

# PARDEE ROAD OUTLOT SITE

PARDEE ROAD OUTLOT | TAYLOR, MI

For Lease/Build-to-Suit



## PROPERTY HIGHLIGHTS

- Outstanding location across from Southland Center & numerous National retailers
- Join Home2 Suites by Hilton
- Site can accommodate a building up to 4,699 SF
- Ground lease or Built-to-Suit options available
- Shadow outlot to Meijer
- 1.32 Acre site with ample parking
- Pad ready with all underground utilities and parking lot completed



KEVIN JAPPAYA, CCIM

248.851.8900

kjappaya@kjcre.com



30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.

# PARDEE ROAD OUTLOT SITE

PARDEE ROAD OUTLOT | TAYLOR, MI

For Lease/Build-to-Suit

## OFFERING SUMMARY

Lease Rate:	Contact Broker
Zoning:	B-2, Regional Business District
Year Built:	2019
Building Size:	4,699 SF
Parking:	58 + Overflow

## PROPERTY DESCRIPTION

Outlot available next to a Home2 Suites by Hilton. The site can accommodate up to 4,699 SF of retail/restaurant space. Pad ready with all underground utilities and parking lot completed. Outstanding location across from Southland Center, a 900,000 + SF enclosed mall with Macy's, JCPenny, Cinemark Theatre, Best Buy, and many more.

## LOCATION DESCRIPTION

Located on the west side of Pardee Road north of Eureka Road and south of Superior Parkway. Conveniently located near numerous restaurants, retailers, and offices. Just 1.2 miles from I-75.

## SURROUNDING BUSINESSES

Southland Center Mall, Cinemark, Target, Meijer, Home Depot, Art Van, Kohl's, Starbucks, Texas Roadhouse, BJ's Restaurant, and many more retailers.



30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.

KEVIN JAPPAYA, CCIM  
248.851.8900  
kjappaya@kjcre.com





# PARDEE ROAD OUTLOT SITE

PARDEE ROAD OUTLOT | TAYLOR, MI

For Lease/Build-to-Suit



30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | [kjcre.com](http://kjcre.com)

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.

KEVIN JAPPAYA, CCIM

248.851.8900

[kjappaya@kjcre.com](mailto:kjappaya@kjcre.com)







# PARDEE ROAD OUTLOT SITE

PARDEE ROAD OUTLOT | TAYLOR, MI

For Lease/Build-to-Suit



**KEVIN JAPPAYA, CCIM**

248.851.8900

[kjappaya@kjcre.com](mailto:kjappaya@kjcre.com)

30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | [kjcre.com](http://kjcre.com)

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.





# PARDEE ROAD OUTLOT SITE

# PARDEE ROAD OUTLOT | TAYLOR, MI

## For Lease/Build-to-Suit



**KEVIN JAPPAYA, CCIM**

248.851.8900

kjappaya@kjcre.com



30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | [kjcre.com](http://kjcre.com)

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.

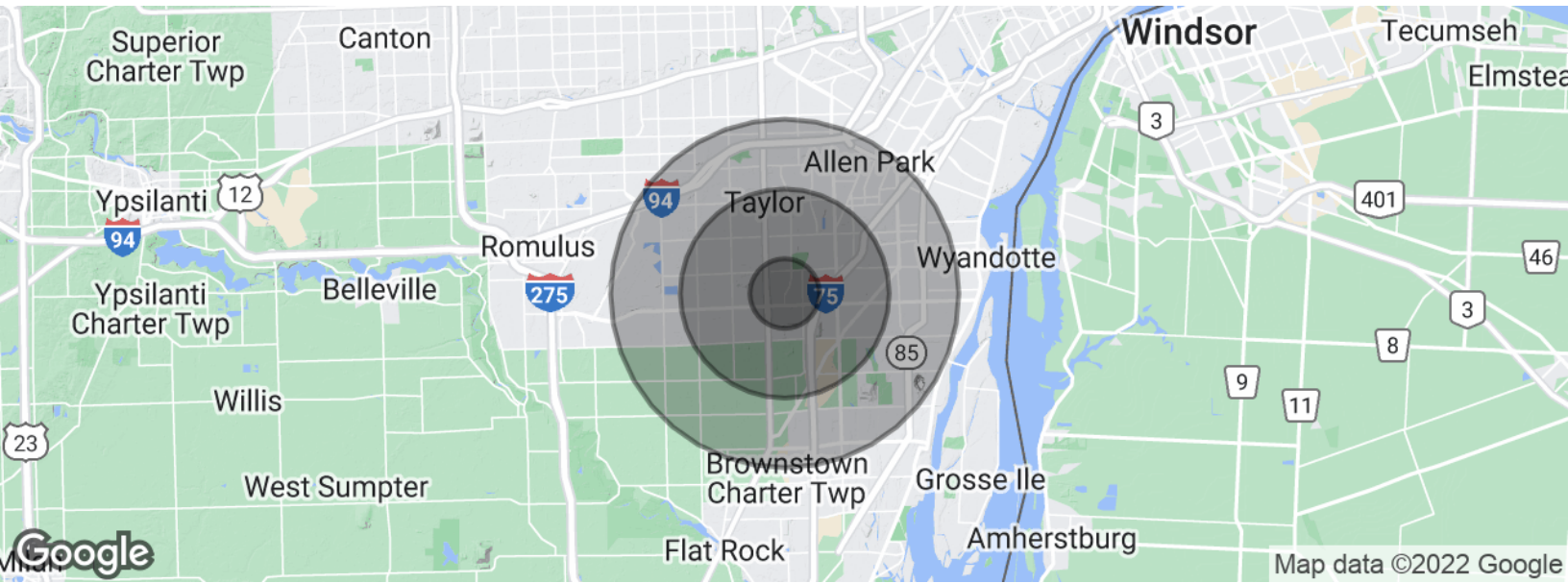
Page 6



# PARDEE ROAD OUTLOT SITE

PARDEE ROAD OUTLOT | TAYLOR, MI

For Lease/Build-to-Suit



POPULATION	1 MILE	3 MILES	5 MILES
Total population	12,691	85,240	253,641
Median age	35.8	38.5	38.2
Median age (Male)	35.9	37.7	36.9
Median age (Female)	36.1	39.3	39.2
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	4,492	32,204	98,355
# of persons per HH	2.8	2.6	2.6
Average HH income	\$50,683	\$57,962	\$57,274
Average house value	\$144,359	\$146,775	\$138,199

\* Demographic data derived from 2020 ACS - US Census



KEVIN JAPPAYA, CCIM

248.851.8900

kjappaya@kjcre.com



30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.