

EST. **T** 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

247 E 14 MILE RD

247 E 14 Mile Rd, Clawson, MI 48017



FOR SALE

248.476.3700

EXCLUSIVELY LISTED BY:

ANDREW BATTERSBY

Senior Associate

abattersby@thomasduke.com

OFFERING SUMMARY: 247 E 14 Mile Rd | Clawson, MI 48017



PROPERTY OVERVIEW

900 SF freestanding retail building for sale in Clawson, MI.

OFFERING SUMMARY

Sale Price: \$359,000
Building Size: 900 SF
Price / SF: \$398.89
Year Built: 1955
Zoning: B1 Local Business

PROPERTY HIGHLIGHTS

- 900 SF freestanding retail building
- Adjacent courtyard included in sale
- High visibility
- Well located near Downtown Clawson
- Building signage available
- Contact Broker for additional details

BUILDING/PROPERTY INFORMATION: 247 E 14 Mile Rd | Clawson, MI 48017
BUILDING INFORMATION

| | |
|-------------------|----------------------|
| Price/SF: | \$398.89 |
| Building Size: | 900 SF |
| Year Built: | 1955 |
| Number of Floors: | 1 |
| Utilities: | City water and sewer |
| Parking Ratio: | 3.75/1,000 |

PROPERTY INFORMATION

| | |
|--------------------|------------------------------------|
| Lot Size: | 0.02 AC |
| Property Type: | Retail |
| Property Subtype: | Free Standing Building |
| 2025 Summer Tax: | \$2,518.72 |
| 2024 Winter Tax: | \$76.93 |
| Zoning | B1 Local Business |
| Traffic Count: | 26,304 Vehicles/Day (Costar, 2024) |
| Legal Description: | Available upon request |
| APN: | 20-34-355-040 |

LOCATION INFORMATION

Located on the north side of E 14 Mile Rd, two blocks east of Main St in Clawson, MI.



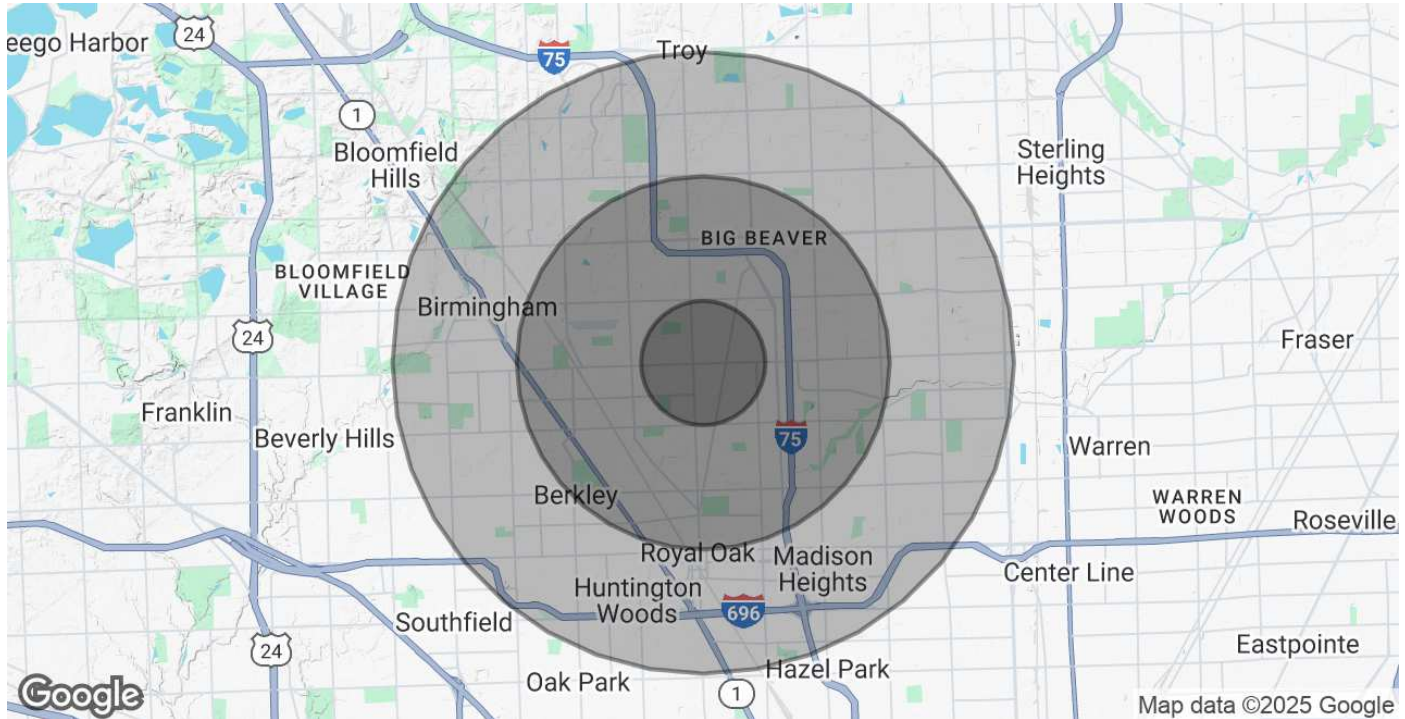
AERIAL MAP: 247 E 14 Mile Rd | Clawson, MI 48017



RETAILER MAP: 247 E 14 Mile Rd | Clawson, MI 48017



DEMOGRAPHICS MAP & REPORT: 247 E 14 Mile Rd | Clawson, MI 48017



| POPULATION | 1 MILE | 3 MILES | 5 MILES |
|--------------------------------|---------------|----------------|----------------|
| Total Population | 14,124 | 100,090 | 321,273 |
| Average Age | 42 | 42 | 42 |
| Average Age (Male) | 41 | 40 | 40 |
| Average Age (Female) | 44 | 43 | 43 |
| HOUSEHOLDS & INCOME | 1 MILE | 3 MILES | 5 MILES |
| Total Households | 6,832 | 47,960 | 140,247 |
| # of Persons per HH | 2.1 | 2.1 | 2.3 |
| Average HH Income | \$110,254 | \$113,768 | \$121,565 |
| Average House Value | \$292,472 | \$346,058 | \$356,348 |

Demographics data derived from AlphaMap