

FOR LEASE



CAPTAIN JAY'S
FISH & CHICKEN

LEFTY'S
CHEESESTEAKS

Great Clips

NAILS ON 10

LAKE TRUST

25377 - 25397 Schoenherr Road | Warren, MI

SCHOENHERR SHOPPES

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PROPERTY OVERVIEW

PROPERTY INFORMATION

Property Address	25377 - 25397 Schoenherr Road
City/Township	Warren, Michigan
Shopping Center Size	9,304 SF
Property Size	1.58 AC
Space Available	1,329 SF
Asking Rental Rate	Contact Broker
Estimated NNN's	\$7.00 PSF

DEMOGRAPHICS (5-MILE RADIUS)

 373,709
PEOPLE

 \$66,443
AVG. HOUSEHOLD INCOME

 147,043
HOUSEHOLDS

 \$3.7 B
OF CONSUMER SPENDING

PROPERTY HIGHLIGHTS

- The property is situated on a pad site adjacent to a 155,000 SF Meijer Supercenter at the northwest corner of Ten Mile and Schoenherr Roads in Warren, Michigan.
- The Meijer Supercenter ranks in the top 23% nationwide, with over 2.1 million customers visiting this location in 2023, according to Placer.ai data.
- Great Clips ranks in the top 33% nationwide and top 18% in the State of Michigan over the past 12 months, according to Placer.ai data.
- Dunkin' Donuts and Taco Bell both operate on a pad site adjacent to the Meijer along Ten Mile Road.
- The surrounding area features a dense residential population and a robust workforce, with numerous industrial and office buildings along Groesbeck Highway (M-97).

JOIN



IMMEDIATE AREA TENANTS



SITE PLAN



PARCEL
13-23-476-015
ZONED C-2 GENERAL COMMERCIAL

PHOTOS



AERIAL



DEMOGRAPHICS

POPULATION	1 MILES	3 MILES	5 MILES
2020 Population	9,601	139,059	365,666
2024 Population	9,430	138,444	373,709
2029 Population Projection	9,320	137,024	371,010
Annual Growth 2020-2024	-0.4%	-0.1%	0.6%
Annual Growth 2024-2029	-0.2%	-0.2%	-0.1%
HOUSEHOLDS			
2020 Households	3,797	54,624	144,766
2024 Households	3,732	54,222	147,034
2029 Household Projection	3,688	53,632	145,810
Annual Growth 2020-2024	0.0%	0.2%	0.7%
Annual Growth 2024-2029	-0.2%	-0.2%	-0.2%
Avg Household Size	2.50	2.50	2.50
Avg Household Vehicles	2.00	2.00	2.00
HOUSEHOLD INCOME			
Avg Household Income	\$73,663	\$64,445	\$66,443
Median Household Income	\$60,850	\$50,459	\$51,719

HOUSING DETAILS	1 MILES	3 MILES	5 MILES
Median Home Value	\$141,473	\$123,932	\$132,841
Median Year Built	1964	1958	1958
Owner Occupied Households	2,580	33,152	94,373
Renter Occupied Households	1,107	20,480	51,436
HOUSING COMPOSITION			
1-Person Households	1,157	17,207	47,066
2-Person Households	1,098	15,658	42,972
3-Person Households	648	9,115	24,127
4-Person Households	461	6,576	17,565
5-Person Households	239	3,309	8,859
6-Person Households	85	1,466	3,989
7-Person Households	43	892	2,455
EMPLOYMENT			
Civilian Employed	5,054	67,734	180,705
Civilian Unemployed	189	4,140	9,464
Civilian Non-Labor Force	2,372	38,302	108,806

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