

# 41275 FORD RD

CANTON, MI 48187

3,600 SF RESTAURANT ON +/- 0.68 ACRES

FOR SALE OR LEASE



**KATHLEEN SIMOS**

248.406.1761  
ksimos@keystonecres.com

**GREG NEWMAN**

248.406.7113  
gnewman@keystonecres.com

**MATTHEW BERKE**

248.406.7111  
mberke@keystonecres.com



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## PROPERTY DESCRIPTION



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Introducing 41275 Ford Rd, a premier commercial property available for sale or lease in Canton, MI. Boasting ample parking, high visibility, and excellent accessibility, this business is suitable in the C-4 zoning district. The well-maintained exterior and spacious interior provide a blank canvas for customization, allowing tenants to create the perfect setting for their operations. Don't miss this opportunity to elevate your business in a prime location with exceptional potential.

## LOCATION DESCRIPTION

Discover the vibrant community surrounding the property, nestled in the heart of Canton, MI. Its prime location offers access to a diverse range of amenities and attractions for potential tenants or investors in the Retail/Street Retail sector. Explore the nearby Canton Marketplace and IKEA for popular shopping options, as well as the new development that includes Top Golf, Portillo's and Chick-fil-A. While the charming Heritage Park provides a picturesque setting for recreational activities. Enjoy a variety of culinary experiences at the nearby restaurants or unwind at the scenic Fellows Creek Golf Club. With its convenient access to major transportation routes and a strong consumer base, the area presents an exciting opportunity for Retail/Street Retail ventures.

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## ADDITIONAL PHOTOS



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## SITE PLAN



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## TRADE AERIAL



Map data ©2024 Google Imagery ©2024 CNES / Airbus, Maxar Technologies

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## DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	10,167	99,309	221,357
Average Age	40	41	42
Average Age (Male)	39	40	40
Average Age (Female)	41	42	43

  

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,217	40,736	90,875
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$104,655	\$116,148	\$121,820
Average House Value	\$288,589	\$300,507	\$318,472

  

RACE	1 MILE	3 MILES	5 MILES
Total Population - White	5,980	63,163	149,242
Total Population - Black	1,337	13,733	29,017
Total Population - Asian	1,994	13,963	23,822
Total Population - Hawaiian	0	0	0
Total Population - American Indian	25	260	614
Total Population - Other	136	1,190	2,605

Demographics data derived from AlphaMap



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## BROKERS



**KATHLEEN SIMOS**

Senior Advisor

[ksimos@keystonecres.com](mailto:ksimos@keystonecres.com)



**GREG NEWMAN**

Principal

[gnewman@keystonecres.com](mailto:gnewman@keystonecres.com)



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