

6.46 Acres

4049 Longmeadow Dr, Trenton, Michigan 48183

NAI Farbman | **Farbman Group**
MIDWEST EXPERTISE, GLOBAL REACH.

For more information:

Wendy Acho

Leasing and Sales Associate

248 563 0739 | acho@farbman.com

Executive Summary



Property Overview

Located in a quiet residential district. The tax-exempt Church property was previously a school building built in 1960. The former educational facility maintains the 24 classrooms within suite restrooms and sinks, several meeting and conference rooms, commercial kitchen, lunchroom, 6 restrooms and few showers, gymnasium, enclosed courtyard and large play yard. Ample parking with 100 surface parking alongside a storage shed on 6.46 acres. Mechanicals are well-serviced. The original school was built in three phases by the school district. Original blue prints available. The former Foley elementary School is located minutes from the I-75 exit and between the heavily retail corridor West Rd./Allen Rd and Van Horn Rd

Property Highlights

- 6.46 Acre Lot
- 42,400 S.F. School Facility
- Built 1960 – Single Story; 3 Structures (additions)
- 100 Surface Parking
- City Water/Sewer Available
- School District: Trenton Public Schools
- R-2 Multiple Uses

Drone
Photo



Aerial Map



Longmeadow Dr

Steiner St

Steiner St

Steiner St

Steiner St

Steiner St

Grange Rd

Longmeadow Dr

Tanglewood St

Tanglewood St

Tanglewood St

Aspen Ct

Grange Rd

Longmeadow Dr

Heritage Ct

Millside Ct

Red Cedar St

Grange Rd

4049 Longmeadow Retailer Map



meijer TACO BELL
White-Castle 9 goodwill ALDI

GFS gordon food service
Wendy's
DISCOUNT TIRE

TARGET STARBUCKS COFFEE
HomeGoods
Marshalls
ULTA BEAUTY planet fitness

LOWE'S KOHL'S LA FITNESS

Panera BREAD

OLD TOWN
JETS PIZZA

Walgreens

Woodhaven
IHOP RESTAURANT

Walmart Save money. Live better.

Subject Property

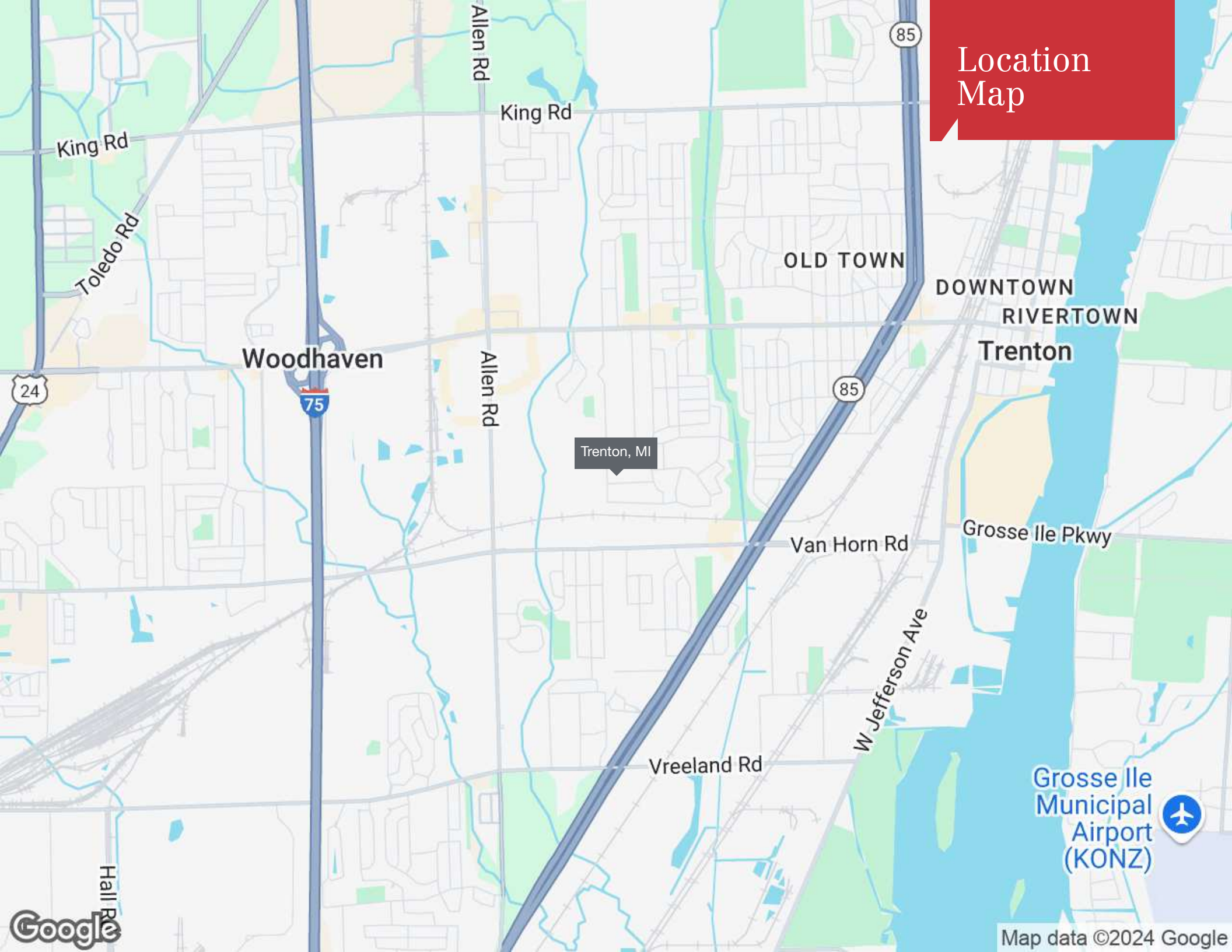
Brownstown Charter Township
DUNKIN' DONUTS Applebee's Office DEPOT
PET SMART Michaels Bob Evans THE HOME DEPOT

DOLLAR TREE

Great Lakes ACE Hardware Auto Zone TSC TRACTOR SUPPLY CO. TACO BELL

Ford Flat Rock Assembly Plant

Location Map



Woodhaven

OLD TOWN

DOWNTOWN
RIVERTOWN
Trenton

Trenton, MI

Van Horn Rd

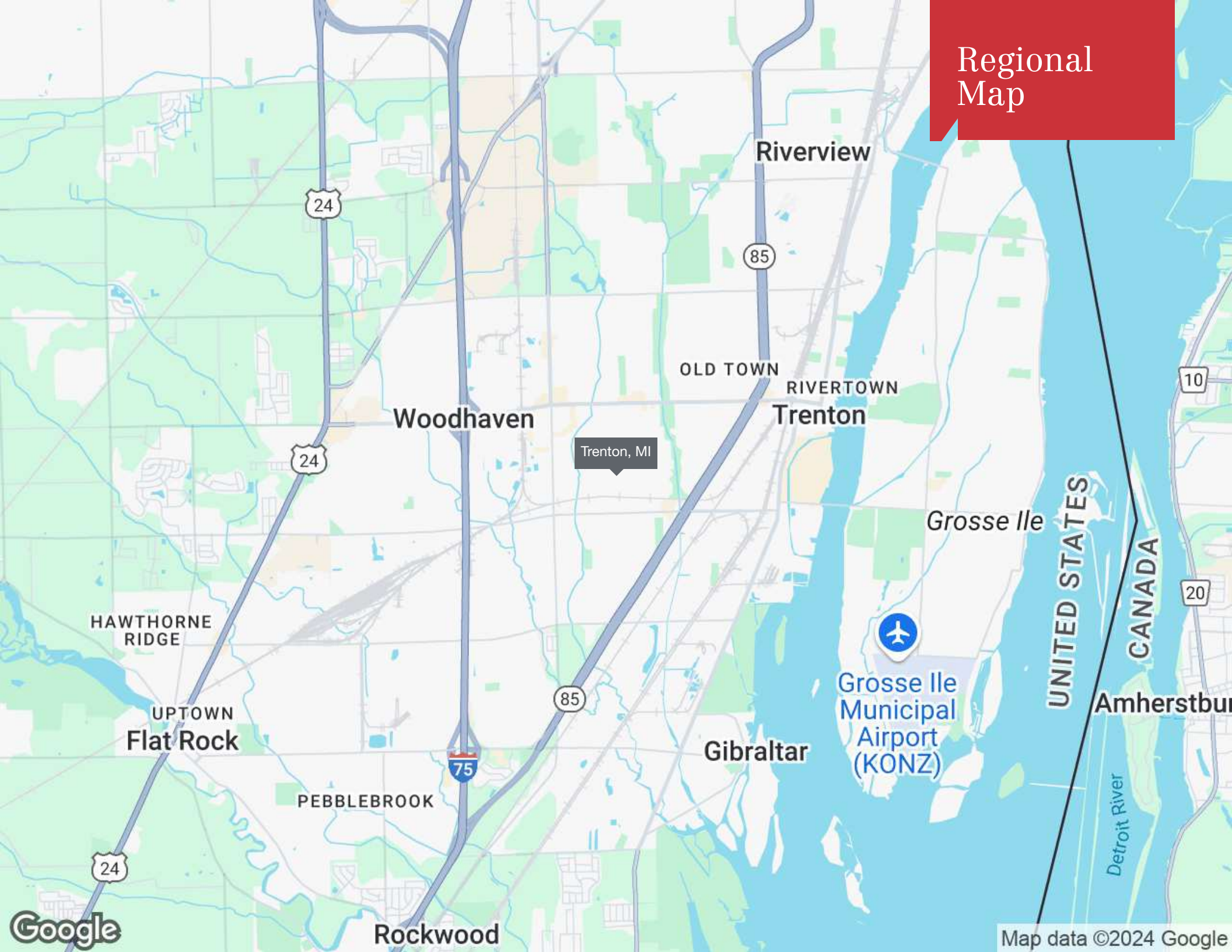
Grosse Ile Pkwy

Vreeland Rd

W Jefferson Ave

Grosse Ile
Municipal
Airport
(KONZ)

Regional
Map



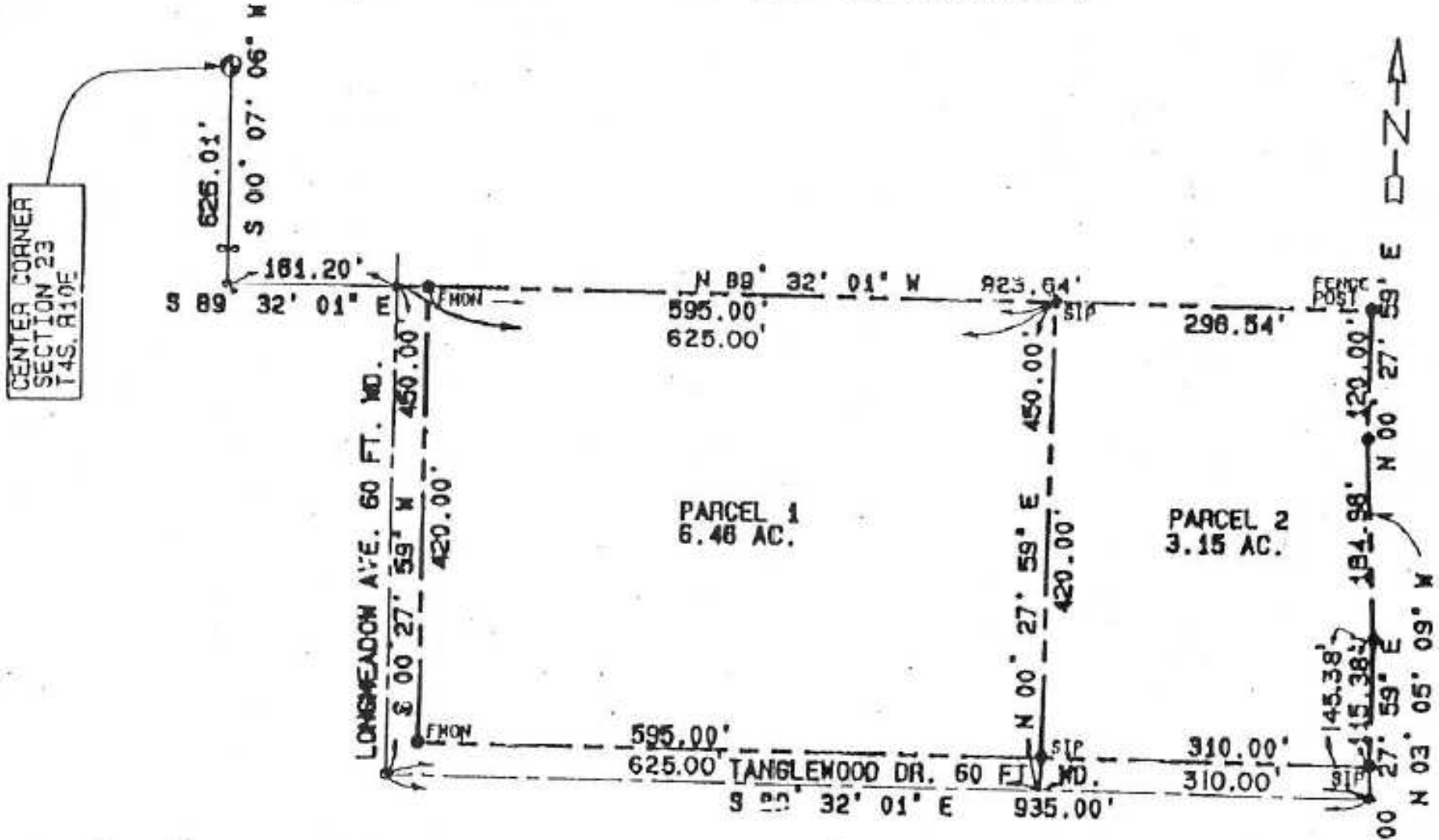
Trenton, MI

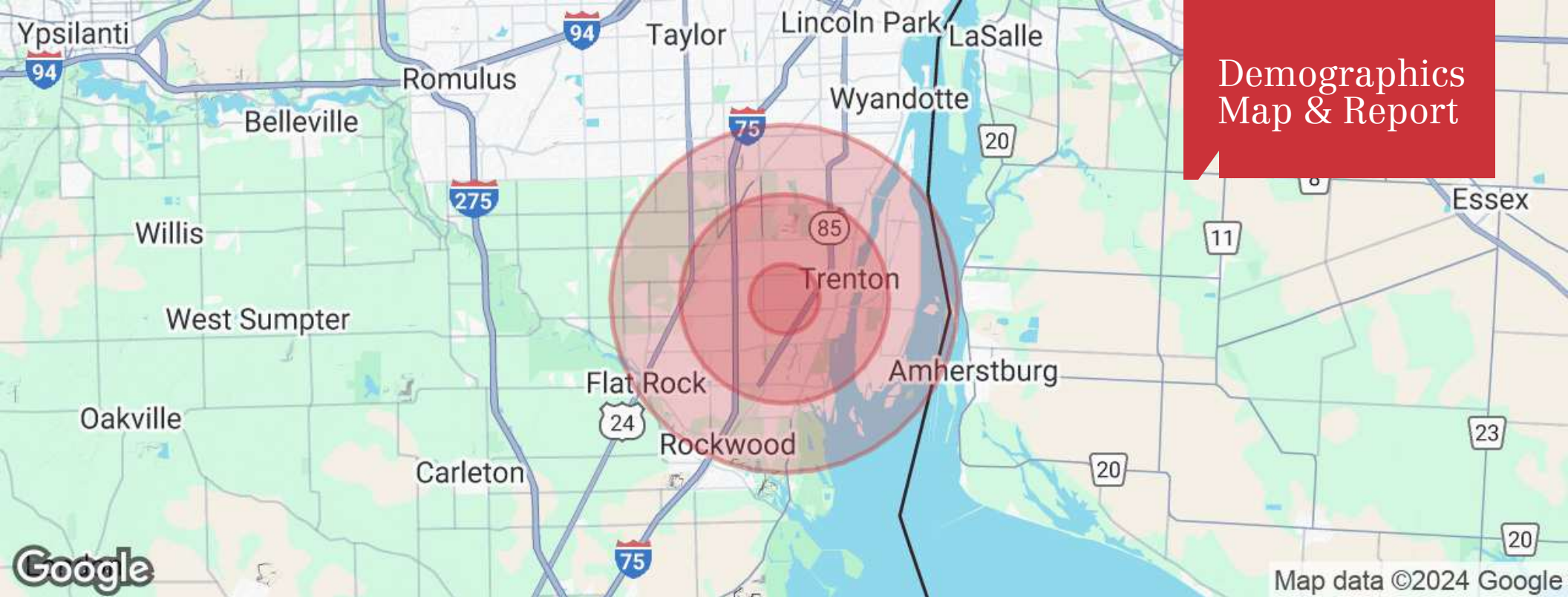
UNITED STATES

CANADA

Detroit River

CERTIFICATE OF SURVEY





Population

	1 Mile	3 Miles	5 Miles
Total Population	8,869	53,545	122,506
Average Age	44	44	43
Average Age (Male)	43	42	42
Average Age (Female)	46	45	44

Households & Income

	1 Mile	3 Miles	5 Miles
Total Households	3,874	22,782	51,382
# of Persons per HH	2.3	2.4	2.4
Average HH Income	\$93,992	\$99,427	\$100,052
Average House Value	\$212,396	\$248,688	\$248,268

Demographics data derived from AlphaMap

31700 Middlebelt Road
Suite 225
Farmington Hills, MI 48334
248 353 0500

www.naifarbman.com

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