

GRAND AVENUE PLAZA

57256 Grand River, New Hudson, MI 48165



FOR LEASE

248.476.3700

EXCLUSIVELY LISTED BY:

ERIC SZERLAG

Vice President

eszerlag@thomasduke.com

MARK SZERLAG

Senior Partner

mszerlag@thomasduke.com

OFFERING SUMMARY: 57256 Grand River | New Hudson, MI 48165



PROPERTY OVERVIEW

A brand new 9,900 square foot, single or multi-tenant development located on Grand River in New Hudson.

OFFERING SUMMARY

Lease Rate: \$30.00 SF/yr (NNN)
Building Size: 9,900 SF
Available SF: 1,800 - 9,900 SF
Zoning: PD - Planned Development (List of Permitted Uses upon request)

PROPERTY HIGHLIGHTS

- Brand new construction coming soon to New Hudson.
- Zoning fits a wide variety of retail, medical and office uses.
- Up to 9,900 square feet available.
- Join many national and regional users within the Lyon Towne Center and Lyon Crossing developments.

BUILDING/PROPERTY INFORMATION: 57256 Grand River | New Hudson, MI 48165

BUILDING INFORMATION

| | |
|-------------------|----------------------------------|
| LEASE RATE: | \$30.00/SF, NNN |
| Building Size: | 9,900 SF |
| Available Space: | 1,800 - 9,900 SF |
| Number of Floors: | 1 |
| Utilities: | Municipal Water & Sanitary Sewer |
| Parking Spaces: | 60 |

PROPERTY INFORMATION

| | |
|---------------------|--|
| Lot Size: | 1.26 Acres |
| Property Type: | Retail |
| Zoning | PD - Planned Development (List of Permitted Uses upon request) |
| 2022 Traffic Count: | Grand River = 5,868 Milford Road = 19,594 Lyon Center Dr = 4,284 |
| APN: | 21-04-201-056 |

LOCATION INFORMATION

Located on the north side of Grand River, west of Milford Road and east of Lyon Center Drive in New Hudson.



ADDITIONAL PHOTOS: 57256 Grand River | New Hudson, MI 48165

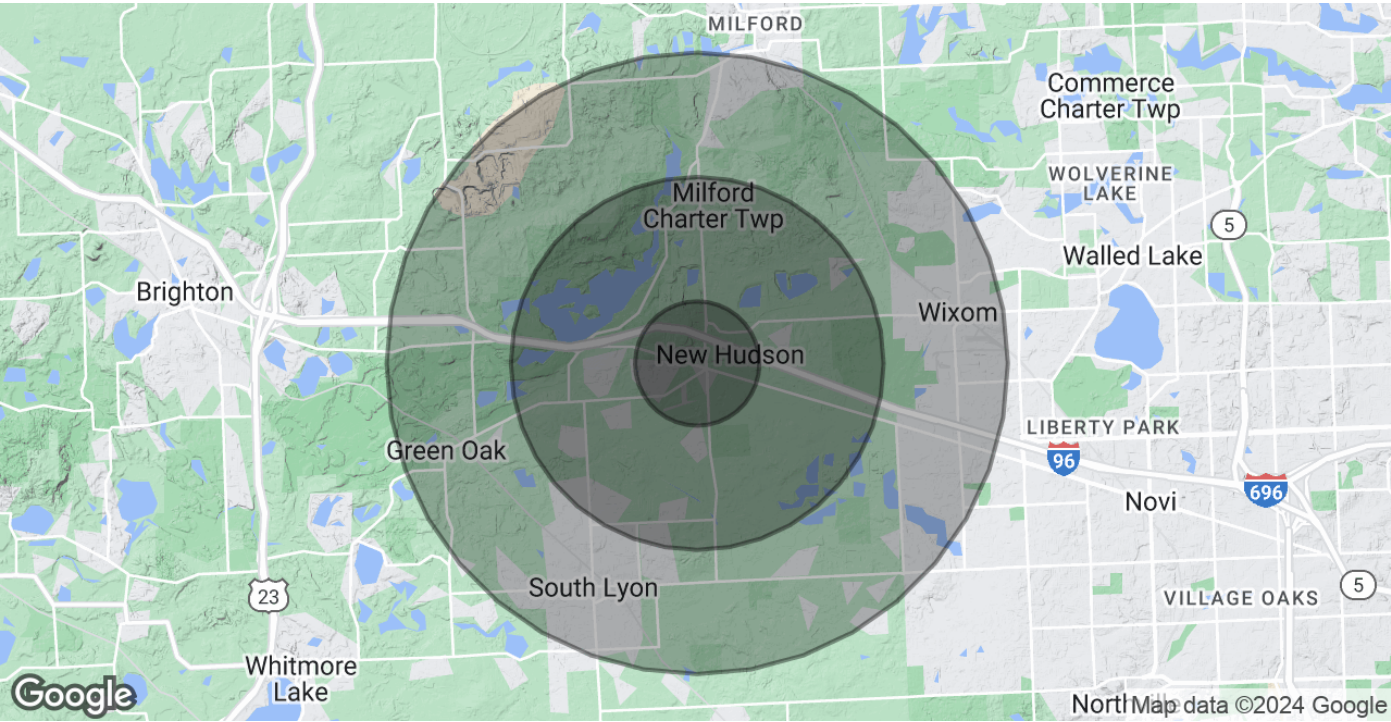


RETAILER MAP: 57256 Grand River | New Hudson, MI 48165



DEMOGRAPHICS MAP & REPORT:

57256 Grand River | New Hudson, MI 48165



| POPULATION | 1 MILE | 3 MILES | 5 MILES |
|---|-----------|-----------|-----------|
| Total Population | 2,994 | 17,222 | 57,236 |
| Average Age | 36 | 39 | 40 |
| Average Age (Male) | 36 | 38 | 39 |
| Average Age (Female) | 37 | 39 | 40 |
| HOUSEHOLDS & INCOME | 1 MILE | 3 MILES | 5 MILES |
| Total Households | 1,042 | 6,206 | 21,219 |
| # of Persons per HH | 2.9 | 2.8 | 2.7 |
| Average HH Income | \$139,761 | \$148,875 | \$157,690 |
| Average House Value | \$465,164 | \$407,454 | \$418,272 |
| Demographics data derived from AlphaMap | | | |

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