

FOR SALE

PAD SITE FOR SALE / BTS

1750 E. SHERMAN BLVD. / MUSKEGON, MICHIGAN



MID-AMERICA[®]
Real Estate-Michigan, Inc.

Features

- +/- 1 acre pad site available.
- Pad site to shopping center located at the northeast corner of Sherman Boulevard and US Hwy 31 in the heart of the Sherman Boulevard retail corridor.
- Site plan approved for a drive-thru and building up to 5,000 SF.
- Strong visibility to E. Sherman Boulevard in very densely populated area.
- 24,659 VPD at site.

Demographics (2022)

	1 MILE	3 MILES	5 MILES
POPULATION	2,205	57,458	98,686
HOUSEHOLDS	878	21,200	39,118
AVG HOUSEHOLD INCOME	\$57,774	\$54,149	\$62,262
DAYTIME POPULATION	11,237	58,457	104,486



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RETAIL OPPORTUNITY