

22,342 SF
OFFICE



FOR SALE

[Click Here for Property Website](#)

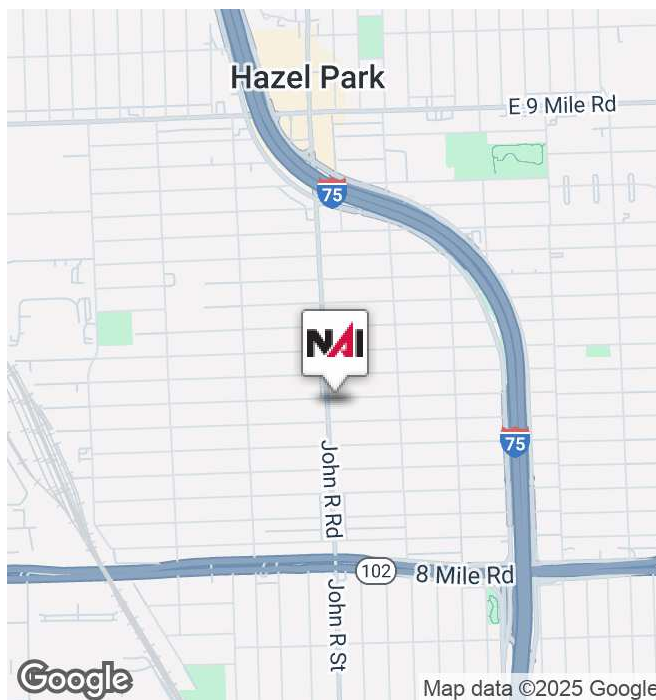


21306 John R Rd

Hazel Park, Michigan 48030

Property Highlights

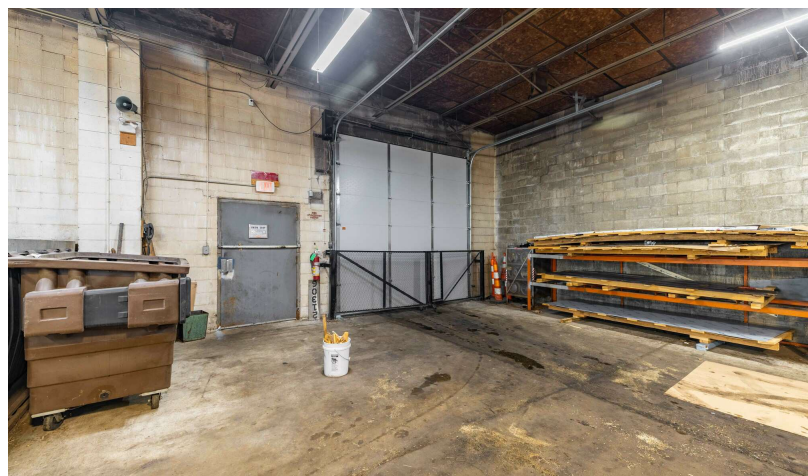
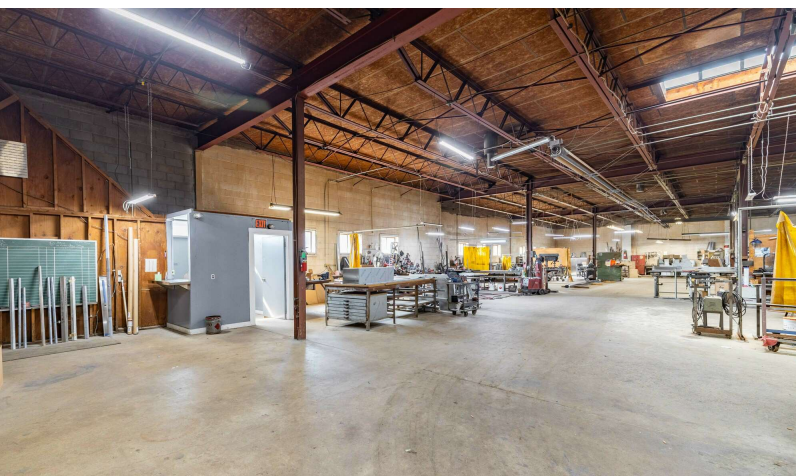
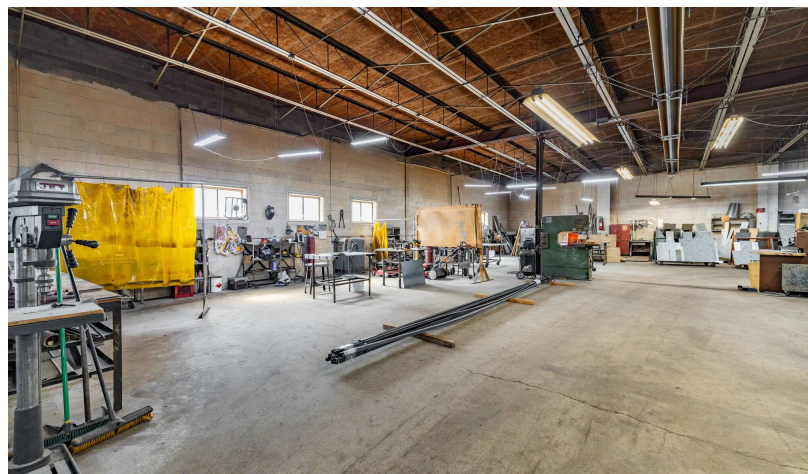
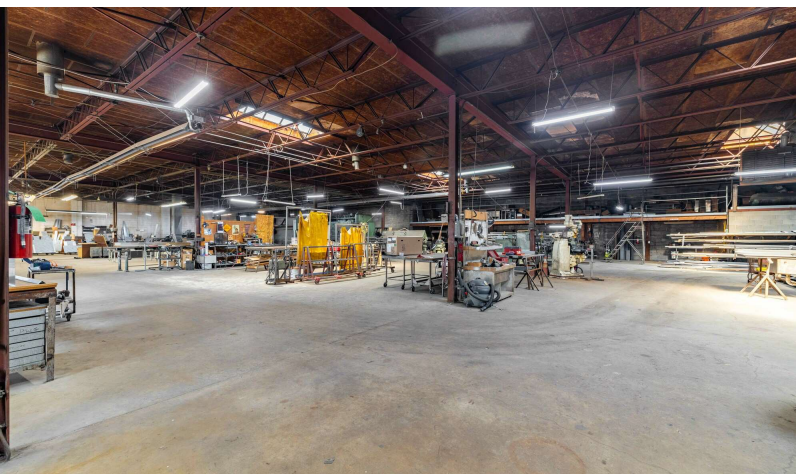
- 22,342 SF Freestanding Industrial building located in Hazel Park.
- Strategically positioned on John R Rd, a major industrial artery in Hazel Park, with high visibility.
- Immediate access to I-75, 696, and 9 Mile Rd, placing the property within 15 minutes of Downtown Detroit, Ferndale, Royal Oak, and other key distribution hubs.
- Features three (3) overhead doors, providing versatile loading and unloading capabilities for delivery vehicles, freight, or service operations.
- Located in a designated Cannabis Green Zone — a prime opportunity for cultivation, processing, or distribution operations in a compliant and cannabis-friendly municipality.



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NAI Farbman
Commercial Real Estate Services, Worldwide.

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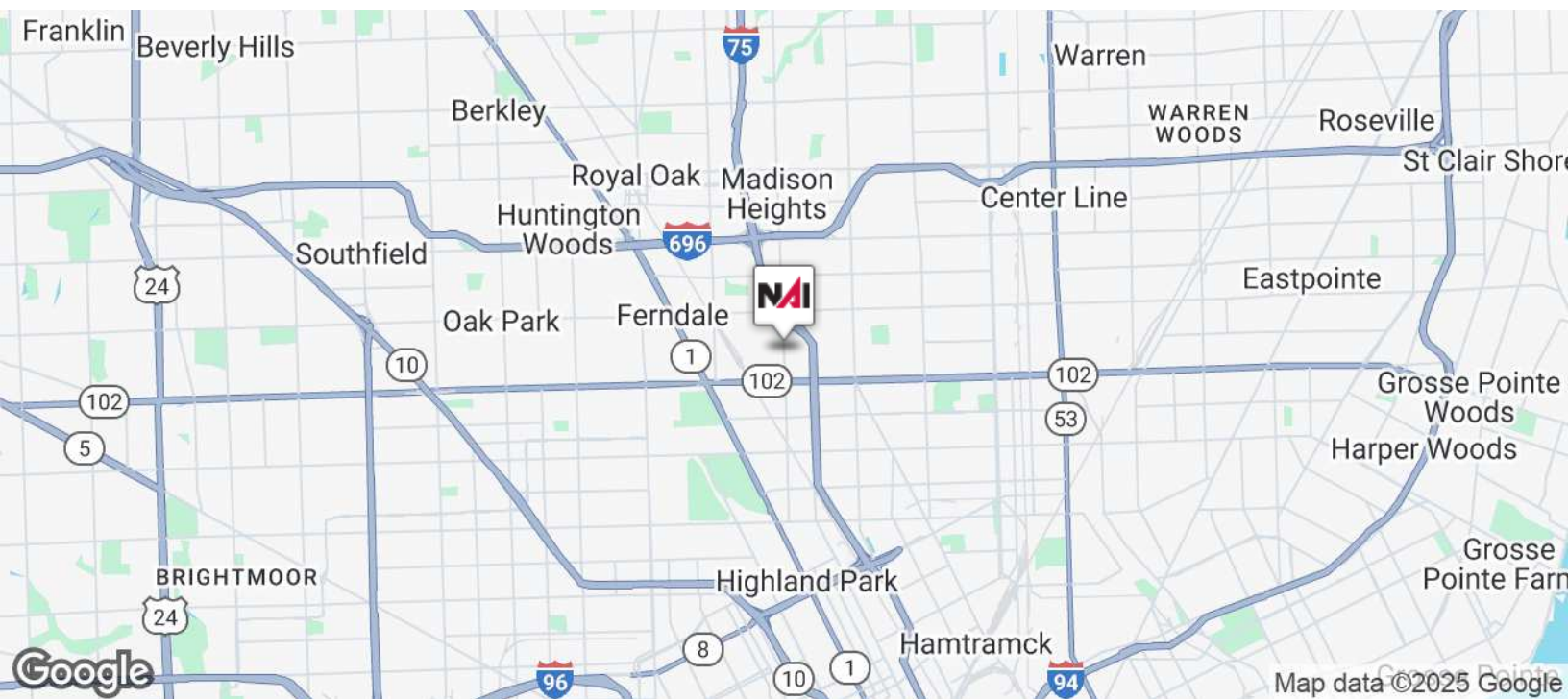
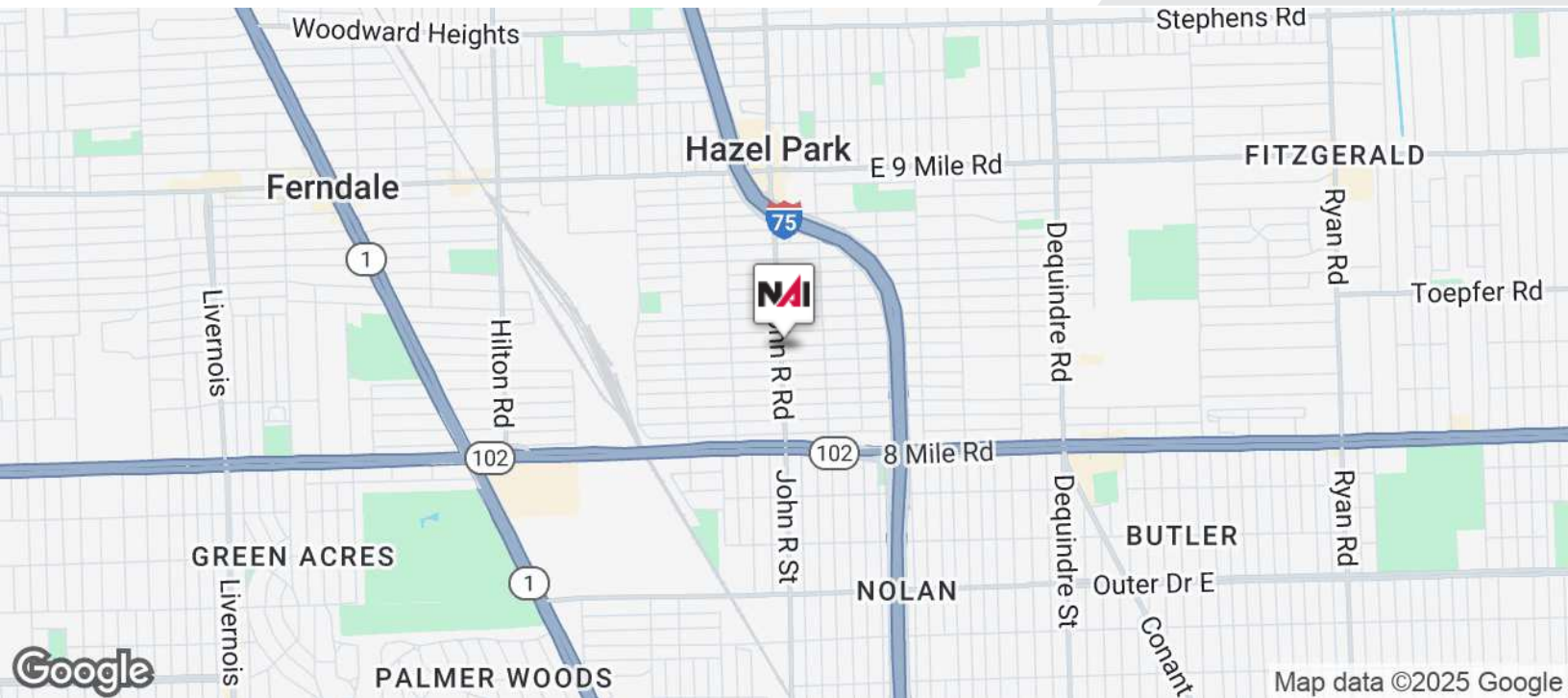
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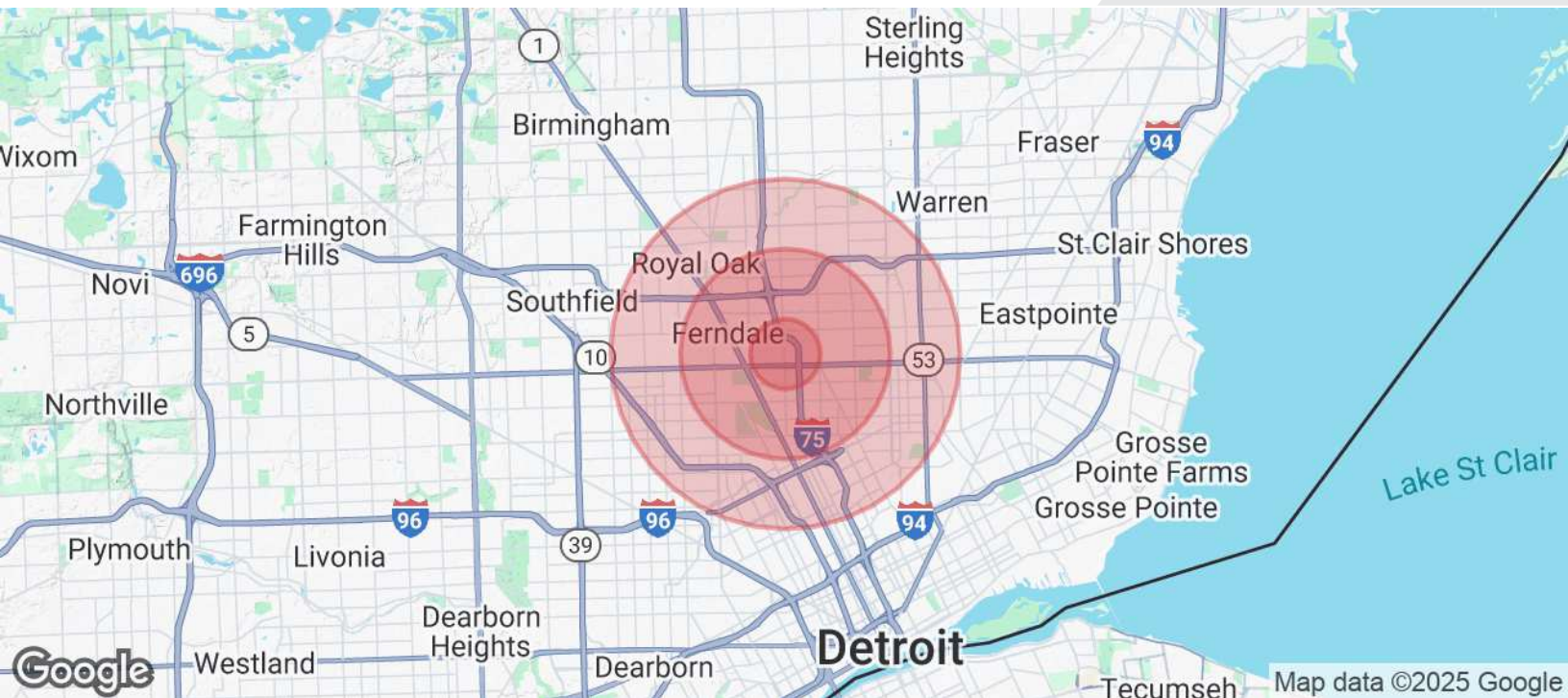
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,373	126,473	376,020
Average Age	39	40	39
Average Age (Male)	39	39	38
Average Age (Female)	40	41	40

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,982	55,939	154,471
# of Persons per HH	2.2	2.3	2.4
Average HH Income	\$63,608	\$78,986	\$74,110
Average House Value	\$132,918	\$188,331	\$181,084

Demographics data derived from AlphaMap