



**SIGNATURE
ASSOCIATES**
KNOW SIGNATURE | KNOW RESULTS

Retail For Lease

Property Name:

Location: 27683-27733 John R Road
City, State: Madison Heights, MI
Cross Streets: Eleven Mile Road
County: Macomb
Zoning: B-3
Year Built: 1981

Total Building Sq. Ft.:		7,000	Property Type:		Neighborhood Center	
Available Sq. Ft.:		1,200	Bldg. Dimensions:		N/A	
Min Cont. Sq. Ft.:		1,200	Total Acreage:		0.62	
Max Cont. Sq. Ft.:		1,200	Land Dimensions:		N/A	
Ceiling Height:		12'	Parking:		39	
Overhead Door(s) / Height:		0	Curb Cuts:		2	
Exterior Construction:		N/A	Power:		N/A	
Structural System:		N/A	Restrooms:		N/A	
Heating:		Package H & C	Sprinklers:		Yes	
Air-Conditioning:		N/A	Signage:		Pylon & Building Façade	
Basement:		No	Roof:		Flat	
Number of Stories:		0	Floors:		N/A	
Condition:		N/A	Delivery Area:		N/A	
Population:		Median HH Income:	Traffic:	Yr:	Count:	John R Rd. N. of 12 Mile Rd. 2-Way
1 Mile:	15,542	1 Mile:	\$77,898	Yr:	2025 Count:	31,459 John R Rd. S. of 12 Mile Rd. 2-Way
3 Miles:	129,008	3 Miles:	\$87,839	Yr:	2025 Count:	32,402 12 Mile Rd. E. of John R Rd. 2-Way
5 Miles:	342,219	5 Miles:	\$81,173	Yr:	2025 Count:	31,039 12 Mile Rd. W. of John R Rd. 2-Way
Current Tenant(s):			N/A	Major Tenants: N/A		
Lease Rate:		\$16.00		Improvement Allowance:		N/A
Lease Type:		Gross		Options:		N/A
Monthly Rate:		N/A		Taxes:		\$18,198.51 (2024/25)
Lease Term:		N/A		TD:		N/A
Security Deposit:		N/A		Assessor #:		N/A
Parcel #:		25-14-429-026		Date Available:		Immediately

Utilities	Electric:	No
Sanitary Sewer:	Gas:	No
Storm Sewer:	Water:	No

Tenant Responsibilities: N/A

Comments: Newly renovated interior. 1,200 sq. ft. in-line unit. Excellent visibility along John R Road. Ideal for a variety of retail and professional services uses.

Broker: SIGNATURE ASSOCIATES

Agent(s):

Richard Pifer, (248) 799-3158, rpifer@signatureassociates.com
 Peter Vanderkaay, (248) 359-3837, pvanderkaay@signatureassociates.com

