

FOR LEASE

Red Run Plaza

13420 15 Mile & 34863 Schoenherr Rd, Sterling Heights, MI
SWC of 15 Mile & Schoenherr Road



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HIGHLIGHTS & PROPERTY DETAILS

RED RUN PLAZA
34843–34863 Schoenherr Rd, Sterling Heights, MI

Red Run Plaza offers flexible retail and restaurant space from 1,210 to 7,590 SF on the high-traffic Schoenherr Road corridor in Sterling Heights. With an available end cap and potential drive-thru, prominent monument and building signage, and a brand-new roof and HVAC in 2026, the center is well-positioned for financial institutions, QSR, fitness, and service tenants.

HIGHLIGHTS

- Ideal for Financial Institutions, QSR, Fitness, etc.
- End cap with potential drive-thru opportunity
- Flexible space sizes
- High-visibility monument & building signage
- Strong area demographics
- Ample parking
- New HVAC units & roof in 2026

CO-TENANTS



SPACE TYPE OR USE

Retail / Restaurant



SIZE

1,210 – 7,590 SF



ASKING RATE

Building A: \$20 SF NNN

Building B: \$14 SF NNN



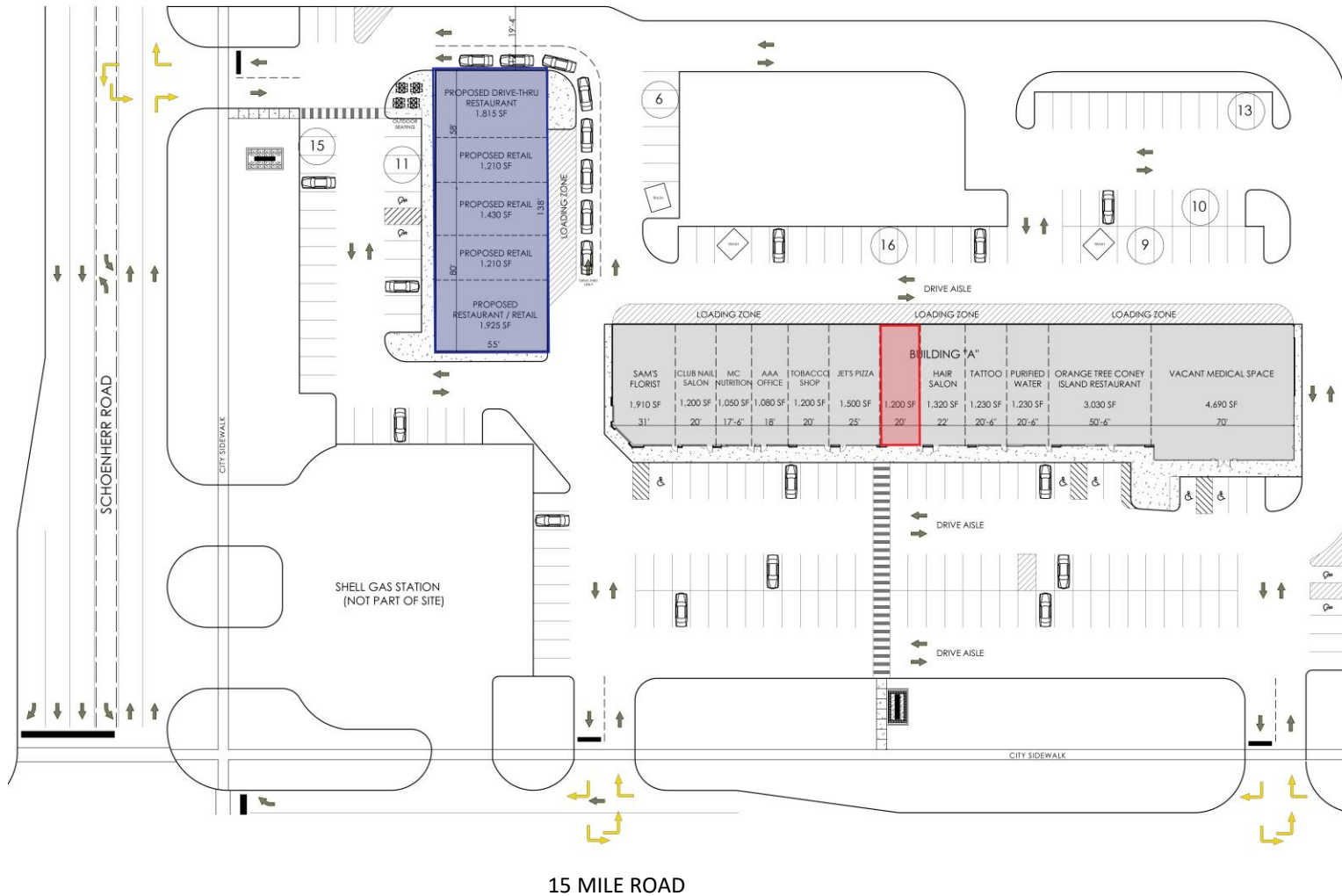
TRAFFIC (VPD)

Schoenherr: 26,379

15 Mile: 21,733

SITE PLAN

RED RUN PLAZA
34843-34863 Schoenherr Rd, Sterling Heights, MI



AVAILABLE SUITES

Building A Availability:
1,200 SF
(60' x 20')

Lease Rate \$20 + NNN

Building B Availability:
1,210-7,590 SF
(55' x 138')

Lease Rate \$14 + NNN

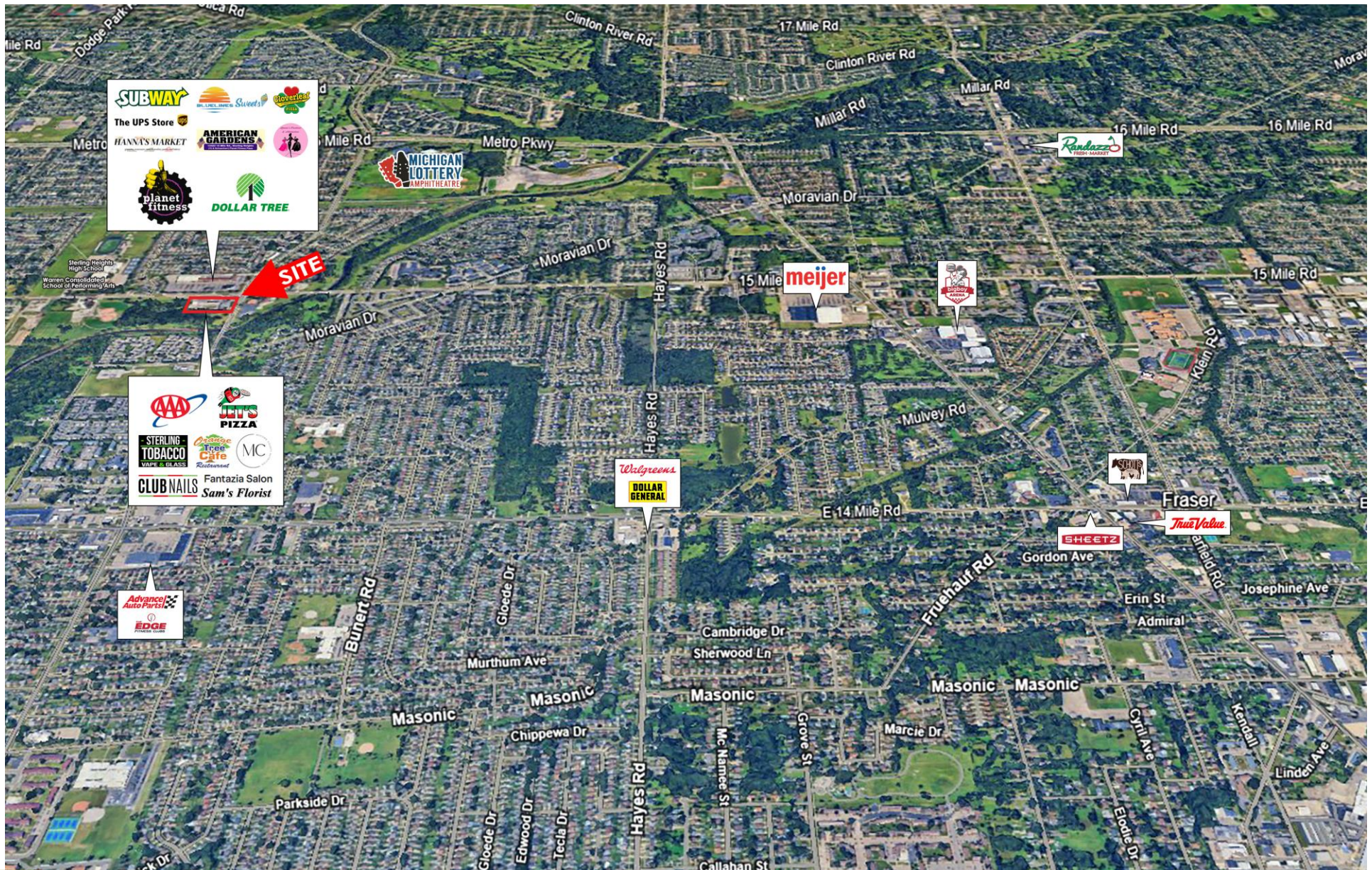
LOCAL MARKET

RED RUN PLAZA
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AERIAL

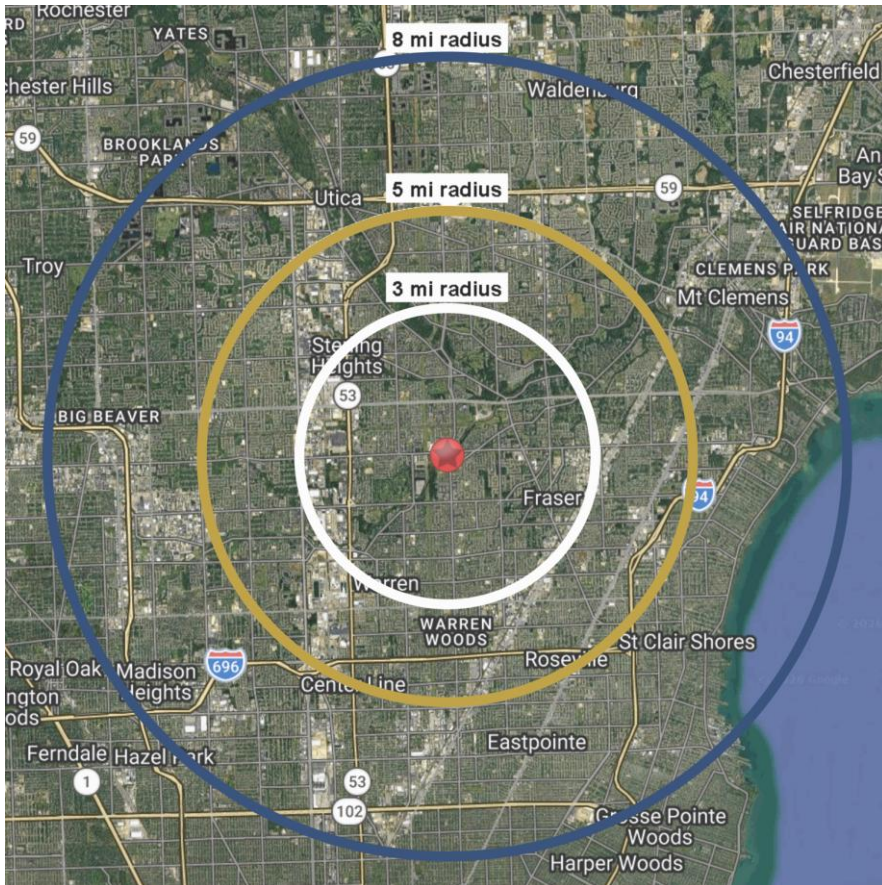
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DEMOGRAPHICS

RED RUN PLAZA
34843–34863 Schoenherr Rd, Sterling Heights, MI

5-mile radius



305,011

POPULATION



\$93,975

AVG. HH INCOME



126,624

HOUSEHOLDS

Radius	3 MI	5 MI	8 MI
Population (2025)	99,931	305,011	758,460
Avg. HH Income	\$100,730	\$93,975	\$95,185
Households	41,432	126,624	316,358
Median Age	42.9	41.0	40.0
Total Businesses	2,969	9,910	27,498

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