

RETAIL PROPERTY // FOR LEASE

4,900 SF VACANT RESTAURANT WITH EXCELLENT VISIBILITY ON ORCHARD LAKE RD

28990 ORCHARD LAKE RD
FARMINGTON HILLS, MI 48334



- 4,900 SF former restaurant space
- Prime location in a high-traffic commercial corridor
- Ample on-site parking and excellent visibility
- High traffic count of 30,812 VPD
- Restaurant infrastructure in place for a streamlined build-out
- Pylon sign & outdoor dining area in place
- Competitive lease rate at \$13/SF NNN
- Vacant & ready for occupancy

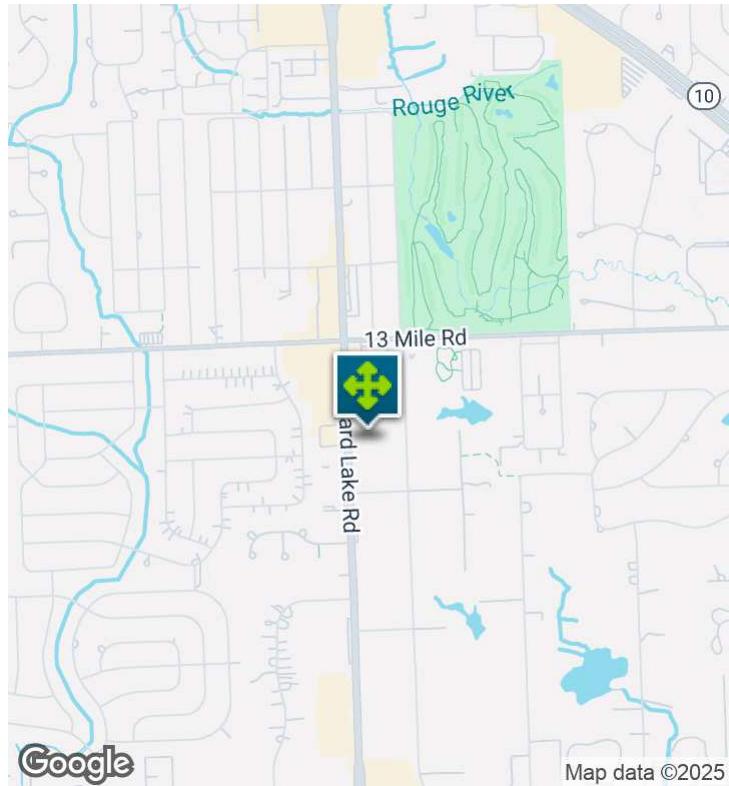


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28990 ORCHARD LAKE RD, FARMINGTON HILLS, MI 48334 // FOR LEASE

EXECUTIVE SUMMARY



Lease Rate

**\$14.69 SF/YR
(NNN)**

OFFERING SUMMARY

Building Size:	4,900 SF
Available SF:	4,900 SF
Lot Size:	1 Acres
Year Built:	1978
Renovated:	2016
Zoning:	B4 Commercial
Market:	Detroit
Submarket:	Farmington/Farm Hills
Traffic Count:	30,812

PROPERTY OVERVIEW

Now available for lease: a 4,900 SF former restaurant space at 28990 Orchard Lake Road, ideally positioned in the heart of Farmington Hills' vibrant commercial district. This high-visibility location offers excellent traffic counts, ample parking, and strong area demographics—perfect for launching your next food and beverage concept.

Previously home to Camillas Restaurant, the space features a generous kitchen footprint with a walk-in cooler, providing a solid foundation for various culinary ventures. While hoods and equipment have been removed, the infrastructure is in place for a smooth build-out.

Take advantage of a competitive \$14.69/SF NNN starting rate, giving new tenants the flexibility to invest in custom renovations, kitchen upgrades, and dining room design to bring their unique vision to life.

LOCATION OVERVIEW

The area surrounding 28990 Orchard Lake Rd benefits from a strong economy and diverse population, providing a thriving market for retail and restaurant tenants. Orchard Lake Rd is considered the "Main Street" of Farmington Hills with a dynamic mix of retail & office surrounded by dense residential.

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PROPERTY DETAILS

Lease Rate	\$14.69 SF/YR
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LOCATION INFORMATION

Street Address	28990 Orchard Lake Rd
City, State, Zip	Farmington Hills, MI 48334
County	Oakland
Market	Detroit
Sub-market	Farmington/Farm Hills
Cross-Streets	Orchard Lake Rd & 13 Mile Rd
Side of the Street	East
Signal Intersection	Yes
Road Type	Paved
Market Type	Medium
Nearest Highway	I-696
Nearest Airport	Detroit Metro Airport

BUILDING INFORMATION

Building Size	4,900 SF
Occupancy %	0.0%
Tenancy	Single
Year Built	1978
Year Last Renovated	2016
Construction Status	Existing
Free Standing	Yes
Number of Buildings	1

PROPERTY INFORMATION

Property Type	Retail
Property Subtype	Restaurant
Zoning	B4 Commercial
Lot Size	1 Acres
APN #	2311101034 & 2311101040
Lot Frontage	140 ft
Traffic Count	30,812
Traffic Count Street	Orchard Lake Rd
Amenities	Pylon Sign Abundant Parking High-traffic area
Waterfront	No
Power	Yes

PARKING & TRANSPORTATION

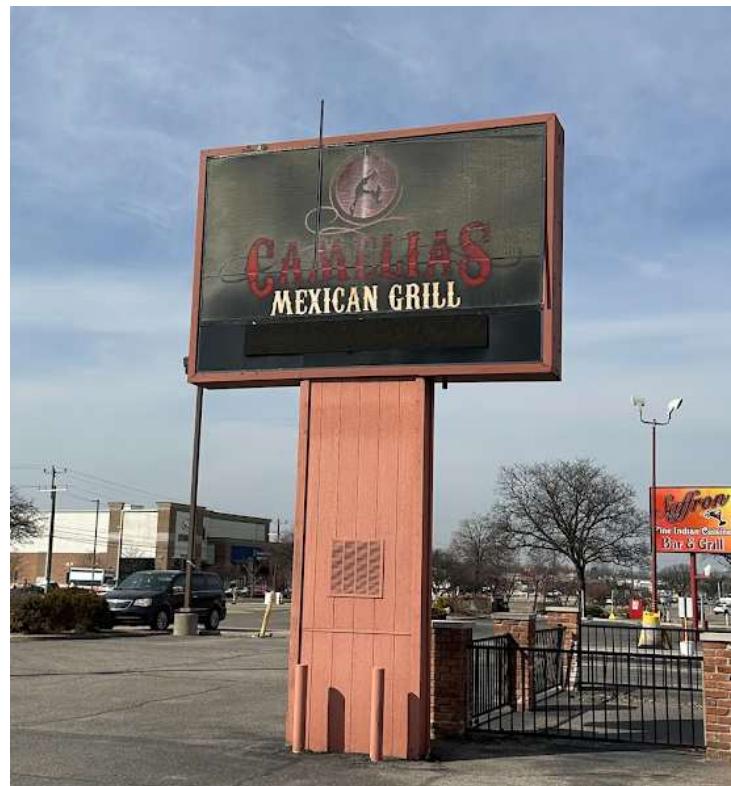
Street Parking	No
Parking Type	Surface
Number of Parking Spaces	50

UTILITIES & AMENITIES

Security Guard	No
Handicap Access	Yes
Freight Elevator	No
Central HVAC	Yes
Centrix Equipped	No
Leed Certified	No
Gas / Propane	Yes

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ADDITIONAL PHOTOS



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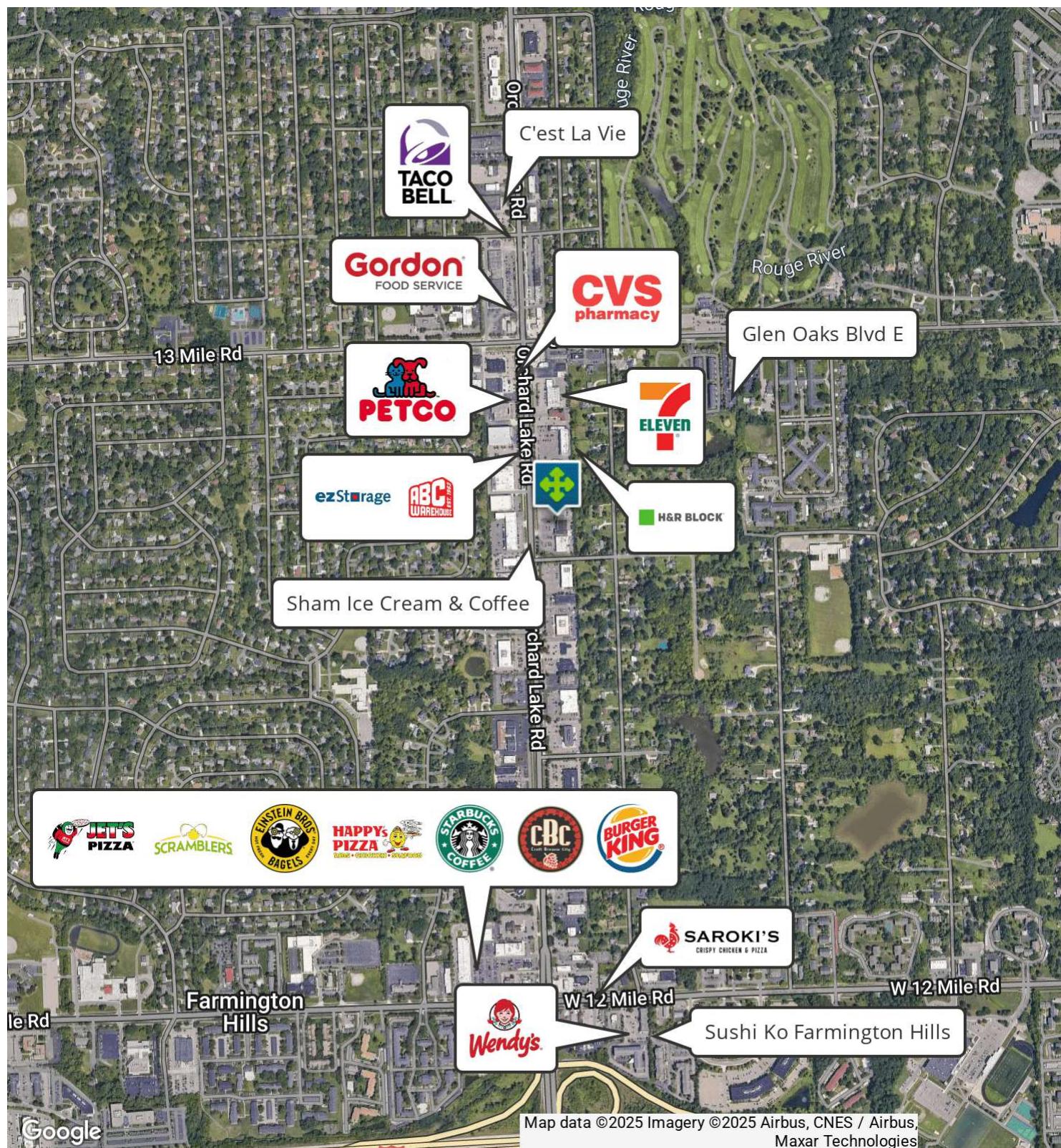
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FLOOR PLANS



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RETAILER MAP

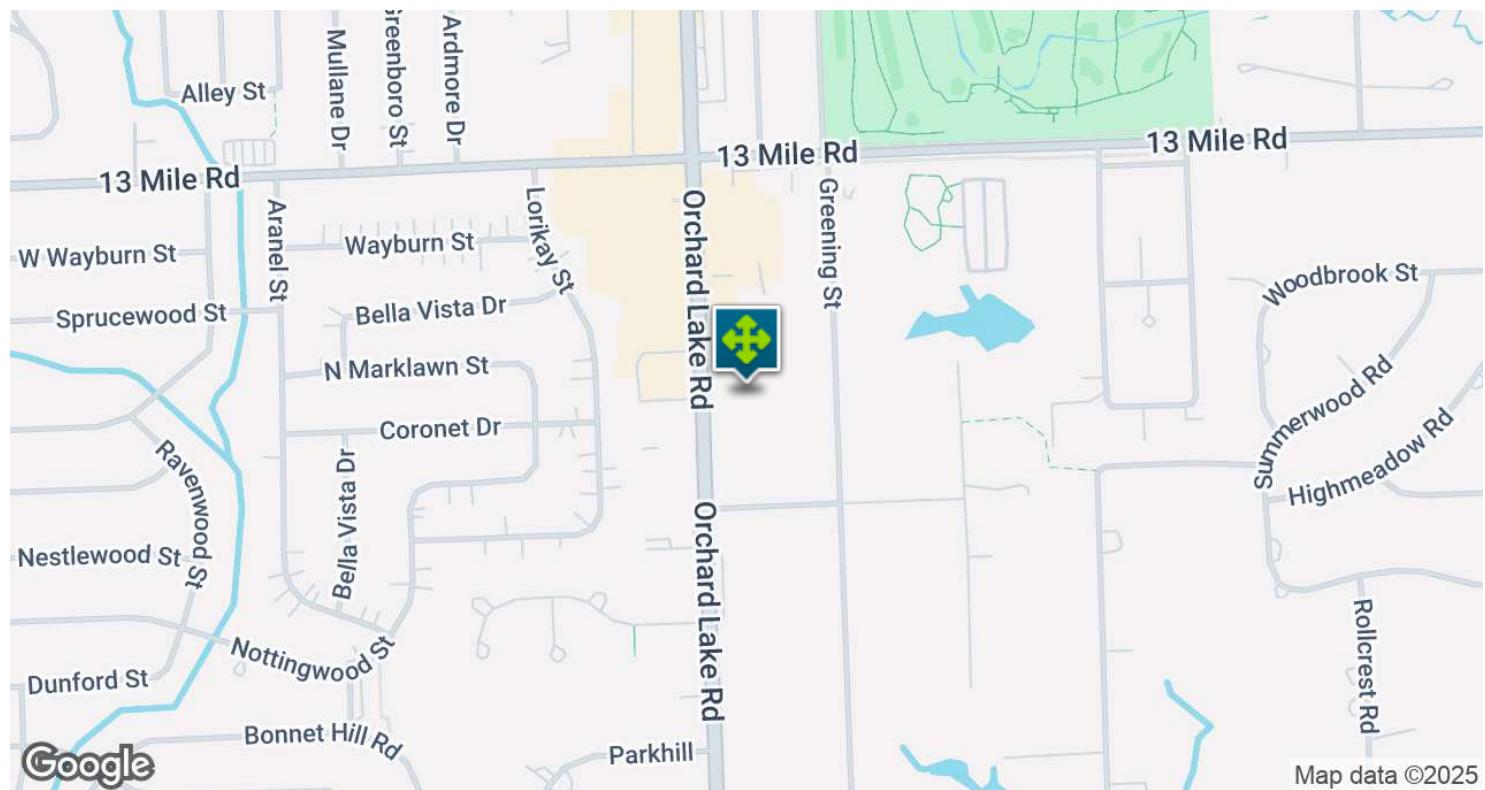
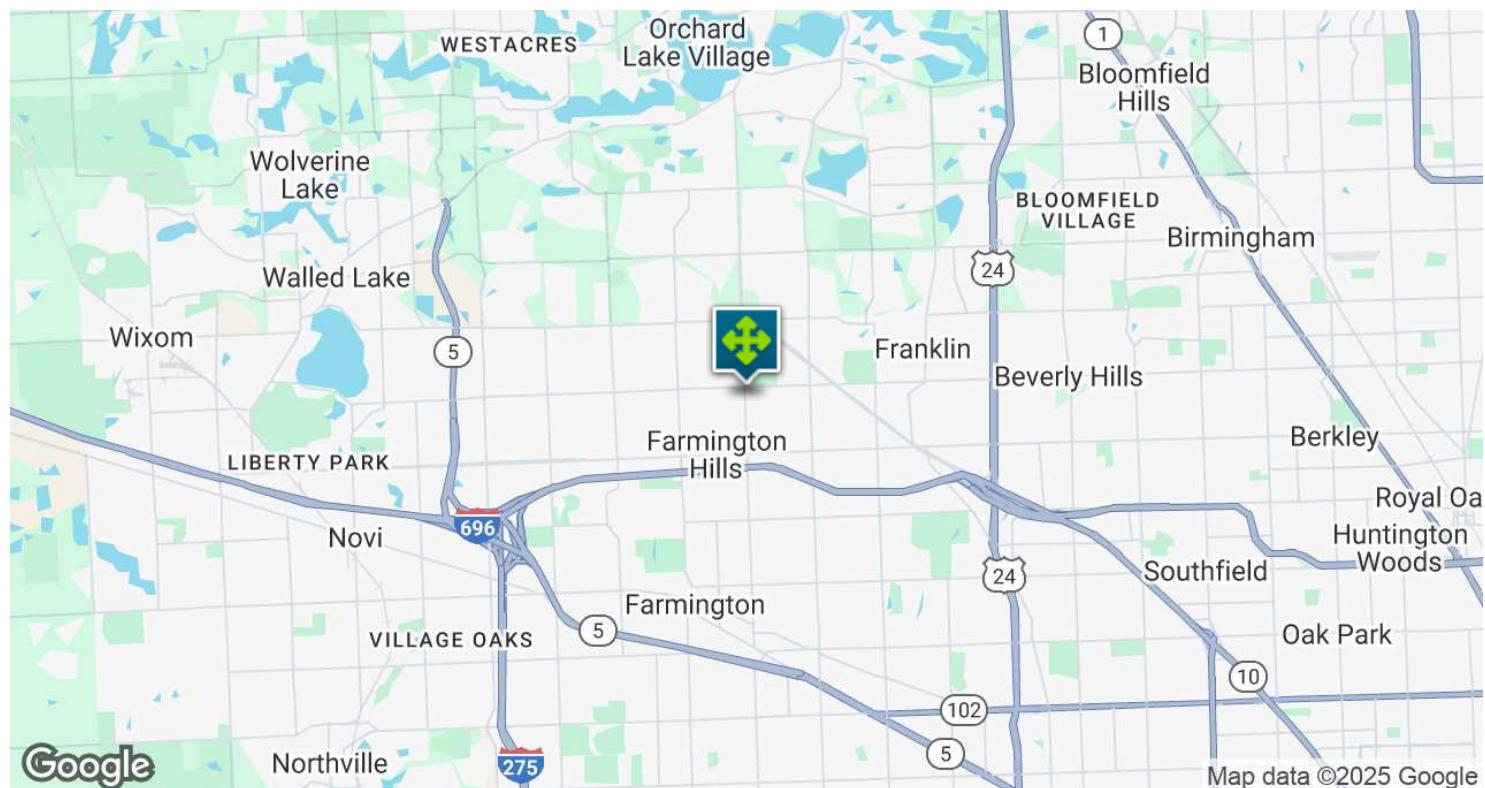


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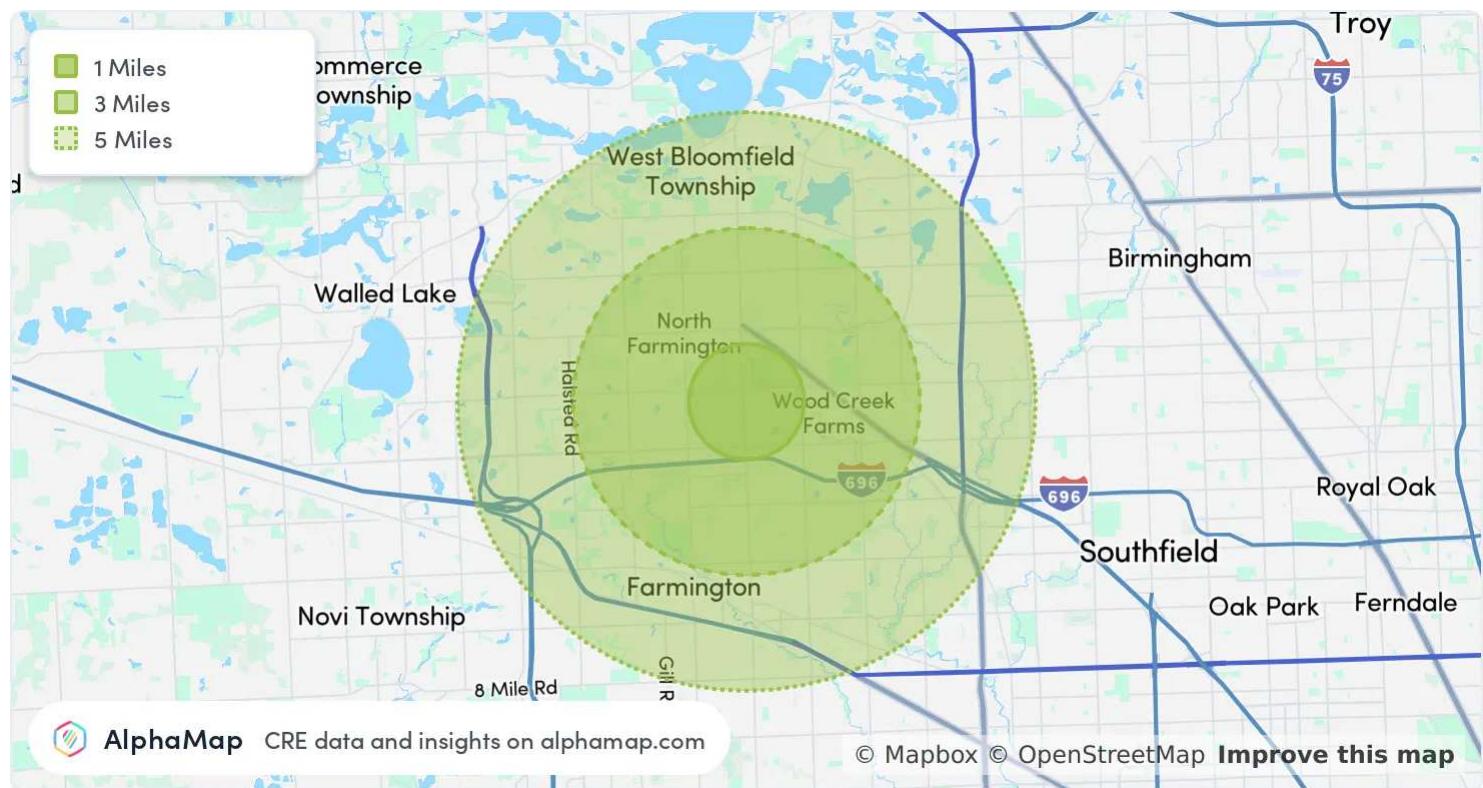
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LOCATION MAP



AREA ANALYTICS



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	9,031	62,049	183,658
Average Age	45	45	45
Average Age (Male)	43	43	43
Average Age (Female)	47	47	46

HOUSEHOLD & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,023	25,214	78,586
Persons per HH	2.2	2.5	2.3
Average HH Income	\$113,618	\$144,163	\$139,430
Average House Value	\$308,133	\$397,632	\$396,305
Per Capita Income	\$51,644	\$57,665	\$60,621

Map and demographic data derived from AlphaMap

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CONTACT US



FOR MORE INFORMATION, PLEASE CONTACT:



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