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Sakura Novi

42750 Grand River Avenue | Novi, Michigan
For Lease | New Mixed - Use Development



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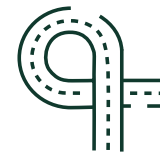
Novi, Michigan | New Development For Lease

Deliver Possession Summer 2024 for a Spring 2025 Grand Opening

- High-end retailers and restaurant collection
- Signed Leases with **Dancing Pine Steakhouse, Mikiya Wagyu Shabu House by the Chubby Cattle Group** and **Presotea**
- 37,000+ SF of commercial space
- Mixed-use development featuring 117 townhome apartments
- Brand new construction
- Luxurious gardens surrounding a pond and public plaza
- Hub of Metro Detroit's auto R&D corridor
- Strong Demos; affluent community
- Close to highways and airport



Uses:
Mixed-Use
Development



Perks:
Brand New
Construction




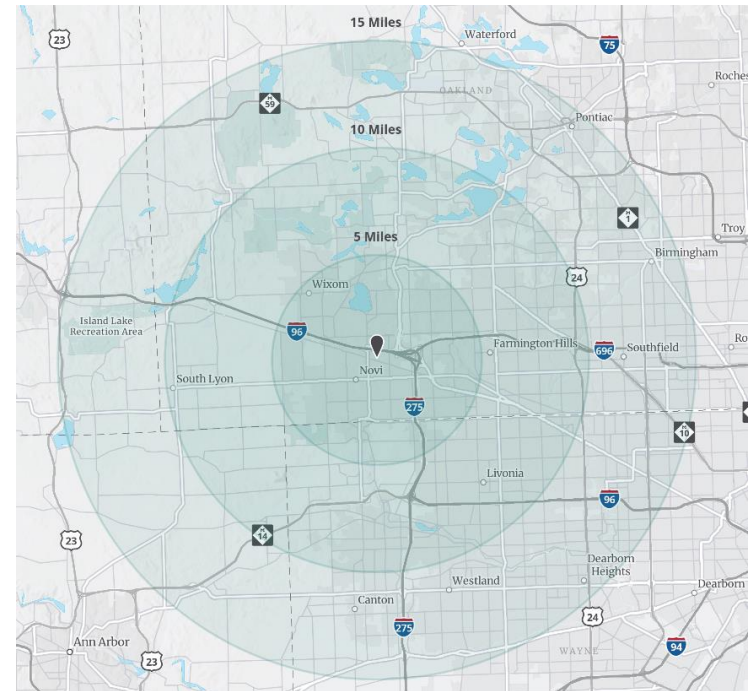
Area:
Great Demos
& Retailers

Demographics

10 Mile Radius | 2022

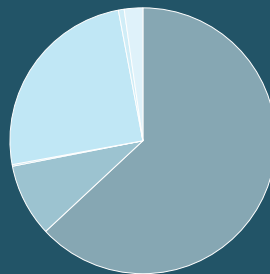
Household & Population

Total Population	5,464	57,587	160,331	1,314,251
Distance	1 Miles	3 Miles	5 Miles	15 Miles
	556,467 Population	56,760 Asian Population	\$127,412 Average Household Income	
	\$338,263 Average Home Value	231,065 Total Households	23,599 Total Number of Businesses	








Population by Race/ Ethnicity | 3 Mile Radius

White	63.1%
Black	8.9%
Indigenous	0.2%
Asian	24.9%
Other Race	0.7%
Two or More Races	2.3%



Annual Household Spending | 10 Mile Radius

		
\$2,706 Apparel & Services	\$213 Computers & Hardware	\$4,792 Eating Out
		
\$6,833 Groceries	\$8,002 Healthcare	

Education & Employment | 10 Mile Radius

288,749 Total Employment	77% / 13% White Collar / Blue Collar	15% High School Diploma	19% Some College	52% Bachelors/ Graduate/ Prof Degree
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*Demographics pulled from, Source: U.S. Census Bureau, Census Summary File 1. Esri current and 5 year forecasts.

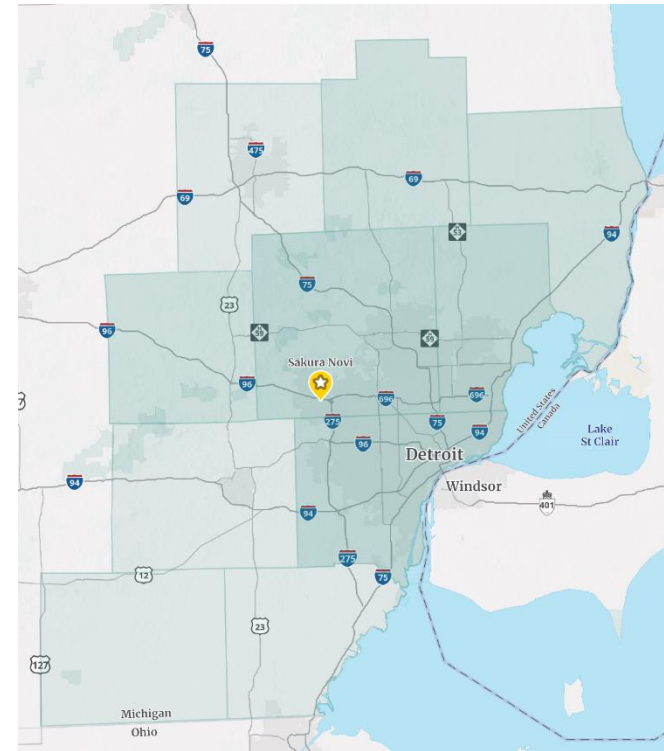
Detroit Metropolitan Overview

Demographics | 2022

Overview

The Metro Detroit Combined Statistical Area, with a population over 5.3M people is the twelfth largest CSA in the US. Metro Detroit is famous for its automotive history, arts, entertainment, popular music, and sports. From the center of America's Automotive industry, the University of Michigan, the birthplace of Motown, and performers such as Madonna & Eminem, the Detroit Metro area has a rich history and one of the largest metropolitan economies in the US.

Detroit and the southeast Michigan region constitute a major center of commerce and global trade, most notably as home to General Motors, Ford, and Stellantis (Fiat Chrysler). As a border city with Windsor, Canada across the Detroit River, the Ambassador Bridge is North America's busiest international commercial border crossing. Detroit is a major port situated between the Great Lakes and the St Lawrence Seaway. There are fourteen Fortune 500 companies based in metro Detroit, with approximately 4000 factories. Michigan ranks fourth nationally in high tech employment with approximately 570,000 high tech workers. Detroit Metropolitan Airport is one of America's largest international airports and a major hub for Delta Airlines.



Cultural Highlights



The only city that houses all four major sports teams downtown | Comerica Park, Ford Field, & Little Caesars Arena (Tigers, Lions, Red Wings, Pistons).



The central business district of Detroit is home to three major casinos | MGM Grand, Motor City, & Greektown.



The country's largest theater district outside of Manhattan | the Fox, the Fisher, Fillmore, the Detroit Opera House, Music Hall, Gem Theatre, & many others.



Greater Detroit is home to 11 major museums | Detroit Institute of Art, Museum of Contemporary Art, Charles H Wright Museum of African American History, Motown Museum, & many others.





Sakura Novi

Sakura Novi will be a mixed-use regional attraction that anchors Novi, Michigan's efforts to foster a welcoming district for all people to live, work and play. Sakura Novi will be home to a diverse mix of retail and lifestyle services, entertainment, and restaurants.

This high-end, mixed-use development, with over 45,000 SF of commercial space, will attract locals and visitors from throughout the Midwest. At Sakura Novi, people will have the opportunity to be part of a vibrant community, whether they rent a townhome, grab a pastry, go out for dinner, get their hair done, or just have a stroll around the pond. Sakura Novi will have something for everyone.



Shopping



Living



Entertainment

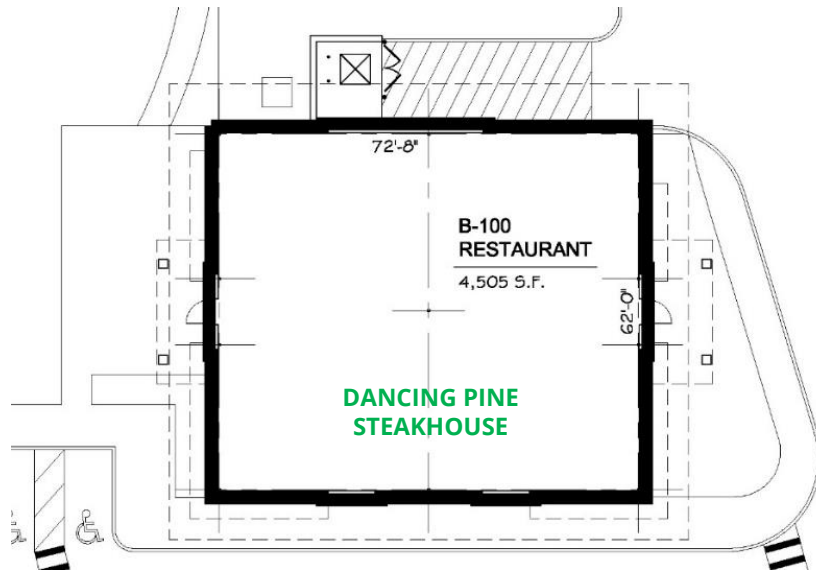
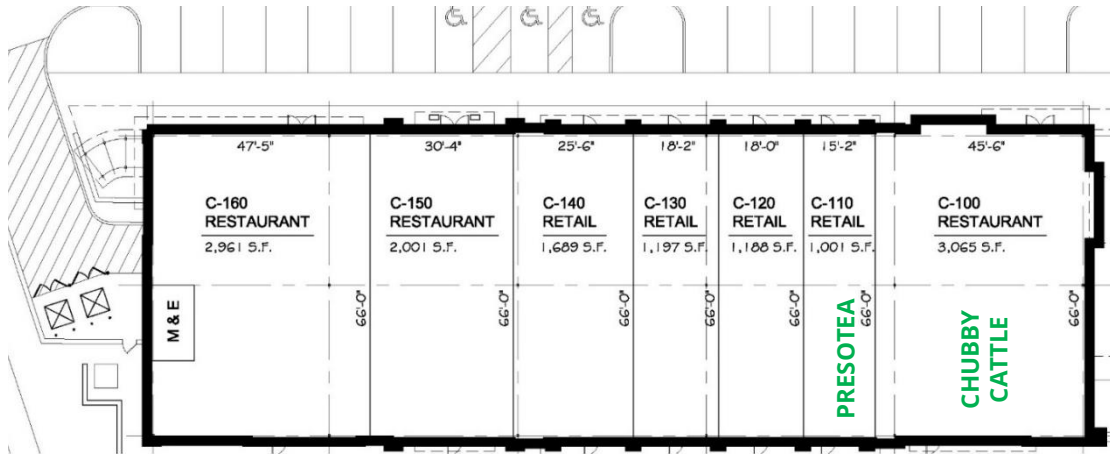


Merchandising Plan Overview



Floor Plan Availability

All suites are flexible & customizable to fit tenant's requirements



Building C | 13,102 SF GLA

Retail & Restaurant

C-160 Restaurant	C-160 Restaurant	C-140 Retail	C-130 Retail
2,961 SF	2,001 SF	1,689 SF	1,197 SF
Available	Available	Available	Available
C-120 Retail	C-110 Retail	C-100 Restaurant	
1,188 SF	1,001 SF	3,065 SF	
Available	Available	Available	

Building B | 4,505 SF GLA

Restaurant

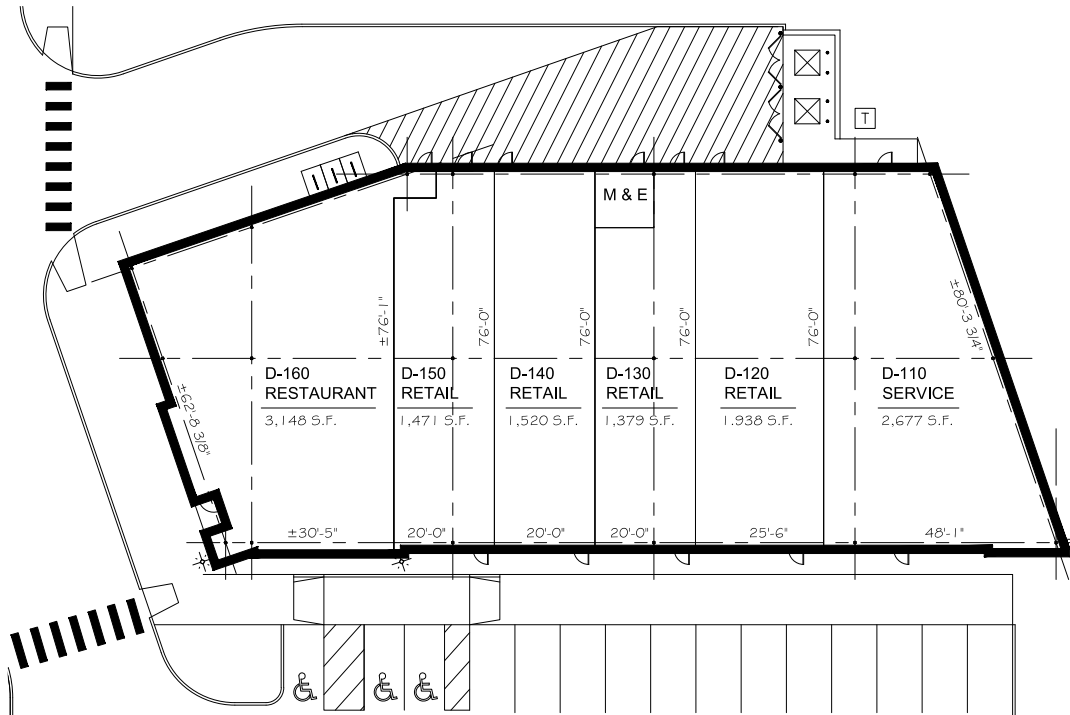
B-100 Restaurant

4,505 SF

Available

Floor Plan Availability

All suites are flexible & customizable to fit tenant's requirements



Building D | 12,133 SF GLA

Retail & Restaurant

D-160 Restaurant	D-150 Restaurant	D-140 Restaurant	D-130 Retail
3,148 SF	1,471 SF	1,520 SF	1,379 SF
Available	Available	Available	Available
D-120 Retail	D-110 Service		
1,938 SF	2,677 SF		
Available	Available		

Building A | 8,000 SF GLA

Restaurant

A-110 Restaurant

8,000 SF

Available

Elevations – Building C

North Elevation



West Elevation



East Elevation



South Elevation



Elevations – Building D

North Elevation



West Elevation



South Elevation





1,429 Current & Approved Condominiums & Apartments Units







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