

# 4,420 SF STREET RETAIL



## FOR LEASE



## 14000 Woodward Ave

14000 Woodward Ave

Highland Park, Michigan 48203

### Property Highlights

- 4,420 SF
- First Floor, Open Floor Plan with an Office
- 2 Restrooms
- 4,000 SF Full Basement Available – BONUS SPACE
- Freight Elevator
- Ample Parking -- Along Victor St, back of building, cooperation with Family Dollar
- New Rubber Roof
- Corner Lot / Signalized Intersection
- Building Signage
- Convenient access to bus line and walkable amenities

### OFFERING SUMMARY

Lease Rate:	\$15.00 SF/yr (NNN)
Available SF:	4,420 SF
Lot Size:	0.12 Acres
Building Size:	9,100 SF

### DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Total Households	3,657	54,441	145,220
Total Population	8,201	141,442	357,262
Average HH Income	\$50,021	\$54,208	\$57,147



Commercial Real Estate Services, Worldwide.

[www.naifarbman.com](http://www.naifarbman.com)

#### Wendy Acho

Leasing and Sales Associate | 248.563.0739  
[acho@farbman.com](mailto:acho@farbman.com)

#### Harrison Yaladoo

Sales Associate | 313.953.0430  
[yaladoo@farbman.com](mailto:yaladoo@farbman.com)

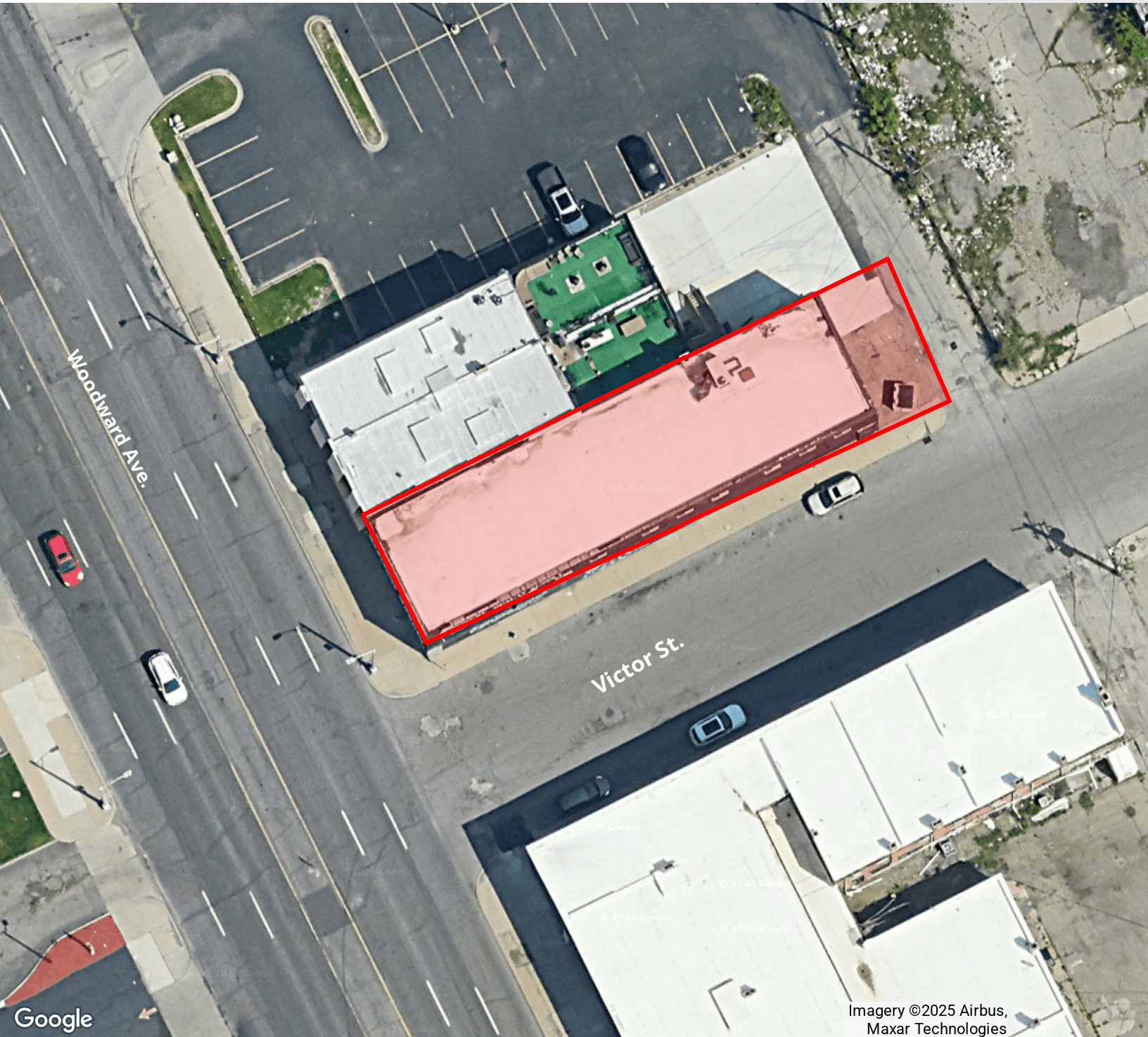
NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. 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.



4,420 SF  
STREET RETAIL



FOR LEASE



Imagery ©2025 Airbus,  
Maxar Technologies

**NAI Farbman**  
Commercial Real Estate Services, Worldwide.

[www.naifarbman.com](http://www.naifarbman.com)

**Wendy Acho**

Leasing and Sales Associate | 248.563.0739  
[acho@farbman.com](mailto:acho@farbman.com)

**Harrison Yaldoo**

Sales Associate | 313.953.0430  
[yaldoo@farbman.com](mailto:yaldoo@farbman.com)

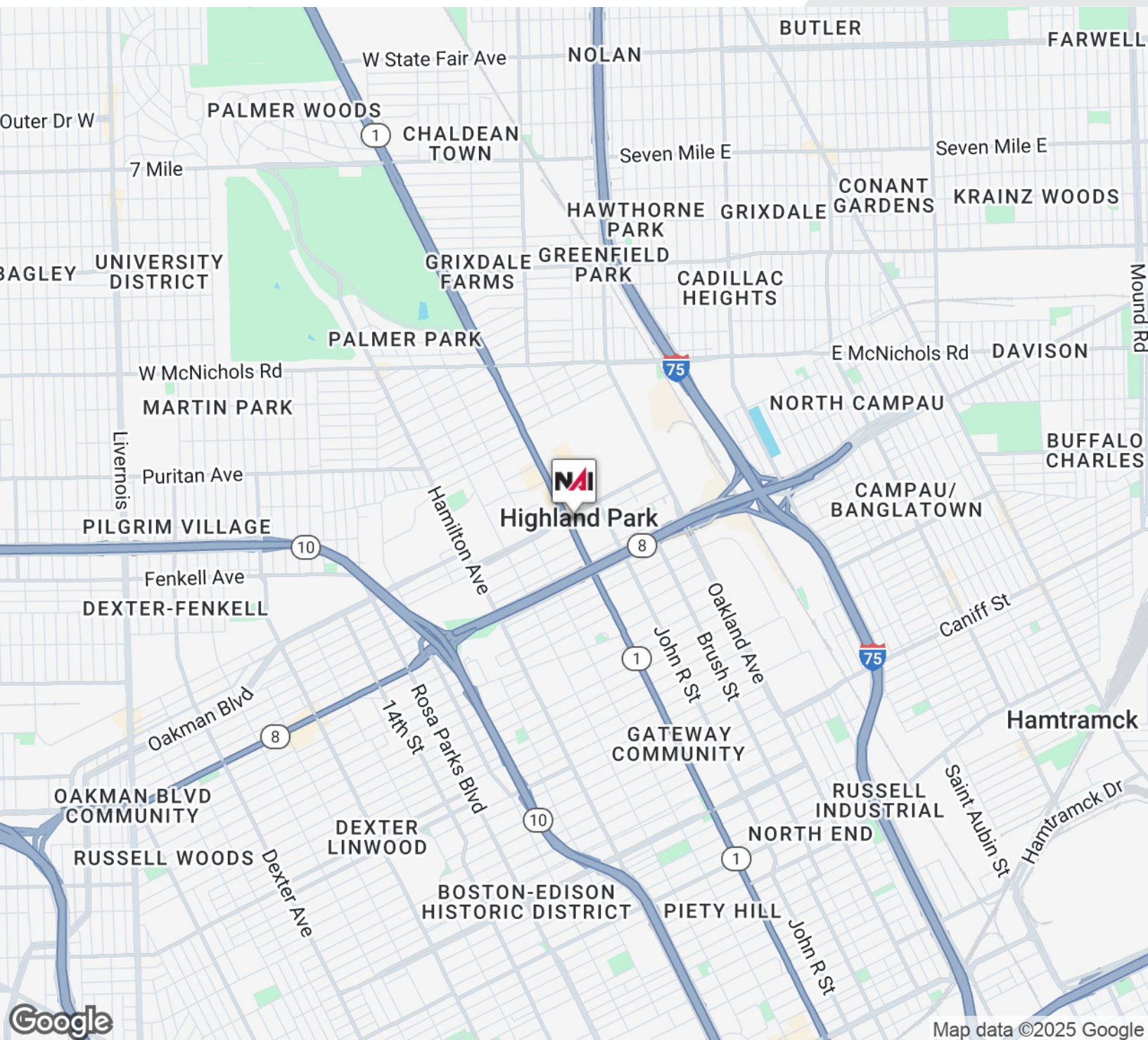
NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. 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.



4,420 SF  
STREET RETAIL



FOR LEASE



Commercial Real Estate Services, Worldwide.

[www.naifarbman.com](http://www.naifarbman.com)

**Wendy Acho**

Leasing and Sales Associate | 248.563.0739  
[acho@farbman.com](mailto:acho@farbman.com)

**Harrison Yaldoo**

Sales Associate | 313.953.0430  
[yaldoo@farbman.com](mailto:yaldoo@farbman.com)

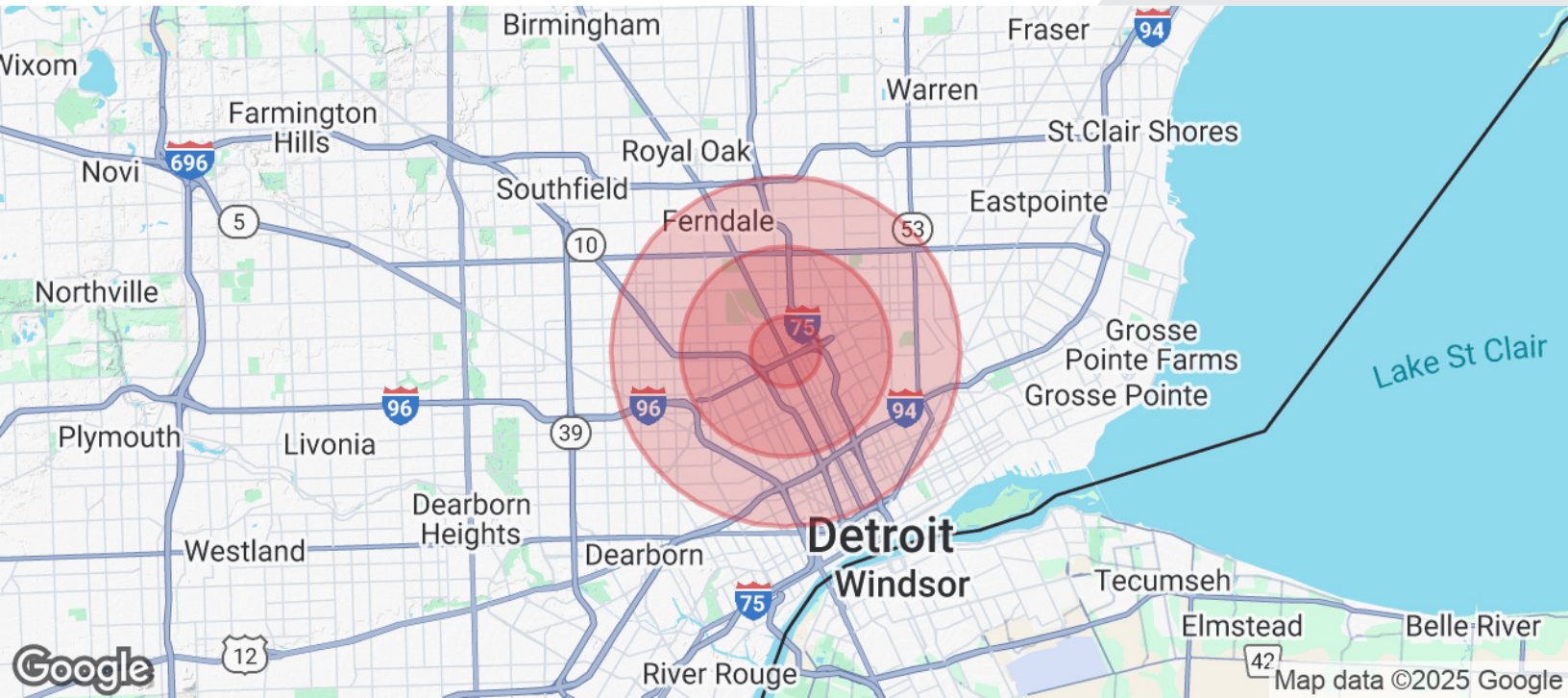
NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. 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.



# 4,420 SF STREET RETAIL



## FOR LEASE



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	8,201	141,442	357,262
Average Age	42	37	38
Average Age (Male)	41	37	37
Average Age (Female)	43	38	39
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	3,657	54,441	145,220
# of Persons per HH	2.2	2.6	2.5
Average HH Income	\$50,021	\$54,208	\$57,147
Average House Value	\$126,505	\$151,876	\$159,138

Demographics data derived from AlphaMap