

**PRIME RETAIL SPACE**



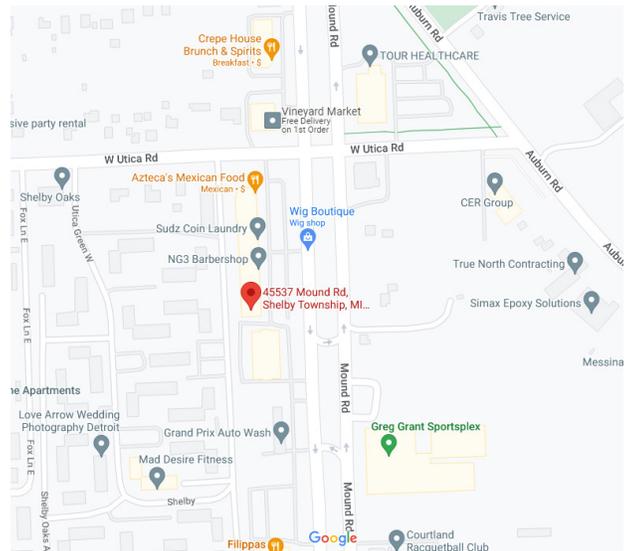
**PILOT**  
PROPERTY GROUP

**45537-45581 MOUND ROAD, SHELBY TOWNSHIP**

**PROPERTY OVERVIEW:**

- Last unit available.
- Monument signage on busy Mound.
- Near many national Tenants and new Greg Grant Complex.
- Former Subway space available. Walk-in cooler, three compartment sink, dining fixtures in place for similar user.

Property Type: ..... Retail  
 Building Name: ..... Shelby Commons  
 Cross Streets: ..... Mound and Utica Road  
 Total Square Footage: ..... 33,076  
 Minimum Sq. Ft. Available: ..... 1,340  
 Maximum Sq. Ft. Available: ..... 1,340  
 Parcel Size: ..... 3.52 Acres  
 Year Built: ..... 1989  
 Zoning: ..... C-2  
 Lease Rate: ..... \$15.95 PSF  
 Lease Type: ..... Gross



**AGENT CONTACT INFO**

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# SITE PLAN

## UTICA ROAD

\*Not drawn to scale

<b>45581</b> Azteca's Mexican Food (2,680 SF)
<b>45579</b> Exhale Macomb (1,340 SF)
<b>45577</b> Arts and Crafts Studio (1,400 SF)
<b>45575</b> Pilates Studio (2,800 SF)
<b>45571</b> Tit 4 Tat Tattoo (1,400 SF)
<b>45569</b> Commons Cleaners (1,400 SF)
<b>45567</b> Sudz Coin Laundry (2,880 SF)
<b>45563</b> Drake's Cafe (1,400 SF)
<b>45561</b> Tailor (1,400 SF)
<b>45557-45559</b> United Kids Soccer Training (2,800 SF)
<b>45555</b> 1,340 SF AVAILABLE
<b>45553</b> Barbershop (1,340 SF)
<b>45551</b> Nail Salon (2,650 SF)
<b>45547</b> What Up Dough Pizzeria (1,340 SF)
<b>45545</b> Allstate Insurance (1,340 SF)
<b>45543</b> CJ's Pub (1,340 SF)
<b>45537</b> CJ's Pub (4,000 SF)

MOUND ROAD



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## ADDITIONAL PHOTOS



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