



Retail For Sale or Lease

Property Name:

Location: 21000 Allen Road
City, State: Woodhaven, MI
Cross Streets: King Road
County: Wayne
Zoning: B-2
Year Built: 1979

Total Building Sq. Ft.:	7,574	Property Type:	General Retail-Commercial
Available Sq. Ft.:	7,574	Bldg. Dimensions:	N/A
Min Cont. Sq. Ft.:	7,574	Total Acreage:	1.56
Max Cont. Sq. Ft.:	7,574	Land Dimensions:	N/A
Ceiling Height:	12'	Parking:	74
Overhead Door(s) / Height:	0	Curb Cuts:	2
Exterior Construction:	Brick	Power:	Ample
Structural System:	Wood Frame	Restrooms:	Yes
Heating:	Forced Air	Sprinklers:	No
Air-Conditioning:	Yes	Signage:	Building & Pylon
Basement:	No	Roof:	New
Number of Stories:	1	Floors:	Tile
Condition:	Fair	Delivery Area:	N/A

Population:	Median HH Income:	Traffic:	Yr: 2025	Count: 31,650	Allen Rd. S. of King Rd. 2-Way
1 Mile: 4,389	1 Mile: \$95,220	Yr: 2025	Count: 30,941	Allen Rd. N. of King Rd. 2-Way	
3 Miles: 62,161	3 Miles: \$81,023	Yr: 2025	Count: 20,708	King Rd. E. of Allen Rd. 2-Way	
5 Miles: 152,906	5 Miles: \$80,289	Yr: 2025	Count: 14,506	King Rd. W. of Allen Rd. 2-Way	
Current Tenant(s): N/A	Major Tenants: N/A				

Lease Rate:	Contact Broker	Improvement Allowance:	N/A
Lease Type:	Contact Broker	Options:	N/A
Monthly Rate:	Contact Broker	Taxes:	\$22,707.15 (2025/26)
Lease Term:	N/A	TD:	N/A
Security Deposit:	N/A	Parcel #:	59-039-99-0001-707
Sale Price:	Contact Broker	Assessor #:	N/A
Sale Terms:	Contact Broker	Date Available:	Immediately

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

Tenant Responsibilities: N/A

Comments: Prime commercial office/retail opportunity at the lighted intersection of Allen and King Roads in Woodhaven, MI. This freestanding 7,574 sq. ft. former restaurant sits on 1.56 acres in one of Downriver's strongest commercial corridors. Surrounded by high-traffic anchors including Walmart Supercenter, Home Depot, Target, Meijer, and many national tenants. Convenient I-75 access provides connectivity to Detroit Metro Airport, Downriver communities, and major area employers, including Ford facilities. Located within a thriving mixed-use environment with strong retail demand, new development, and daytime population. Ideal for an owner-user, investor seeking income potential, or medical/professional practice looking for visibility near major retail and residential density. Contact Broker for Pricing.

Broker: SIGNATURE ASSOCIATES

Agent(s):

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