



**SIGNATURE
ASSOCIATES**
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Retail For Lease

Property Name:

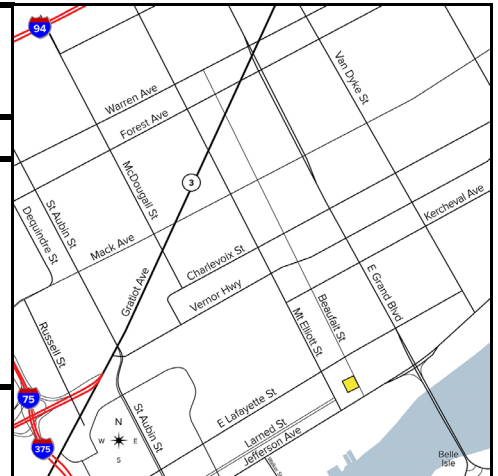
Location: 481 Beaufait Street
City, State: Detroit, MI
Cross Streets: Jefferson
County: Wayne
Zoning: SD4
Year Built: 1921

Total Building Sq. Ft.:	20,400	Property Type:	General Retail-Commercial
Available Sq. Ft.:	20,400	Bldg. Dimensions:	N/A
Min Cont. Sq. Ft.:	20,400	Total Acreage:	1.00
Max Cont. Sq. Ft.:	20,400	Land Dimensions:	N/A
Ceiling Height:	12' - 16'	Parking:	Ample
Overhead Door(s) / Height:	2: 12 x 12	Curb Cuts:	N/A
Exterior Construction:	N/A	Power:	200 Volts
Structural System:	Masonry	Restrooms:	Yes
Heating:	GFA	Sprinklers:	No
Air-Conditioning:	N/A	Signage:	N/A
Basement:	No	Roof:	N/A
Number of Stories:	0	Floors:	Concrete
Condition:	N/A	Delivery Area:	N/A
Population:	Median HH Income:	Traffic:	Yr: 2022 Count: 36,581 Jefferson Ave. NE. of Mt. Elliott St. 2-Way
1 Mile: 14,812	1 Mile: \$42,477	Yr: 2022 Count: 26,031	Jefferson Ave. SW. of Mt. Elliott St. 2-Way
3 Miles: 65,045	3 Miles: \$45,536	Yr: 2022 Count: 6,004	Mt. Elliott St. NW. of Jefferson Ave. 2-Way
5 Miles: 180,568	5 Miles: \$45,730	Yr: 2022 Count: 1,395	Mt. Elliott St. SE. of Jefferson Ave. 2-Way
Current Tenant(s): N/A	Major Tenants: N/A		
Lease Rate:	\$6.00	Improvement Allowance:	N/A
Lease Type:	NNN	Options:	N/A
Monthly Rate:	N/A	Taxes:	\$4,711.46 (2023)
Lease Term:	N/A	TD:	N/A
Security Deposit:	N/A	Assessor #:	N/A
Parcel #:	15-013421+	Date Available:	Immediately

Utilities	Electric: Yes
Sanitary Sewer: Yes	Gas: Yes
Storm Sewer: Yes	Water: Yes

Tenant Responsibilities: N/A

Comments: Large yard - excellent location.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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Information is subject to verification and no liability for errors or omissions is assumed. Price and terms are subject to modification.