



## RETAIL FOR LEASE

# 2350 Cedar Street Holt, MI

2,810 SF Restaurant Available

### Property Highlights

- 2,810 Square Feet
- Freestanding Restaurant with a Drive-Thru
- 39 Parking Spaces
- 1.54 Acre Lot with Two (2) Curb Cuts
- Located on Cedar Street, with Traffic Counts exceeding 17,000 Vehicles Per Day
- Nearby Retailers Include Kroger, Taco Bell, AutoZone, Planet Fitness, McDonald's, Family Dollar, and Many More

### CONTACT US



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# Exterior Photos



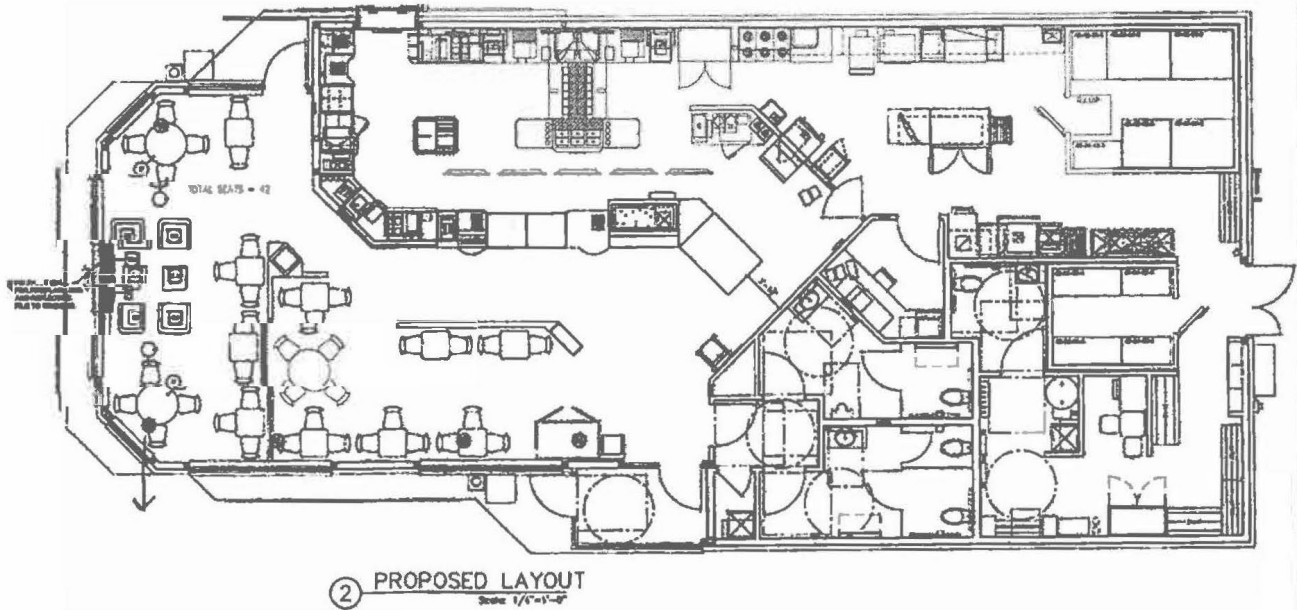
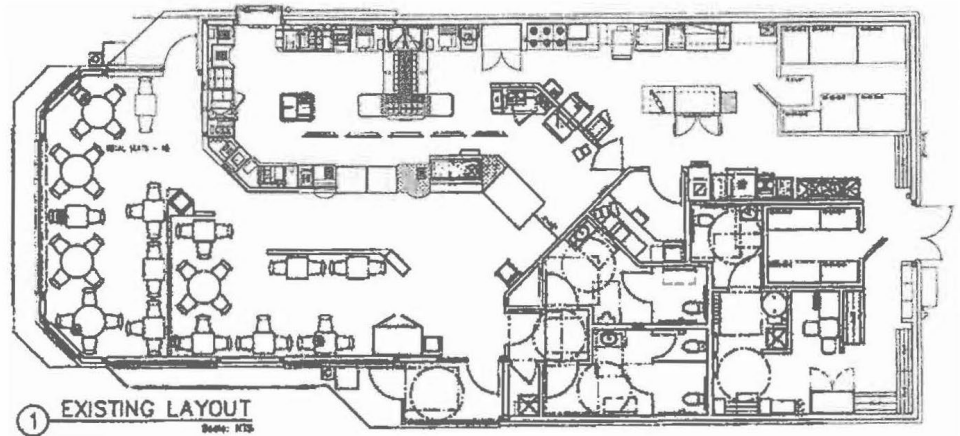
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# Interior Photos



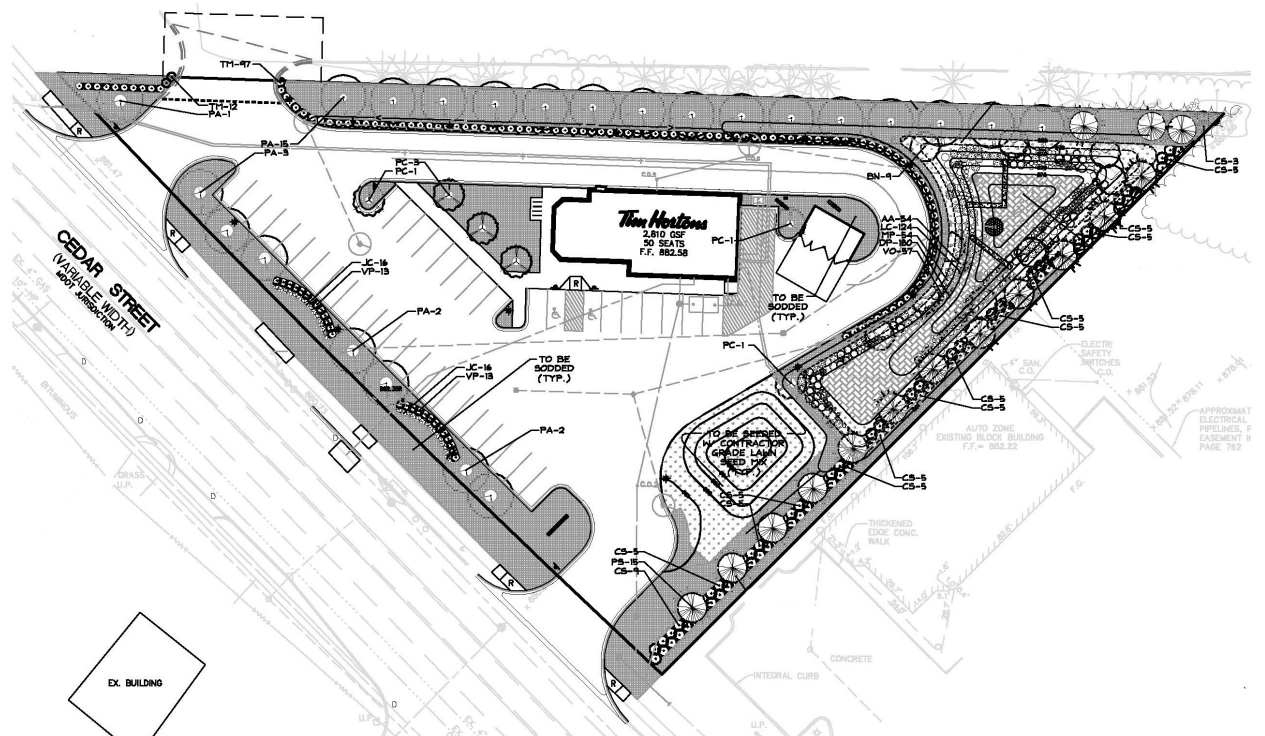
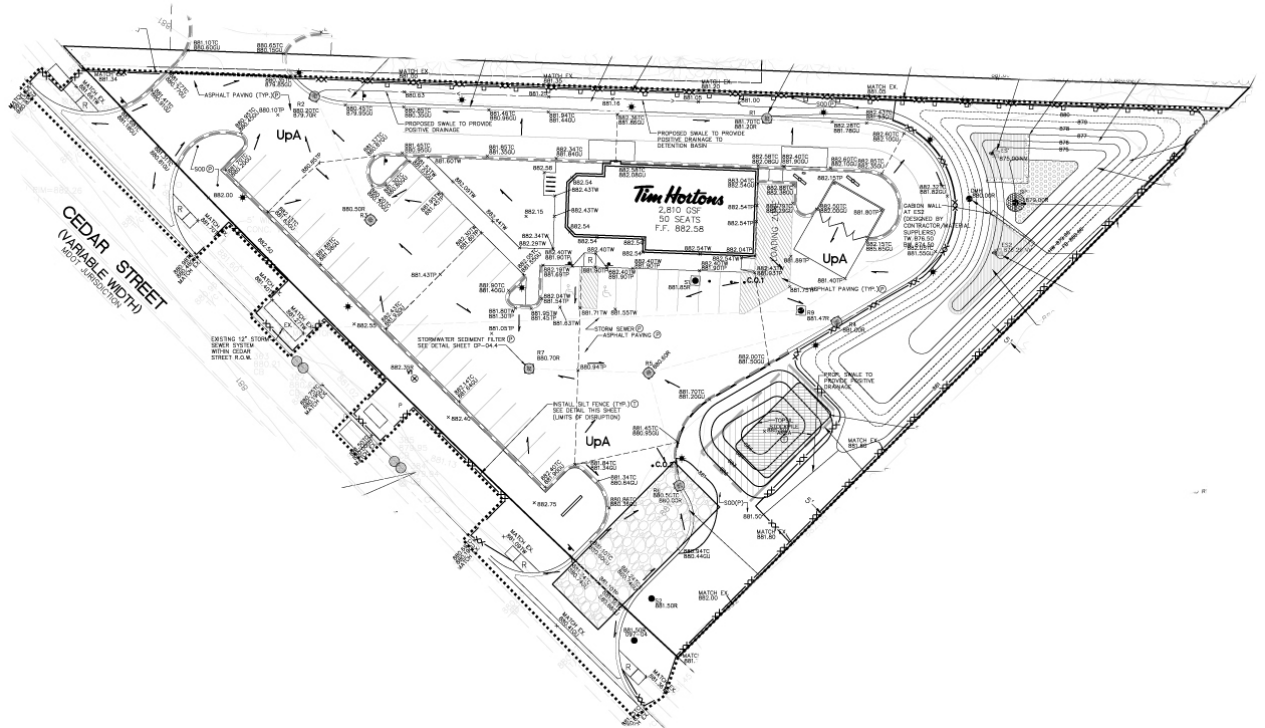
# Floor Plan



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## Site Plans

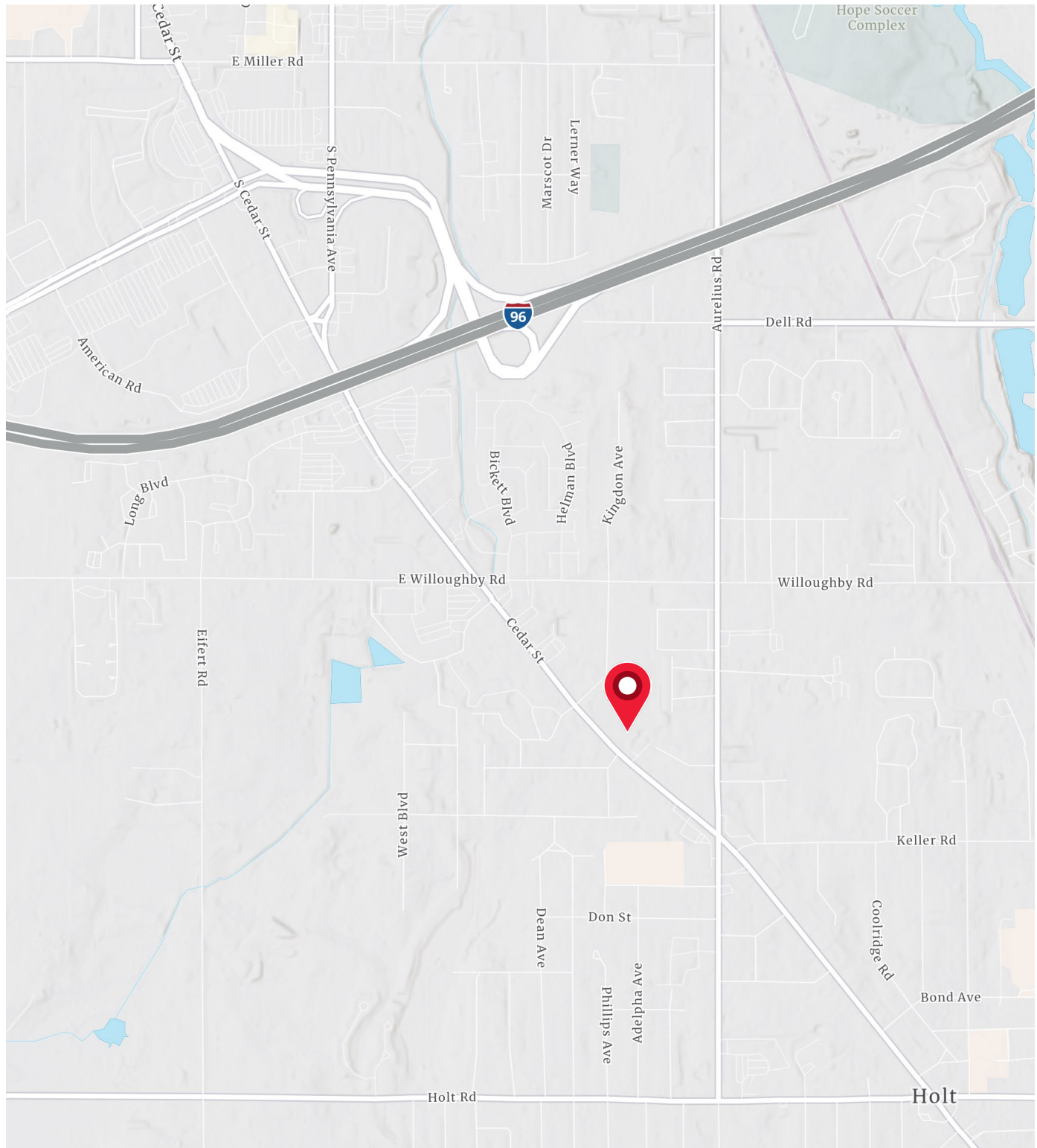


APPROXIMATE ELECTRICAL PIPELINES, P. 8  
SHEET 8 OF 9

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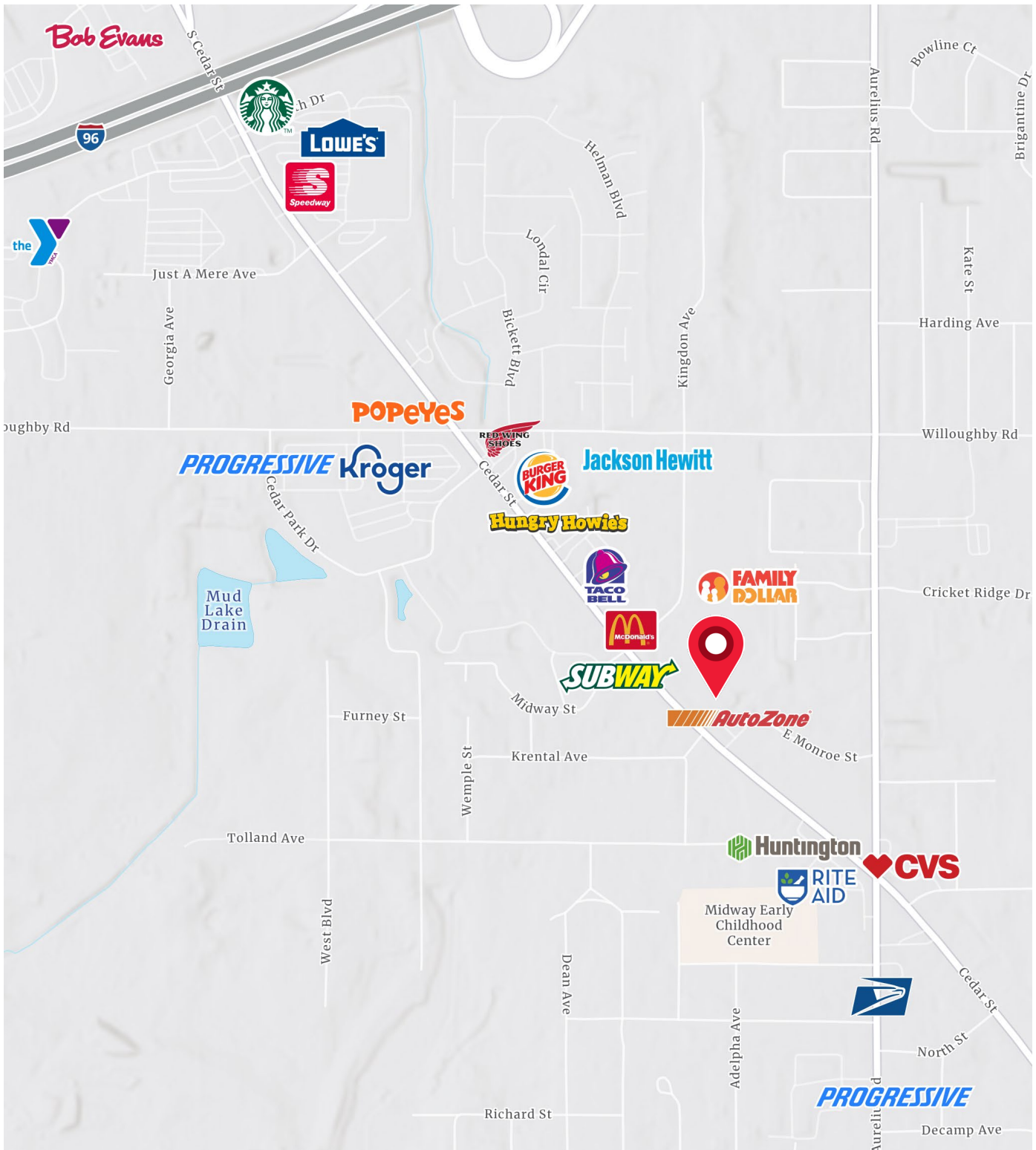
# Location Map



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# Merchant Map



# Demographics

CURRENT YEAR SUMMARY	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Total Population	8,757	48,201	94,757
Total Households	4,174	21,045	40,170
Total Family Households	2,295	11,641	22,393
Average Household Size	2.09	2.28	2.34
Median Age	38.7	36.3	36.4
Population Age 25+	6,187	32,791	64,275
2010 - 2020 Population: Annual Growth Rate (CAGR)	0.04%	0.20%	0.01%
2020 - 2023 Population: Annual Growth Rate (CAGR)	-0.51%	0.00%	0.03%
5 YEAR PROJECTED TRENDS: ANNUAL RATE	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Population	-0.52%	-0.34%	-0.36%
Households	-0.18%	0.01%	-0.02%
Families	-0.42%	-0.21%	-0.24%
Median Household Income	3.17%	3.18%	3.12%
CURRENT YEAR POPULATION BY SEX	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Male Population / % Male	47.6%	48.6%	49.0%
Female Population / % Female	47.6%	51.4%	51.0%
INCOME & HOUSEHOLDS SUMMARY	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
2020 Median Household Income	\$57,875	\$62,161	\$58,718
Average Household Income	\$72,530	\$80,745	\$77,546
Per Capita Income	\$32,760	\$35,265	\$33,048
SUMMARY BUSINESS DATA	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Total Businesses	370	1,588	2,799
Total Daytime Population	7,290	46,414	87,997
Daytime Population: Workers	3,289	23,070	40,887
Daytime Population: Residents	4,001	23,344	47,110

#### Data Notes:

- Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption.
- Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.
- Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.



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