

1,200-6,891 SF STRIP CENTER; STREET RETAIL



FOR LEASE

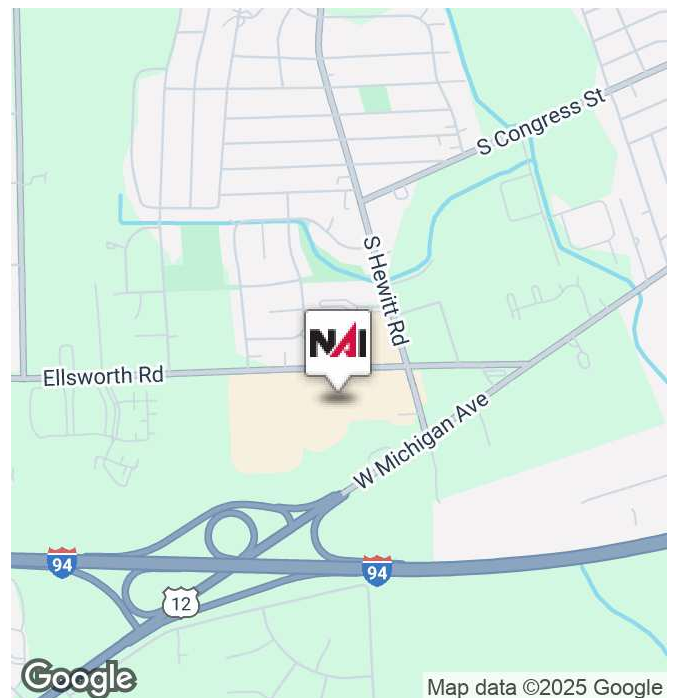


Roundtree Place

2321-2515 Ellsworth Rd
Ypsilanti, Michigan 48197

Property Highlights

- Suite 2327: 1,200 SF \$17.00/PSF/NNN
- Suite 2345: 2,000 SF \$17.00/PSF/NNN
- Suite 2357: 2,000 SF \$17.00 PSF/NNN
- Suite 2623: 6,891 SF \$20.00/PSF/NNN
- Suite 2411: 1,200 SF \$17.00/PSF/NNN
- Estimated NNN: \$3.25 PSF
- Zoning: B-3
- Located North of Interstate 94 from the Michigan Avenue Exit, just West from the Intersection of Ellsworth Road and South Hewitt Road on the South Side of the Street
- Strong Regional and National Retailers Include: Walmart, Ollies Bargain Outlet, Harbor Freight Tools, and Rainbow



1,200-6,891 SF STRIP CENTER; STREET RETAIL



FOR LEASE



The information contained herein has been given to us by the owner of the property or other sources we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it. All information should be verified prior to lease or purchase.

Suite	Tenant	SF	Suite	Tenant	SF
01	Loud Headz Hookah	1,200 SF	11	GameStop	2,000 SF
02	VACANT	1,200 SF	12/13	Dental Dreams	5,400 SF
03	Modern Nails	1,200 SF	14/15	Sahara Market	6,500 SF
04	Hong Kong Restaurant	1,200 SF	16/17	Rainbow	6,500 SF
05	VACANT	2,000 SF	18A	Walmart	152,485 SF
06	VACANT	2,000 SF	19	Blazin Burgers	1,470 SF
07	Ollie's Bargain Outlet	36,000 SF	20	Bero Barbershop	1,264 SF
08	Harbor Freight Tools	15,045 SF	21A	AVAILABLE	6,891 SF
09	VACANT	1,200 SF	24	Lazeez Eats	1,264 SF
10	Sally Beauty Supply	1,500 SF			



Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Ron Goldstone

Executive Vice President | 248.351.4371

goldstone@farbman.com

Brandon Ben-Ezra

Leasing and Sales Associate | 947.517.6226

ben-ezra@farbman.com

Jake Wiseman

Sales Associate | 248.351.4382

wiseman@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS, COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.

1,200-6,891 SF STRIP CENTER; STREET RETAIL



FOR LEASE



Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Ron Goldstone

Executive Vice President | 248.351.4371

goldstone@farbman.com

Brandon Ben-Ezra

Leasing and Sales Associate | 947.517.6226

ben-ezra@farbman.com

Jake Wiseman

Sales Associate | 248.351.4382

wiseman@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS, COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.

1,200-6,891 SF
STRIP CENTER; STREET RETAIL



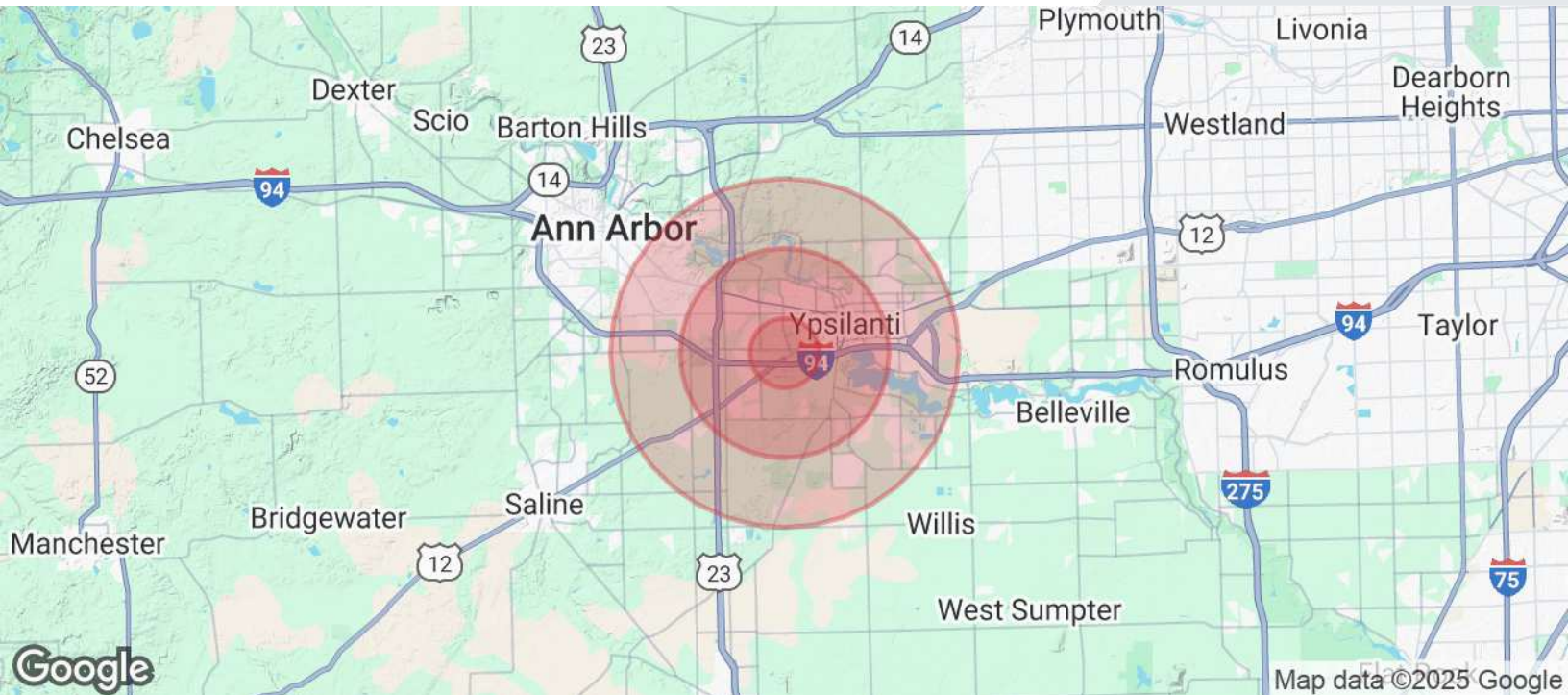
FOR LEASE



1,200-6,891 SF STRIP CENTER; STREET RETAIL



FOR LEASE



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,953	64,194	130,161
Average Age	35.4	31.0	33.6
Average Age (Male)	32.3	30.3	33.1
Average Age (Female)	38.0	32.4	34.5
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,812	27,223	53,679
# of Persons per HH	2.1	2.4	2.4
Average HH Income	\$53,820	\$53,915	\$66,770
Average House Value	\$187,461	\$195,439	\$230,552

* Demographic data derived from 2020 ACS - US Census



Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Ron Goldstone

Executive Vice President | 248.351.4371
goldstone@farbman.com

Brandon Ben-Ezra

Leasing and Sales Associate | 947.517.6226
ben-ezra@farbman.com

Jake Wiseman

Sales Associate | 248.351.4382
wiseman@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.