

FOR LEASE

# PLYMOUTH GREEN RETAIL

3395 PLYMOUTH RD, ANN ARBOR, MI 48105



# PROPERTY DETAILS

<b>LOCATION:</b>	3395 Plymouth Rd, Ann Arbor, MI 48105	
<b>PROPERTY TYPE:</b>	Shopping Center	
<b>DATE AVAILABLE:</b>	Immediately	
<b>RENT:</b>	\$30.00/SF	
<b>NNN EXPENSE:</b>	\$8.15/SF	
<b>AVAILABLE SPACE:</b>	1,400 SF	Inline & can be Combined
	1,021 SF	Inline & can be Combined
	4,149 SF	Outlot
<b>TRAFFIC COUNT:</b>	Plymouth Rd (24,892 CPD)	
	Green Rd (10,558 CPD)	
	US-23 (71,731 CPD)	

EXCLUSIVELY LISTED BY:



**ANDREW C. LUCKOFF**  
Director  
[aluckoff@landmarkres.com](mailto:aluckoff@landmarkres.com)  
248 488 2620

## TENANT ROSTER



## DESCRIPTION

Join the re-development of Plymouth Green! A thriving mixed use project with 23 apartment units undergoing renovation. Situated on the hard corner of Plymouth & Green, immediately off of US-23 at Plymouth Road.

Enjoy the synergies of University of Michigan's North Campus less than 1 mile West that houses over 600 students, and is home to the College of Engineering, Art & Design, Urban Planning, Music, Theater, and Dance, and University of Michigan Hospital North Campus (500 beds).



# MICRO AERIAL





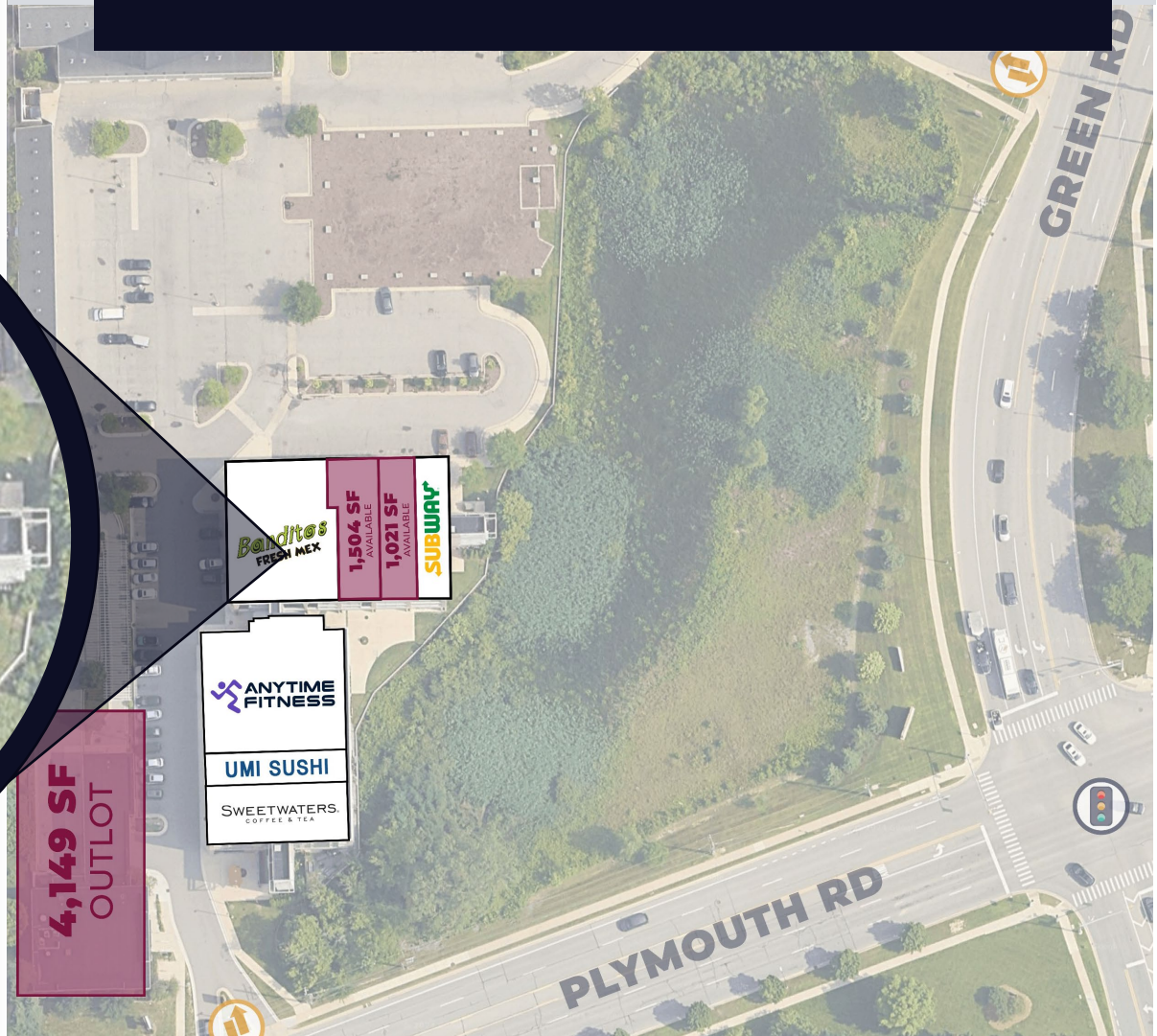




# SITE PLAN

## PLYMOUTH GREEN RETAIL

3135 S Rochester Rd, Rochester Hills, MI 48307

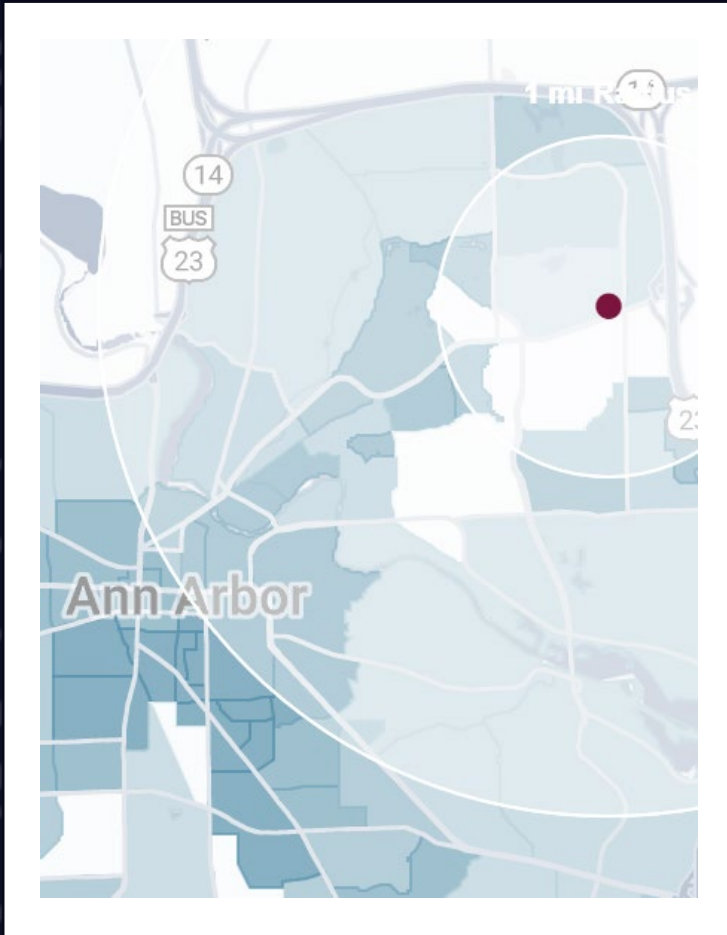




# SITE PHOTOS



# DEMOGRAPHICS



## PLYMOUTH GREEN

3395 Plymouth Rd, Ann Arbor, MI 48105

# DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
<b>POPULATION</b>			
2023 Estimated Population	10,557	52,878	142,118
2028 Projected Population	10,393	53,165	142,162
2020 Census Population	11,483	53,915	143,811
2010 Census Population	9,232	47,273	132,406
Projected Annual Growth 2023 to 2028	-0.3%	0.1%	-
Historical Annual Growth 2010 to 2023	1.0%	0.8%	0.5%
<b>HOUSEHOLDS</b>			
2023 Estimated Households	4,006	19,496	59,363
2028 Projected Households	4,033	20,356	61,384
2020 Census Households	4,035	18,973	58,527
2010 Census Households	3,898	17,658	54,830
Projected Annual Growth 2023 to 2028	0.1%	0.9%	0.7%
Historical Annual Growth 2010 to 2023	0.2%	0.7%	0.6%
<b>RACE</b>			
2023 Est. White	71.0%	72.6%	72.4%
2023 Est. Black	11.3%	10.7%	11.2%
2023 Est. Asian or Pacific Islander	9.3%	9.1%	9.4%
2023 Est. American Indian or Alaska Native	0.1%	0.1%	0.2%
2023 Est. Other Races	8.3%	7.4%	6.9%
<b>INCOME</b>			
2023 Est. Average Household Income	\$152,315	\$136,368	\$120,163
2023 Est. Median Household Income	\$91,301	\$85,212	\$81,941
2023 Est. Per Capita Income	\$60,294	\$52,998	\$51,616
<b>BUSINESS</b>			
2023 Est. Total Businesses	382	1,565	6,184
2023 Est. Total Employees	5,212	29,194	77,226

## CONTACT US



**ANDREW C.  
LUCKOFF**

*Director*

*[aluckoff@landmarkcres.com](mailto:aluckoff@landmarkcres.com)*

**248 488 2620**

**LANDMARK**  
COMMERCIAL ▲ REAL ESTATE ▲ SERVICES

30500 Northwestern Hwy, Suite 200  
Farmington Hills, MI 48334  
248.488.2620  
[landmarkcres.com](http://landmarkcres.com)

LANDMARK COMMERCIAL REAL ESTATE SERVICES – Licensed Real Estate Brokers. The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates are used for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction, the suitability of the property for your needs.