

RETAIL PROPERTY // FOR SALE / LEASE

3,515 SF RETAIL DOUBLE UNIT WITH FENCED AREA AND OVERHEAD DOOR

16122 MEYERS RD
DETROIT, MI 48235



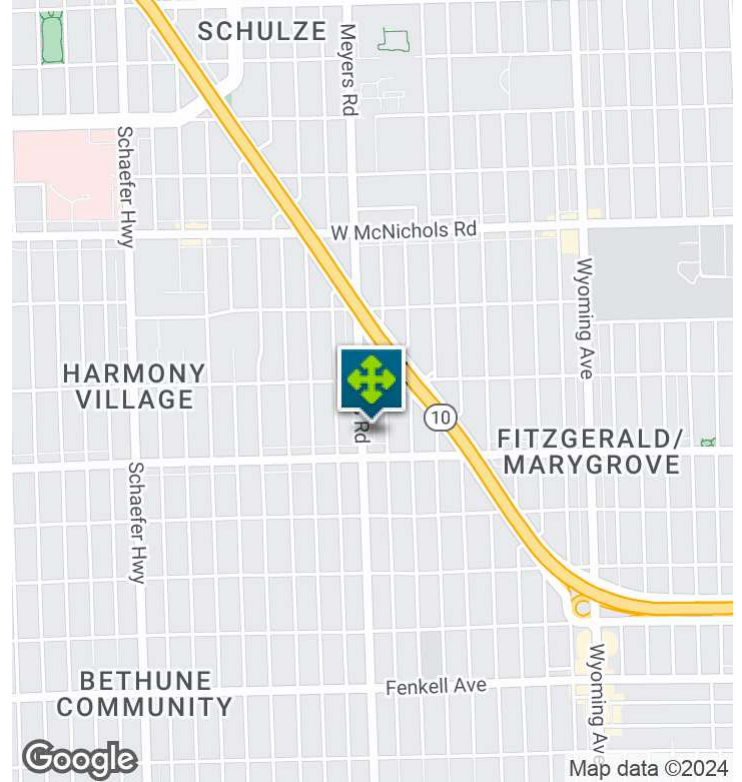
- 3,515 SF building with open floor plan
- Renovated in 2024 with new HVAC system and roof
- Double Unit: 2 restrooms and 2 front/back doors
- Convenient access next to side alley off Meyers Rd
- Large fenced-in area at the back of property
- Zoned B2 Local Business
- Close to M-10/The Lodge Freeway



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EXECUTIVE SUMMARY



Sale Price	\$250,000
Lease Rate	\$2,500.00 P/M (NNN)

PROPERTY OVERVIEW

This 3,515 SF property boasts a prime location and is perfectly suited to meet the needs of retail and free-standing building users. Renovated in 2024, its open floor plan, brand-new furnace with AC, new water heater, new roof, and double unit configuration (one side is 34' x 62' and other side is 18' x 62') with 2 restrooms and 2 front/back doors provide versatility and convenience. The large 53' x 30' fenced-in area in the back offers potential for outdoor space utilization. Many potential uses are possible including a coffee roastery, restaurant, salon, studio, office, or a clinic. With easy access from the side alley off Meyers Rd and proximity to M-10/The Lodge Freeway, this property is an enticing prospect in the thriving Detroit area.

Coffee roaster is also available for sale.

OFFERING SUMMARY

Available SF:	3,515 SF
Lot Size:	0.13 Acres
Number of Units:	2
Price / SF:	\$71.12
Year Built:	1955
Renovated:	2024
Zoning:	B2 Local Business
Market:	Detroit
Submarket:	Detroit W of Woodward
Traffic Count:	11,000

LOCATION OVERVIEW

Centrally located on a main street with immediate access to M-10/The Lodge Freeway. Nestled among retail and emerging redevelopment. Near Marygrove College, DMC Sinai Grace Hospital, and the University of Detroit Mercy. Just minutes from downtown Detroit.

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PROPERTY DETAILS

Sale Price	\$250,000
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Lease Rate	\$2,500.00 PER MONTH
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LOCATION INFORMATION

Street Address	16122 Meyers Rd
City, State, Zip	Detroit, MI 48235
County	Wayne
Market	Detroit
Sub-market	Detroit W of Woodward
Cross-Streets	M-10 / Lodge Freeway
Side of the Street	East
Road Type	Paved
Market Type	Large
Nearest Highway	M-10/John C Lodge Freeway

BUILDING INFORMATION

Building Size	3,515 SF
Occupancy %	0.0%
Tenancy	Single
Number of Floors	1
Year Built	1955
Year Last Renovated	2024
Gross Leasable Area	3,515 SF
Construction Status	Existing
Free Standing	Yes
Number of Buildings	1

PROPERTY INFORMATION

Property Type	Retail
Property Subtype	Free Standing Building
Zoning	B2 Local Business
Lot Size	0.13 Acres
APN #	16046100-2
Corner Property	No
Traffic Count	11000
Traffic Count Street	Meyers Rd
Amenities	Double Unit Open Floor Plan Fenced Area Overhead Door
Waterfront	No
Power	Yes

PARKING & TRANSPORTATION

Street Parking	Yes
Parking Type	Surface
Number of Parking Spaces	6

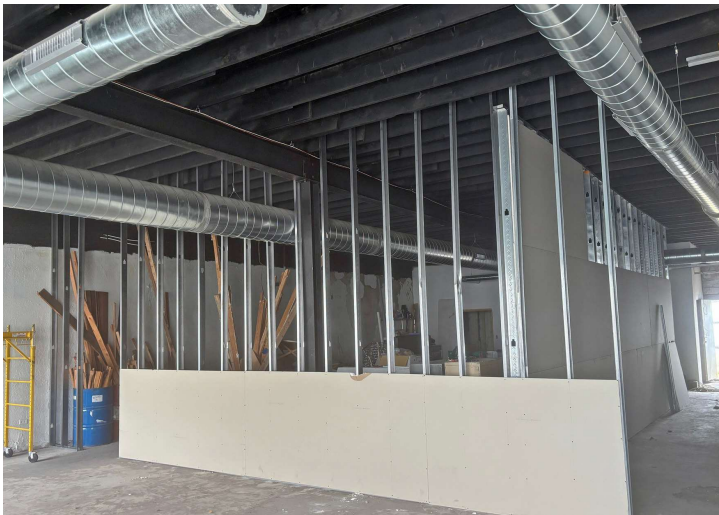
UTILITIES & AMENITIES

Security Guard	No
Handicap Access	Yes
Central HVAC	Yes
Gas / Propane	Yes

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ADDITIONAL PHOTOS

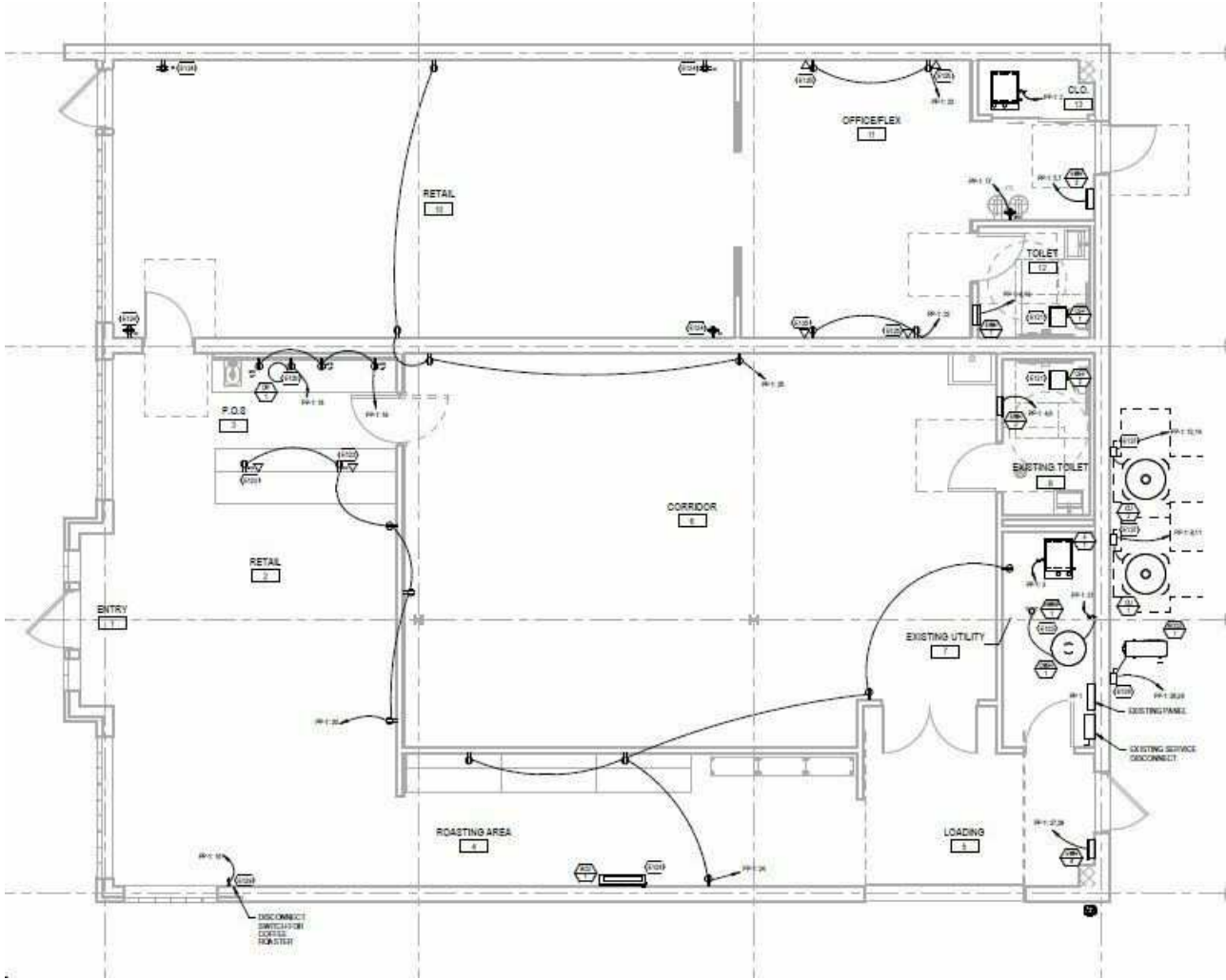
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ALLEY
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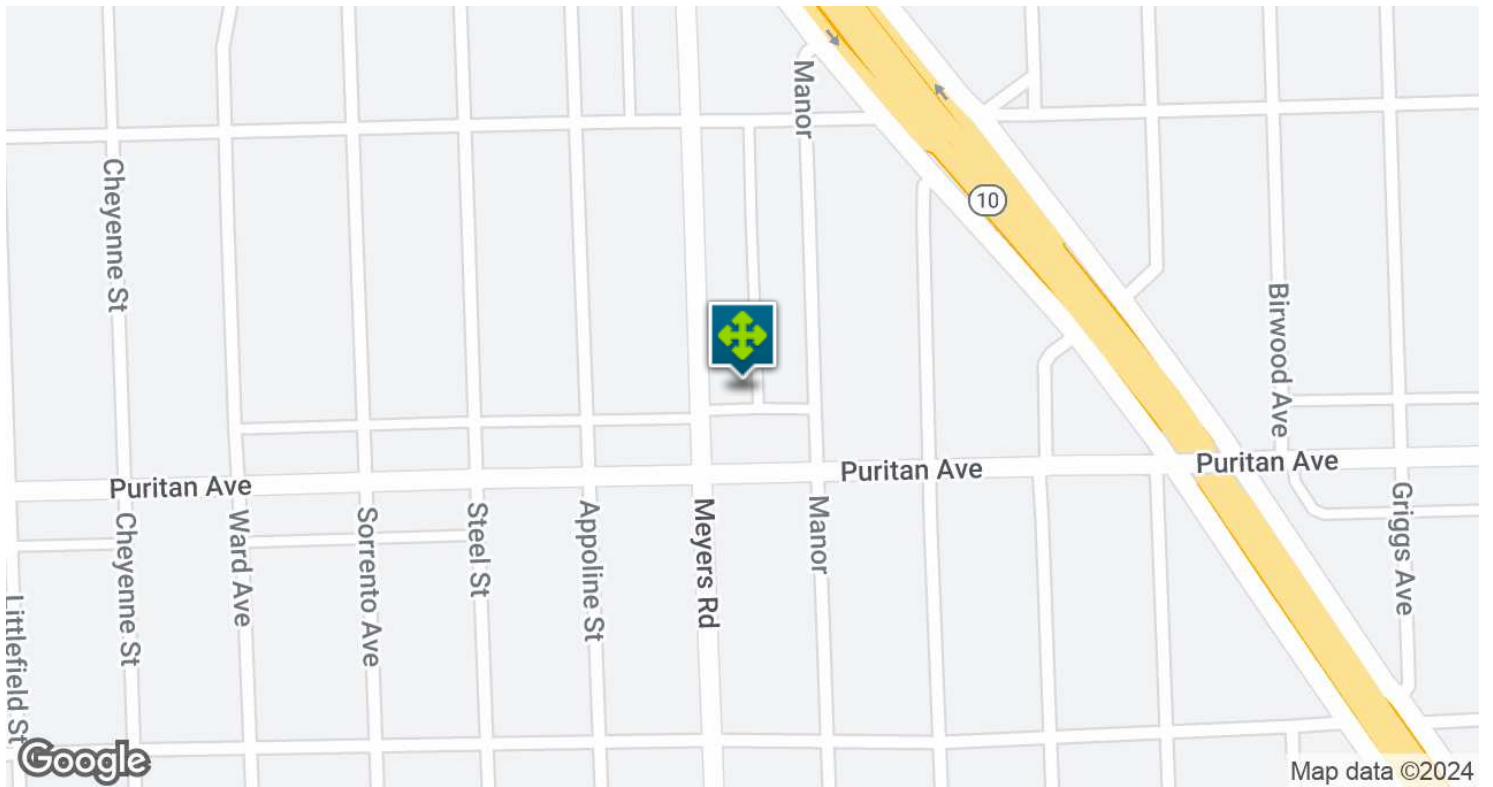
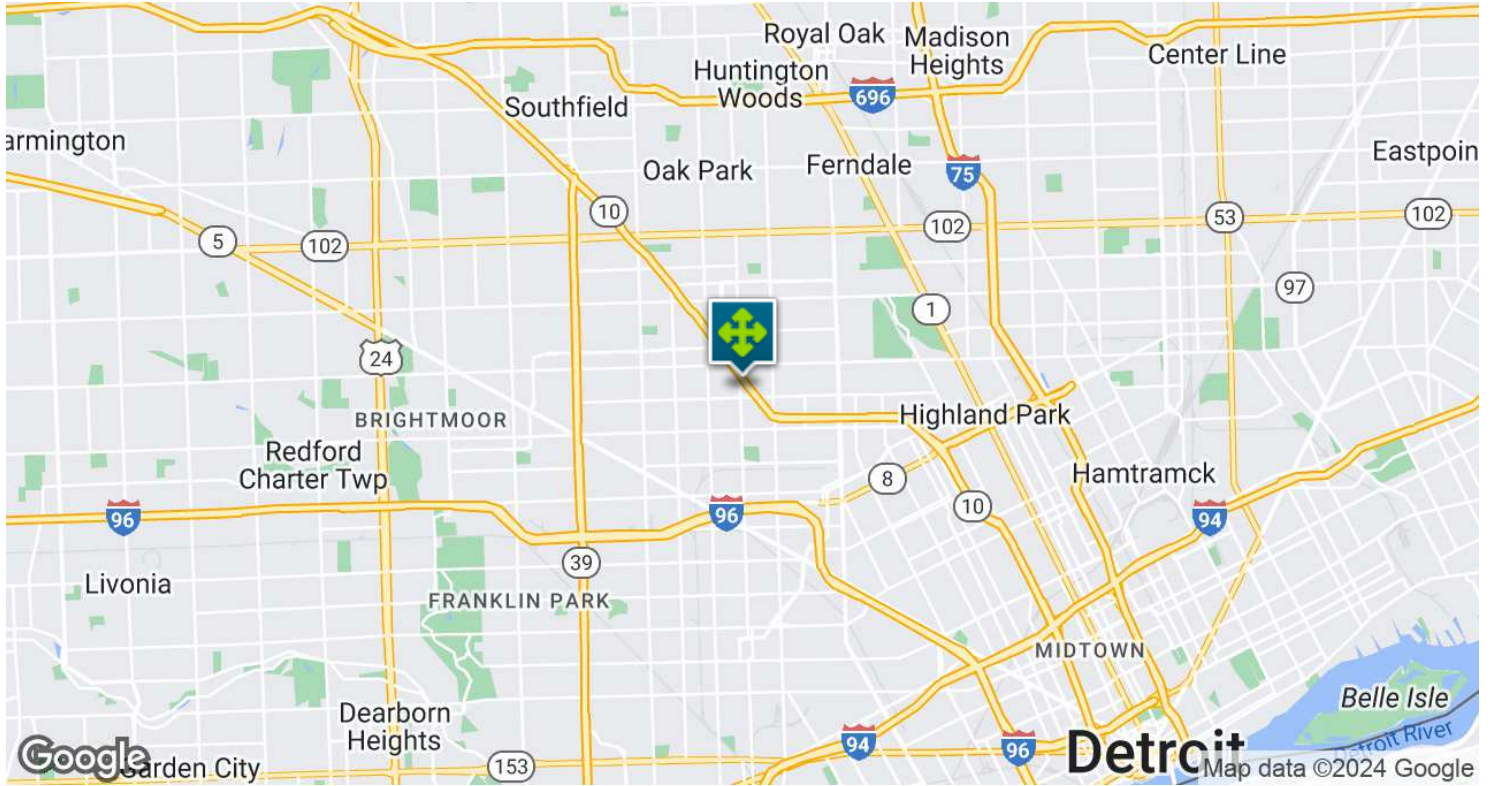
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FLOOR PLANS



16122 MEYERS RD, DETROIT, MI 48235 // FOR SALE / LEASE

LOCATION MAP



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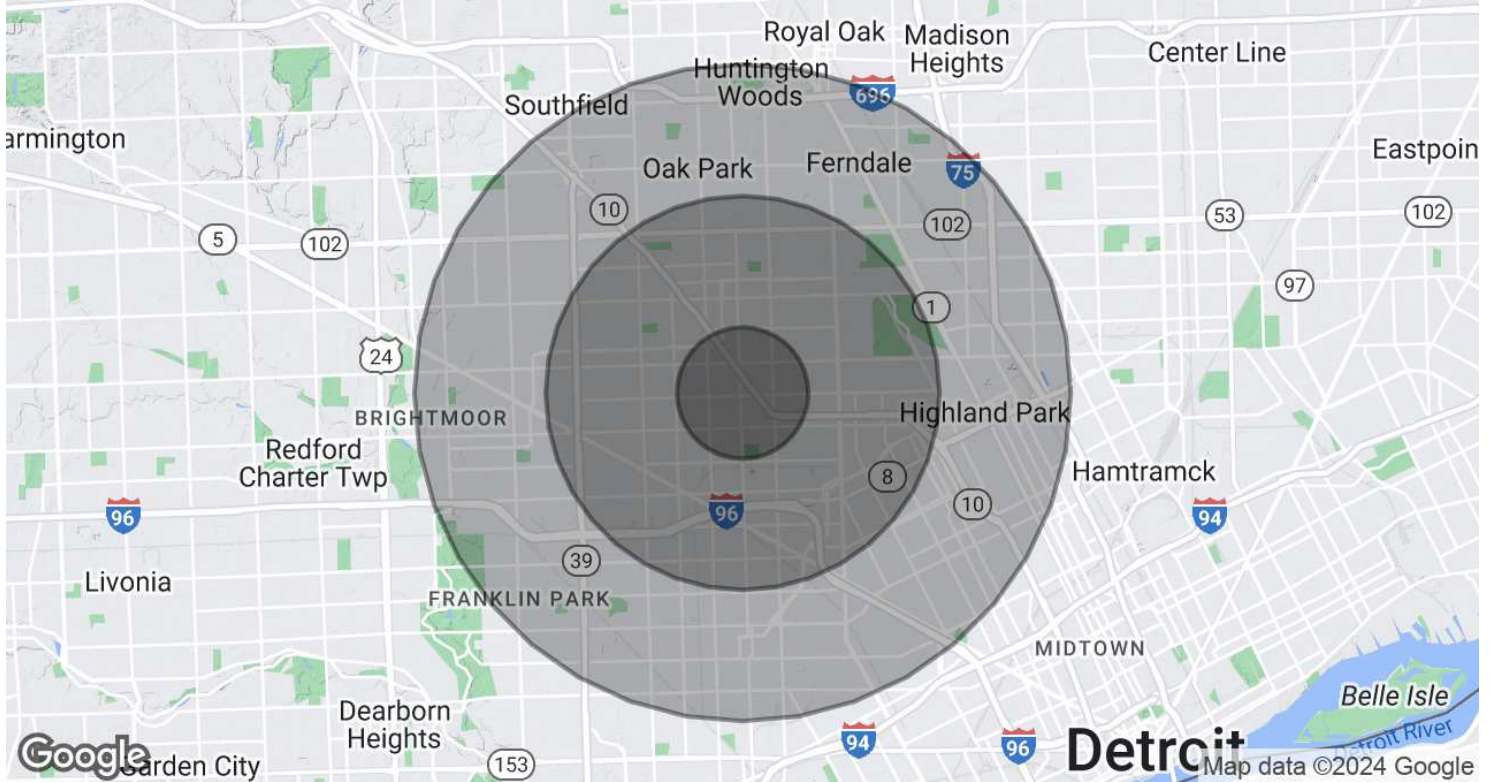
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RETAILER MAP



DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	21,683	153,857	401,337
Average Age	38	40	39
Average Age (Male)	36	38	37
Average Age (Female)	39	41	40
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	8,196	61,583	161,599
# of Persons per HH	2.6	2.5	2.5
Average HH Income	\$47,103	\$56,576	\$60,862
Average House Value	\$83,099	\$127,767	\$144,720

Demographics data derived from AlphaMap

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FOR MORE INFORMATION, PLEASE CONTACT:



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