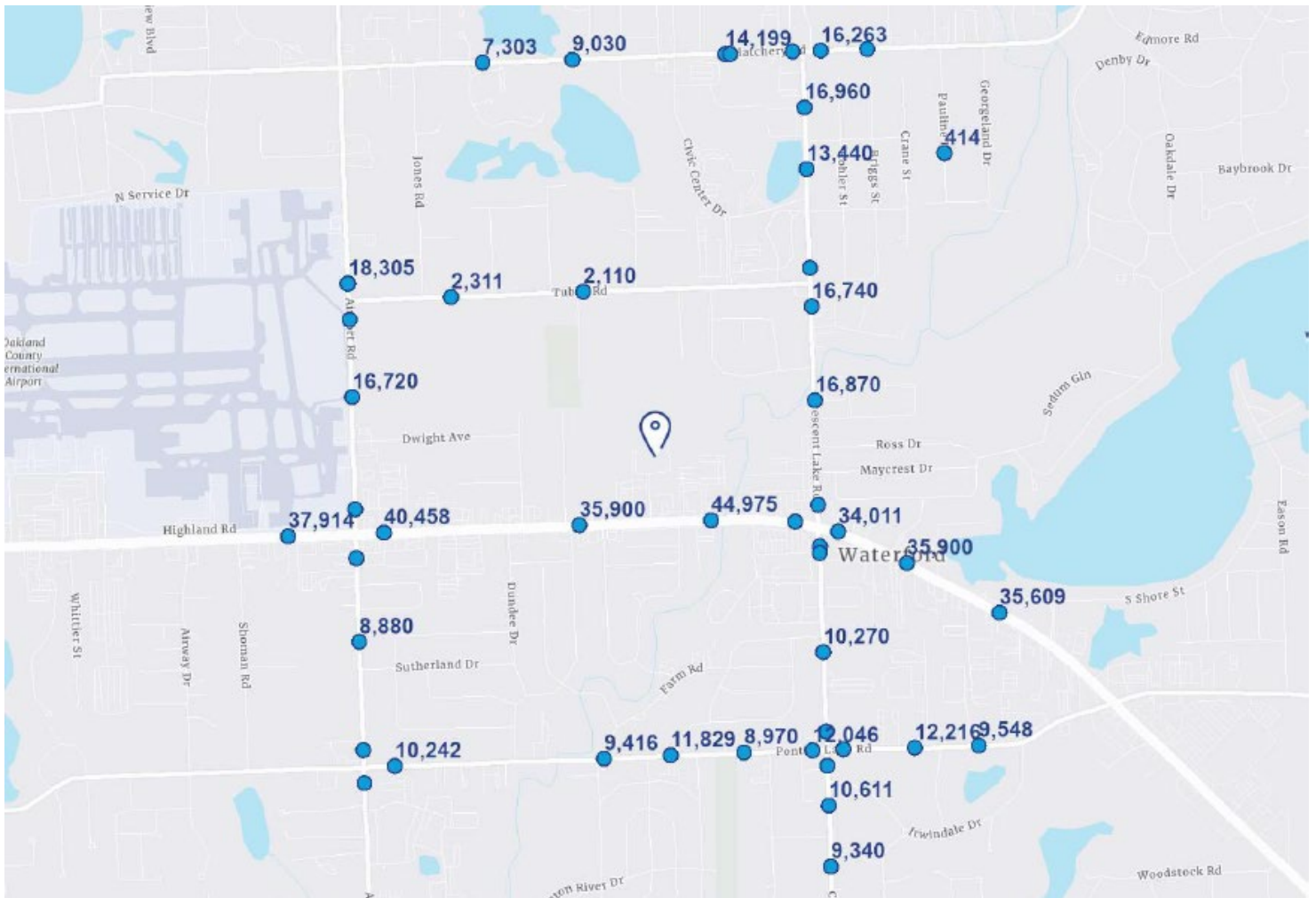
Total	4,518	39,778	105,992
Less than 9 th grade	3.8%	2.0%	2.2%
9 th – 12 th grade, no diploma	4.5%	5.4%	5.1%
High school Graduate	28.9%	24.1%	23.4%
GED / Alternative Credential	3.0%	3.7%	3.8%
Some College, No Degree	23.3%	23.2%	22.0%
Associate Degree	12.0%	11.8%	10.6%
Bachelor's Degree	18.0%	20.5%	21.6%
Graduate / Professional Degree	6.6%	9.3%	11.4%



FOR SALE



Traffic Counts



STREET	COUNT	TYPE	YEAR	DISTANCE
Highland Road	44,975	ADT	2005	.18
Highland Road	35,900	AADT	2014	.22
Highland Road	23,408	AADT	2015	.33
Crescent Lake Road	15,385	AADT	2012	.37
Crescent Lake Road	16,870	AADT	2015	.37
Tubbs Road	2,110	AADT	2015	.39
Crescent Lake Road	11,148	AADT	2020	.40
Crescent Lake Road	13,120	AADT	2018	.41
Highland Road	34,011	AADT	2015	.43
Crescent Lake Road	16,740	AADT	2015	.47
Crescent Lake Road	15,860	AADT	2015	.53
Crescent Lake Road	10,270	AADT	2015	.56
Tubbs Road	2,311	ADT	2006	.56
Highland Road	35,900	AADT	2014	.59
Highland Road	40,458	AADT	2015	.61
Pontiac Lake Road	11,829	ADT	2006	.64
Airport Road	16,872	AADT	2011	.66
Pontiac Lake Road	9,416	AADT	2011	.66
Pontiac Lake Road	8,970	AADT	2020	.67
Airport Road	16,720	AADT	2015	.67

We have no reason to doubt the accuracy of information contained herein, but we cannot guarantee it. All information should be verified prior to purchase and/or lease.