

ASKING PRICE: \$1,486,000



FORMER AUTO DEALERSHIP

15354 S DIXIE HIGHWAY
MONROE, MICHIGAN 48161

CBRE

PROPERTY HIGHLIGHTS

**20,234 SF FORMER
AUTO DEALERSHIP
WITH 248 PARKING
SPACES**

**SITS ON
4.99 ACRES**

**ZONED C-2
GENERAL
COMMERCIAL**

**EXISTING
MONUMENT
SIGNAGE**

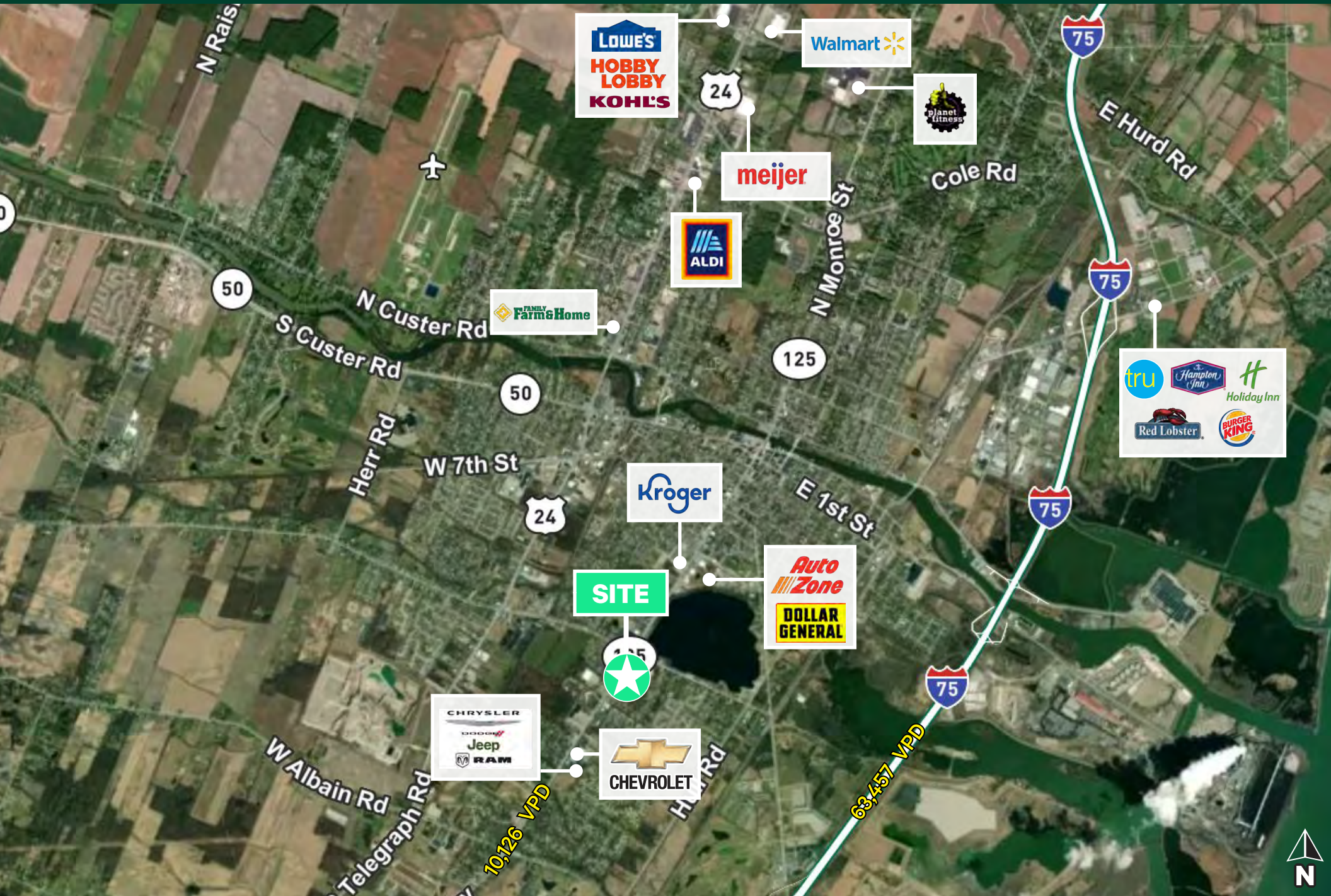
**GREAT VISIBILITY
AND ACCESS
ALONG S DIXIE
HWY WITH 10,000+
VPD**

**CURRENT
LEASE
EXPIRES
APRIL 2026**

**CLOSE PROXIMITY
TO KROGER,
AUTO ZONE,
CHEVROLET, AND
DODGE, CHRYSLER,
JEEP, AND RAM
DEALERSHIP**

**ASKING
PRICE:
\$1,486,000**

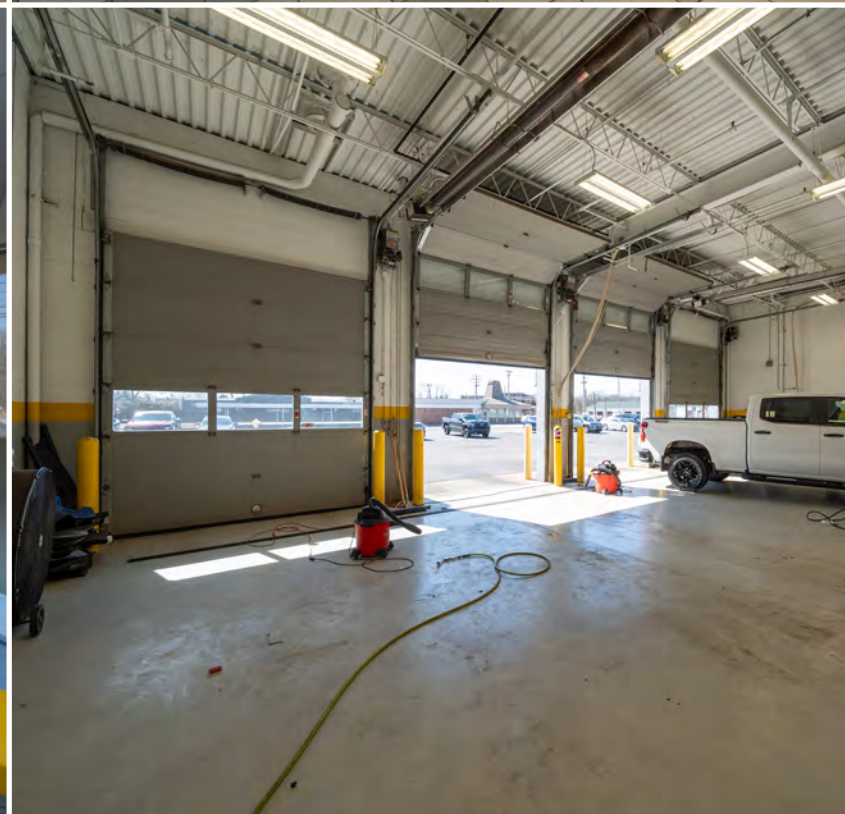
MACRO MAP



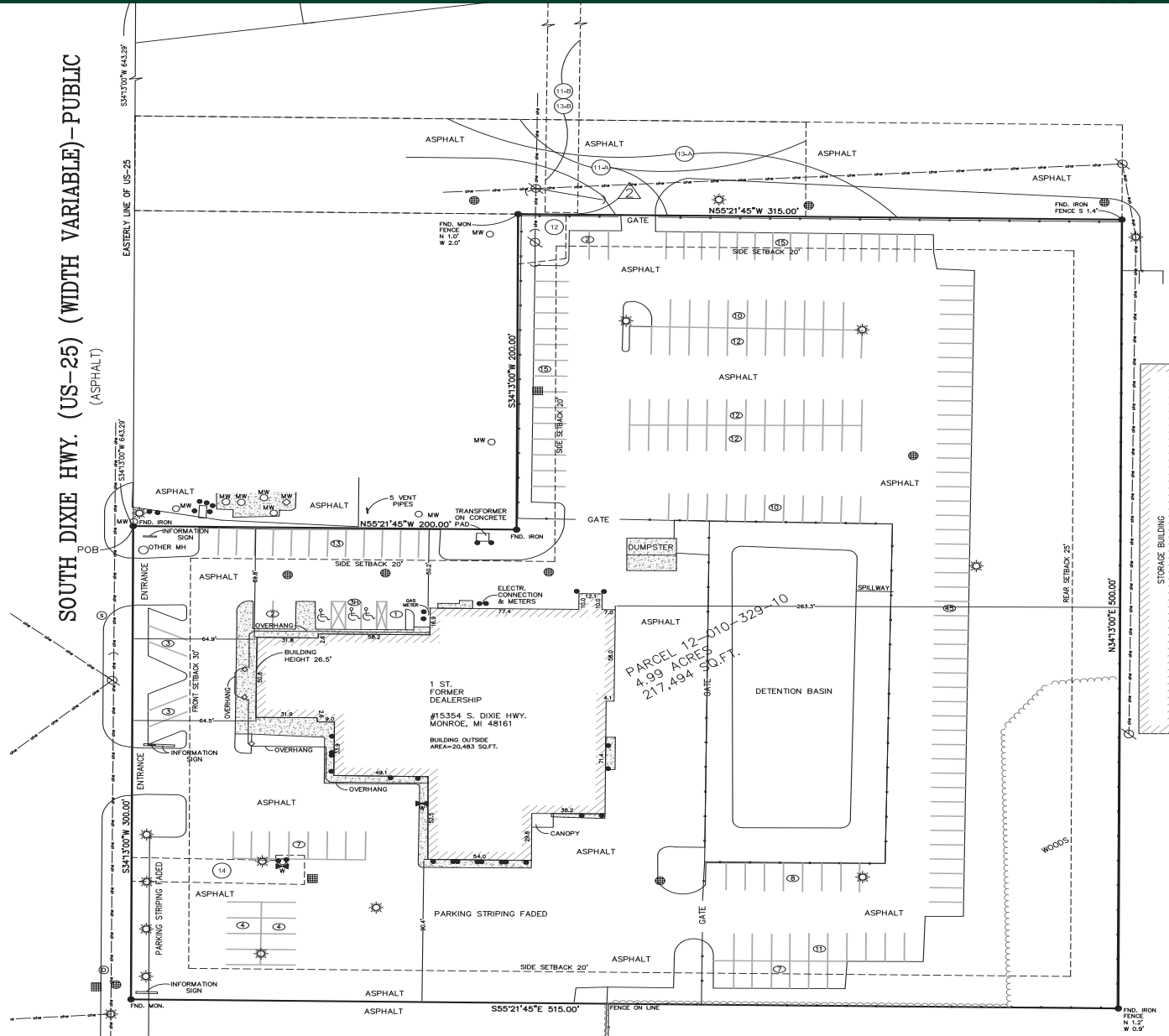
PROPERTY PHOTOS



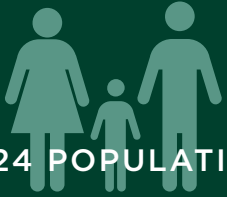
15354
SOUTH
DIXIE
HWY



ALTA SURVEY



DEMOGRAPHIC HIGHLIGHTS



2024 POPULATION

1 MILE: 7,078

3 MILES: 36,073

5 MILES: 50,481

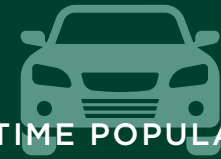


AVERAGE HOUSEHOLD INCOME

1 MILE: \$81,540

3 MILES: \$81,743

5 MILES: \$84,613



DAYTIME POPULATION

1 MILE: 6,538

3 MILES: 37,179

5 MILES: 49,691



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CBRE

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