

8377, 8409, 8415 & 8427  
W. JEFFERSON AVENUE  
DETROIT, MICHIGAN

INDUSTRIAL / LAND FOR LEASE  
4,920 Square Feet / 0.70 Acre

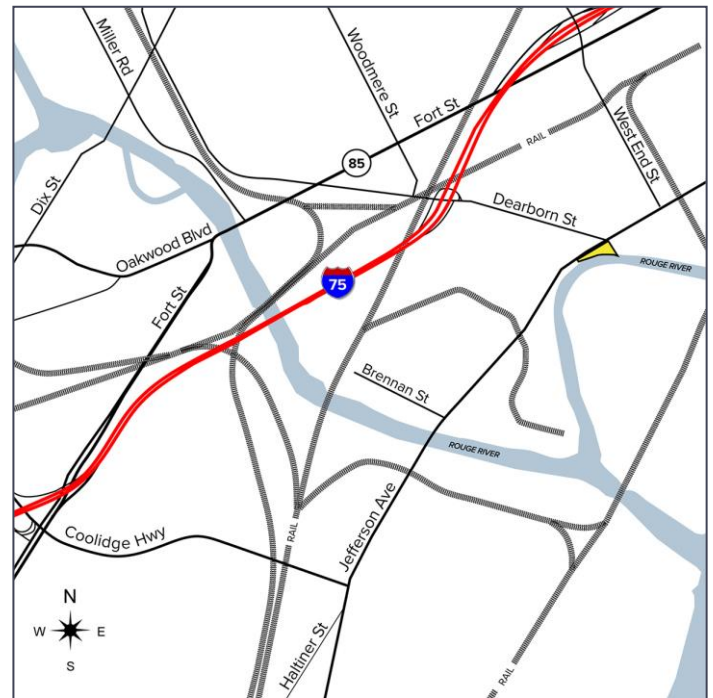


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## PROPERTY FEATURES

- 4,920 square feet available
- Located on 0.70 acre
- Historic bar with rich history built in 1920
- Needs to be rebuilt/redeveloped
- Unheard of 486' on Detroit Riverfront/Rouge River
- Ability to dock
- Zoned M-4 / Industrial
- Available immediately



For more information, please contact:

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**SIGNATURE ASSOCIATES**  
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# 8377, 8409, 8415, & 8427 W. Jefferson Ave - Detroit, MI

## Industrial/Land For Lease

4,920 Sq. Ft./  
0.70 Acre  
AVAILABLE

### TRAFFIC COUNTS (TWO-WAY) 2023

20,313	Jefferson Ave. NE. of Van Dyke
21,488	Jefferson Ave. SW. of Van Dyke
5,174	Van Dyke NW. of Jefferson Ave

### DEMOGRAPHICS

	POPULATION	MED. HH INCOME
1 MILE	2,724	\$32,271
3 MILE	60,508	\$42,445
5 MILE	210,016	\$49,981



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