

1,384-8,062 SF
RETAIL/OFFICE/MEDICAL



FOR LEASE



NAI Farbman



Orion Marketplace

1176-1234 S Lapeer Rd
Lake Orion, Michigan 48360

Property Highlights

- Spaces Ready-to-Go for Restaurant, Retail, Office or Medical Office
- Located on Lapeer Road, a Regional Corridor and One of the Most Highly Traveled Roads in the North Oakland County
- New Meijer Concept Across the Street Now Open
- Recently Updated with New Roof and New HVAC Units!
- TI Packages Available

OFFERING SUMMARY

Lease Rate:	Contact Listing Agent(s)
Available SF:	1,384 - 8,062 SF
Lot Size:	6.82 Acres
Building Size:	50,810 SF

DEMOGRAPHICS 3 MILES 5 MILES 10 MILES

Total Households	10,329	23,602	113,142
Total Population	29,184	72,730	325,001
Average HH Income	\$132,303	\$139,157	\$109,369

VIEW PROPERTY VIDEO

NAI Farbman

Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Gavin Mills

Leasing and Sales Associate | 908.304.4534
mills@farbman.com

Brandon Ben-Ezra

Leasing and Sales Associate | 947.517.6226
ben-ezra@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS, COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.

1,384-8,062 SF RETAIL/OFFICE/MEDICAL



FOR LEASE



LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,384 - 8,062 SF	Lease Rate:	Contact Listing Agent(s)

AVAILABLE SPACES

SUITE	SIZE (SF)
1202	1,823 SF
1204	1,384 SF
1224B (Divisible)	8,062 SF
1234	2,277 SF

1,384-8,062 SF RETAIL/OFFICE/MEDICAL



FOR LEASE



Exterior



Exterior



Exterior



Exterior



Monument Signage - Approval Pending



End Cap



Commercial Real Estate Services. Worldwide.
www.naifarberman.com

Gavin Mills

Leasing and Sales Associate | 908.304.4534
mills@farberman.com

Brandon Ben-Ezra

Leasing and Sales Associate | 947.517.6226
ben-ezra@farberman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS. COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farberman, INC. CA BRE LIC. #01990696.

1,384-8,062 SF
RETAIL/OFFICE/MEDICAL



FOR LEASE



Subject Property

48,500+ CPD

New
meijer

Map data ©2024 Imagery ©2024 Airbus,
Maxar Technologies

NAI Farbman

Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Gavin Mills

Leasing and Sales Associate | 908.304.4534
mills@farbman.com

Brandon Ben-Ezra

Leasing and Sales Associate | 947.517.6226
ben-ezra@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS, COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.

1,384-8,062 SF RETAIL/OFFICE/MEDICAL



FOR LEASE



Google

Map data ©2024 Imagery ©2024 Airbus, CNES / Airbus, Landsat / Copernicus, Maxar Technologies



Commercial Real Estate Services. Worldwide.
www.naifarberman.com

Gavin Mills

Leasing and Sales Associate | 908.304.4534
mills@farberman.com

Brandon Ben-Ezra

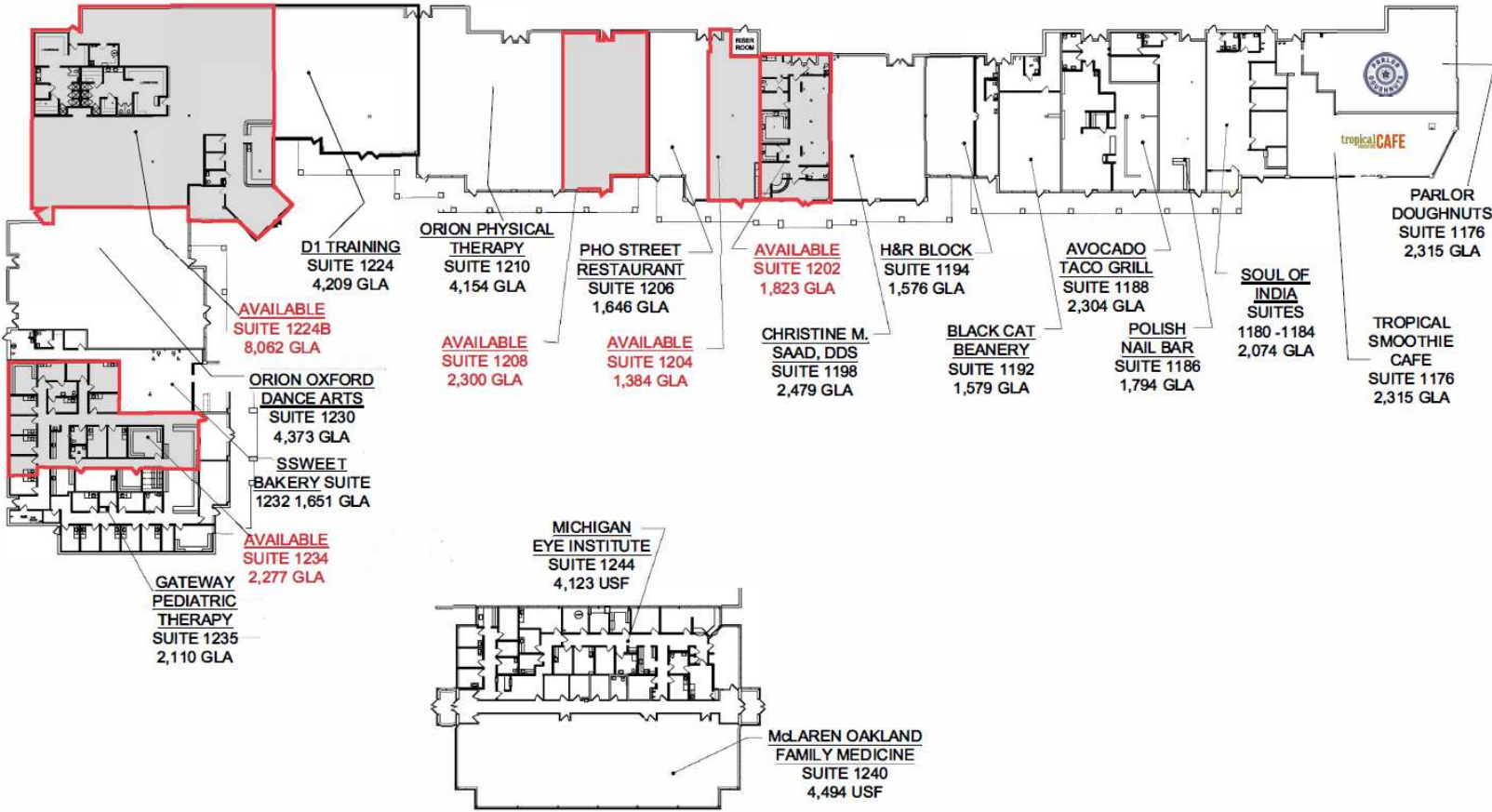
Leasing and Sales Associate | 947.517.6226
ben-ezra@farberman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS, COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farberman, INC. CA BRE LIC. #01990696.

1,384-8,062 SF RETAIL/OFFICE/MEDICAL



FOR LEASE



ORION MARKETPLACE 1176-1244 S. LAPEER RD, LAKE ORION MASTER PLAN



NORTH

6-7-22

NOT TO SCALE

PREPARED BY METRO CAD GROUP

NAI Farbman
Commercial Real Estate Services, Worldwide.

NAI Farbman

Commercial Real Estate Services, Worldwide.

www.naifarbman.com

Gavin Mills

Leasing and Sales Associate | 908.304.4534
mills@farbman.com

Brandon Ben-Ezra

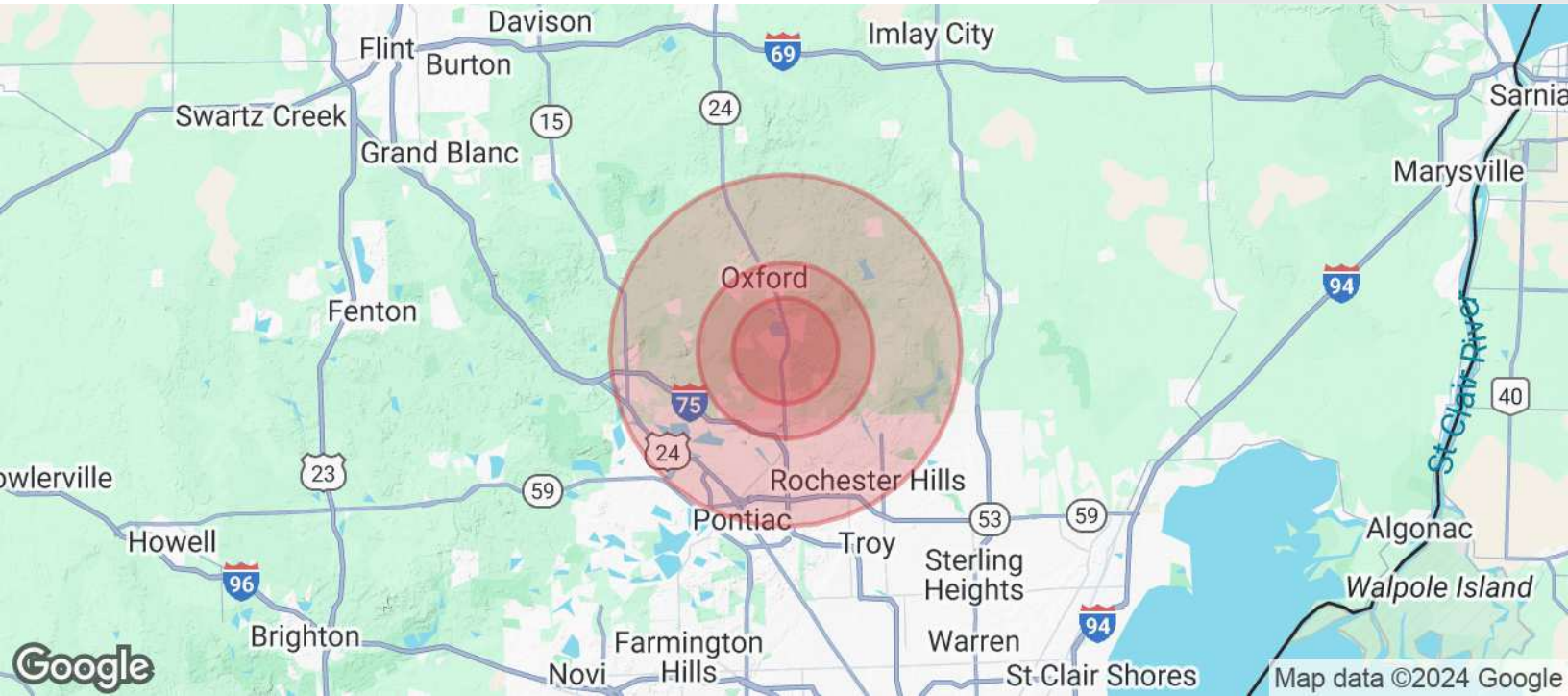
Leasing and Sales Associate | 947.517.6226
ben-ezra@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS, COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.

1,384-8,062 SF RETAIL/OFFICE/MEDICAL



FOR LEASE



POPULATION	3 MILES	5 MILES	10 MILES
Total Population	29,184	72,730	325,001
Average Age	37.1	37.5	37.1
Average Age (Male)	35.0	36.2	36.1
Average Age (Female)	38.3	38.5	37.9
HOUSEHOLDS & INCOME	3 MILES	5 MILES	10 MILES
Total Households	10,329	23,602	113,142
# of Persons per HH	2.69	2.73	2.56
Average HH Income	\$132,303	\$139,157	\$109,369
Average House Value	\$283,096	\$300,068	\$258,619

* Demographic data derived from 2020 ACS - US Census



Commercial Real Estate Services, Worldwide.
www.naifarbman.com

Gavin Mills

Leasing and Sales Associate | 908.304.4534
mills@farbman.com

Brandon Ben-Ezra

Leasing and Sales Associate | 947.517.6226
ben-ezra@farbman.com

NO WARRANTY, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN. THIS INFORMATION IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, WITHDRAWAL WITHOUT NOTICE, AND IS SUBJECT TO ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS, COOPERATING BROKERS, BUYERS, TENANTS AND OTHER PARTIES WHO RECEIVE THIS DOCUMENT SHOULD NOT RELY ON IT, BUT SHOULD USE IT AS A STARTING POINT OF ANALYSIS, AND SHOULD INDEPENDENTLY CONFIRM THE ACCURACY OF THE INFORMATION CONTAINED HEREIN THROUGH A DUE DILIGENCE REVIEW OF THE BOOKS, RECORDS, FILES AND DOCUMENTS THAT CONSTITUTE RELIABLE SOURCES OF THE INFORMATION DESCRIBED HEREIN. LOGOS ARE FOR IDENTIFICATION PURPOSES ONLY AND MAY BE TRADEMARKS OF THEIR RESPECTIVE COMPANIES. NAI Farbman, INC. CA BRE LIC. #01990696.