

AVAILABLE

# PRIME HARD CORNER @ ALLEN & NORTHLINE ROADS

1.15 +/- ACRES  
SOUTHGATE, MICHIGAN



## PROPERTY OVERVIEW

- + Approximately 1.15 Acres at signalized intersection with 55,000+ cars per day
- + Excellent access and visibility with multiple curb cuts and 252' of frontage on Northline Road
- + Zoned: C-2 General Business
- + Located at the Southeast Corner of Northline and Allen Roads
- + 100,000+ population density within a 3 mile radius
- + Less than 1/2 Mile to I-75 Interchange on the AM side of the road
- + Contact Broker for Pricing



## CONTACT US

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**CBRE**

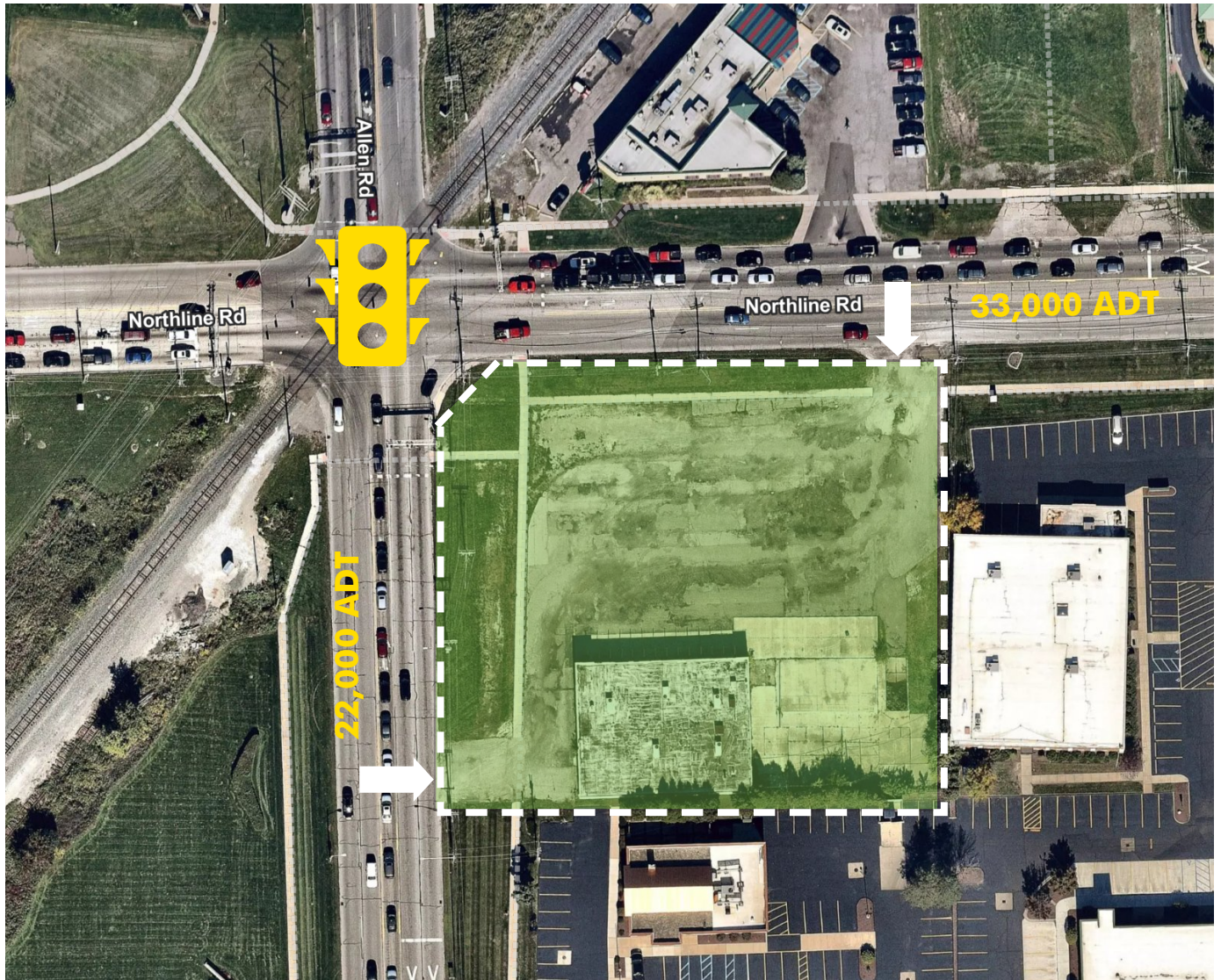


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SOUTHGATE, MI



PROPERTY **AERIAL**



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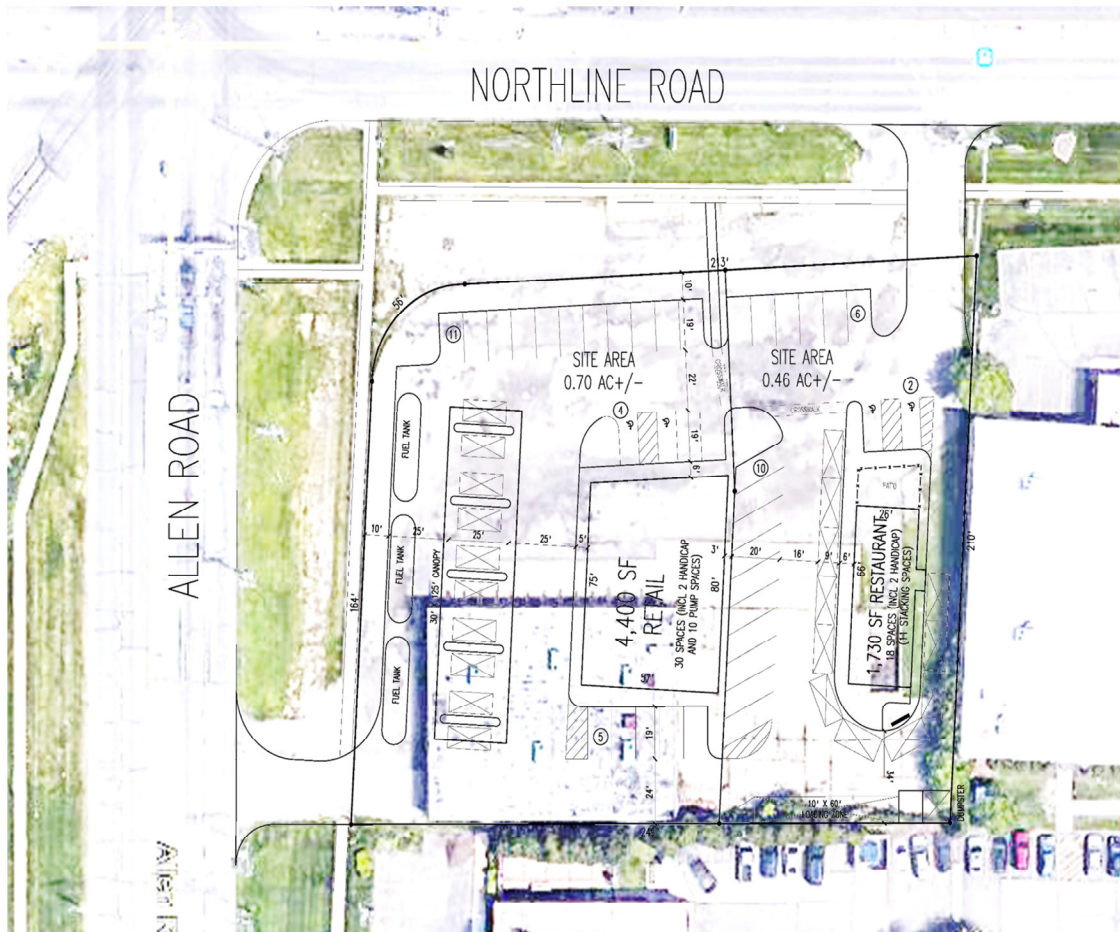


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SOUTHGATE, MI



## SITE PLAN



	1 Mile	3 Miles	5 Miles
Population	5,547	106,034	246,177
Average Household Income	\$66,731	\$70,245	\$67,728
Daytime Population (Workers)	4,150	37,984	80,344
Daytime Population (Residents)	3,163	62,664	150,305