

# 2515 UNION LAKE RD

2515 UNION LAKE RD, COMMERCE TOWNSHIP, MI 48382  
3,562 SF AVAILABLE

FOR LEASE



PETER ABRO

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## PROPERTY DESCRIPTION



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Embrace a lucrative venture at 2515 Union Lake Rd., Commerce Township, MI 48382! This property is up for Sale or Lease, and the owner sweetens the deal by offering the existing liquor license currently in operation. It's a turnkey opportunity that's hard to resist, with a prime location boasting over 30,000 vehicles passing by daily.

Perfect for an owner/user, this single-tenancy, freestanding property provides a spacious 2,860 SF to bring your business vision to life.

## LOCATION DESCRIPTION

Union Lake Road in Commerce Township, MI, is a major thoroughfare that runs east-west through the township. It serves as a key connector between several neighborhoods and commercial areas. The road is well-maintained, with multiple lanes facilitating smooth traffic flow.

Commercial establishments line sections of Union Lake Road, including shopping centers, restaurants, and service-oriented businesses. This contributes to the road's role as a commercial hub within the township.

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## ADDITIONAL PHOTOS



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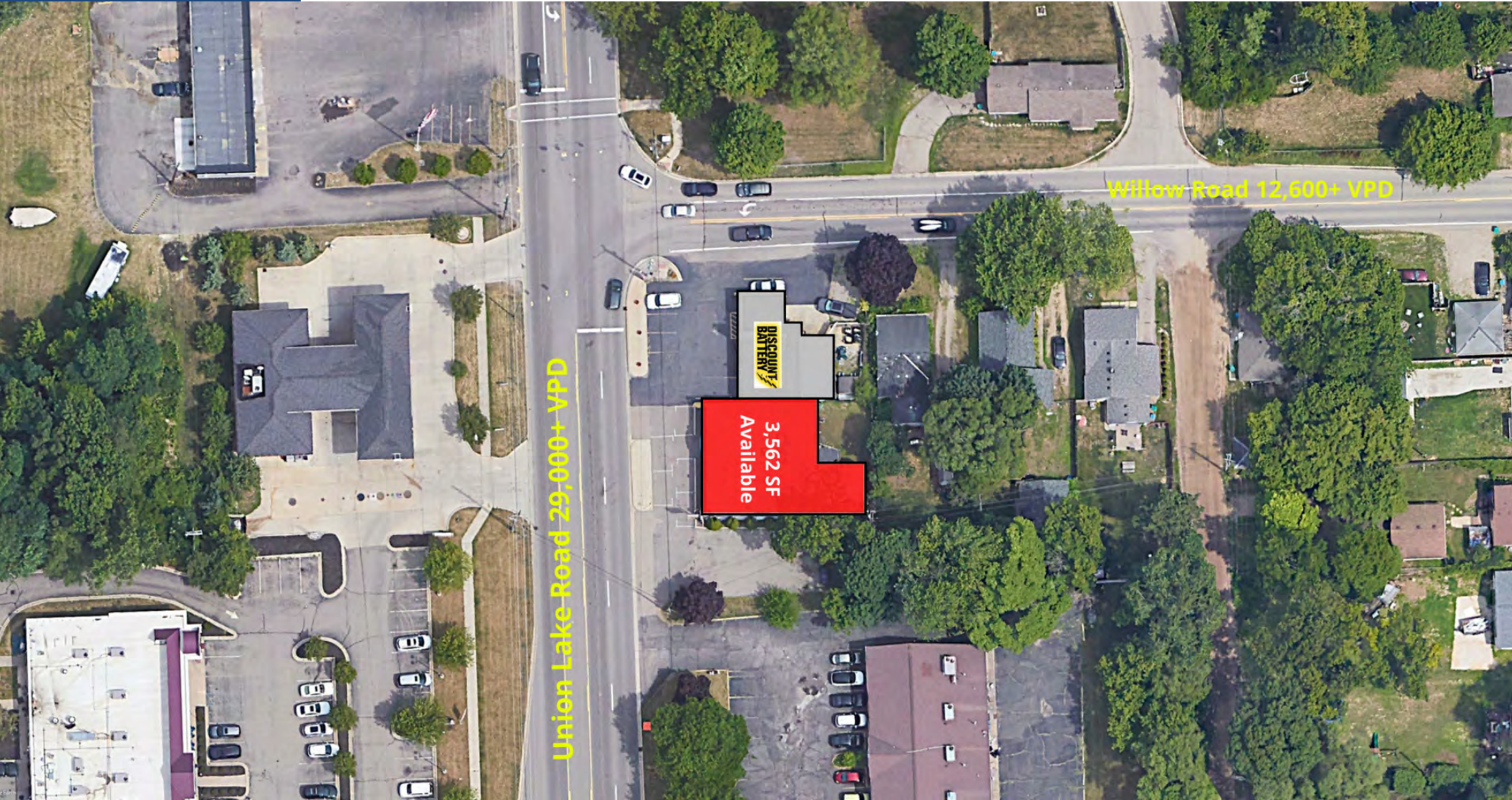




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## SITE PLAN



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TRADE AERIAL



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## DEMOGRAPHICS

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,313	47,713	130,414
Average Age	42.4	44.3	44.1
Average Age (Male)	42.8	42.8	42.7
Average Age (Female)	39.5	44.5	44.9

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,161	18,897	54,150
# of Persons per HH	2.5	2.5	2.4
Average HH Income	\$114,957	\$114,551	\$107,287
Average House Value	\$319,938	\$294,962	\$278,750

RACE	1 MILE	3 MILES	5 MILES
Total Population - White	4,994	43,537	111,430
Total Population - Black	44	1,224	7,908
Total Population - Asian	150	1,339	5,943
Total Population - Hawaiian	0	27	27
Total Population - American Indian	7	92	166
Total Population - Other	0	103	796

\* Demographic data derived from 2020 ACS - US Census

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BROKER



**PETER ABRO**

Advisor

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