

1301 – 1349 N. TELEGRAPH ROAD
MONROE, MI 48162

RETAIL SPACE FOR LEASE

Up to 9,480 Square Feet Available



**SIGNATURE
ASSOCIATES**
KNOW SIGNATURE | KNOW RESULTS

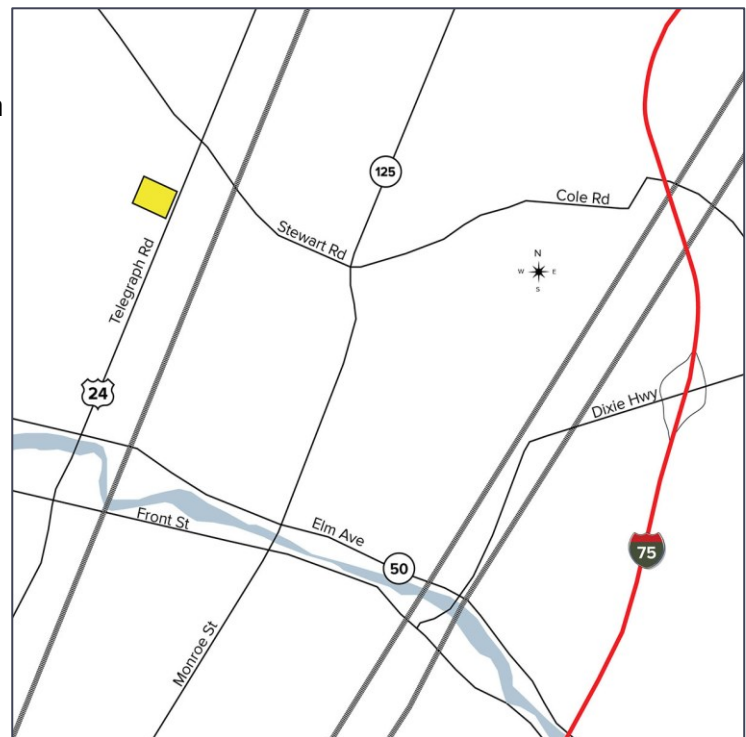
FULL-SERVICE COMMERCIAL REAL ESTATE

HAMPTON PLAZA NORTH



PROPERTY FEATURES

- Highly visible neighborhood shopping center in the heart of the primary commercial corridor of Frenchtown Township in Monroe, Michigan
- 90 shared parking spaces
- Prominent signage and signalized intersection
- Zoned Commercial
- Ideal fit for medical clinics, professional offices, personal care services, quick-service restaurants, specialty retail
- Available immediately - offering clean, well-maintained modern retail/office suites
- Anchored by a strong mix of national, regional, and service-driven tenants
- Lease Rate: \$12.00 - \$15.00/sq. ft. NNN



For more information, please contact:

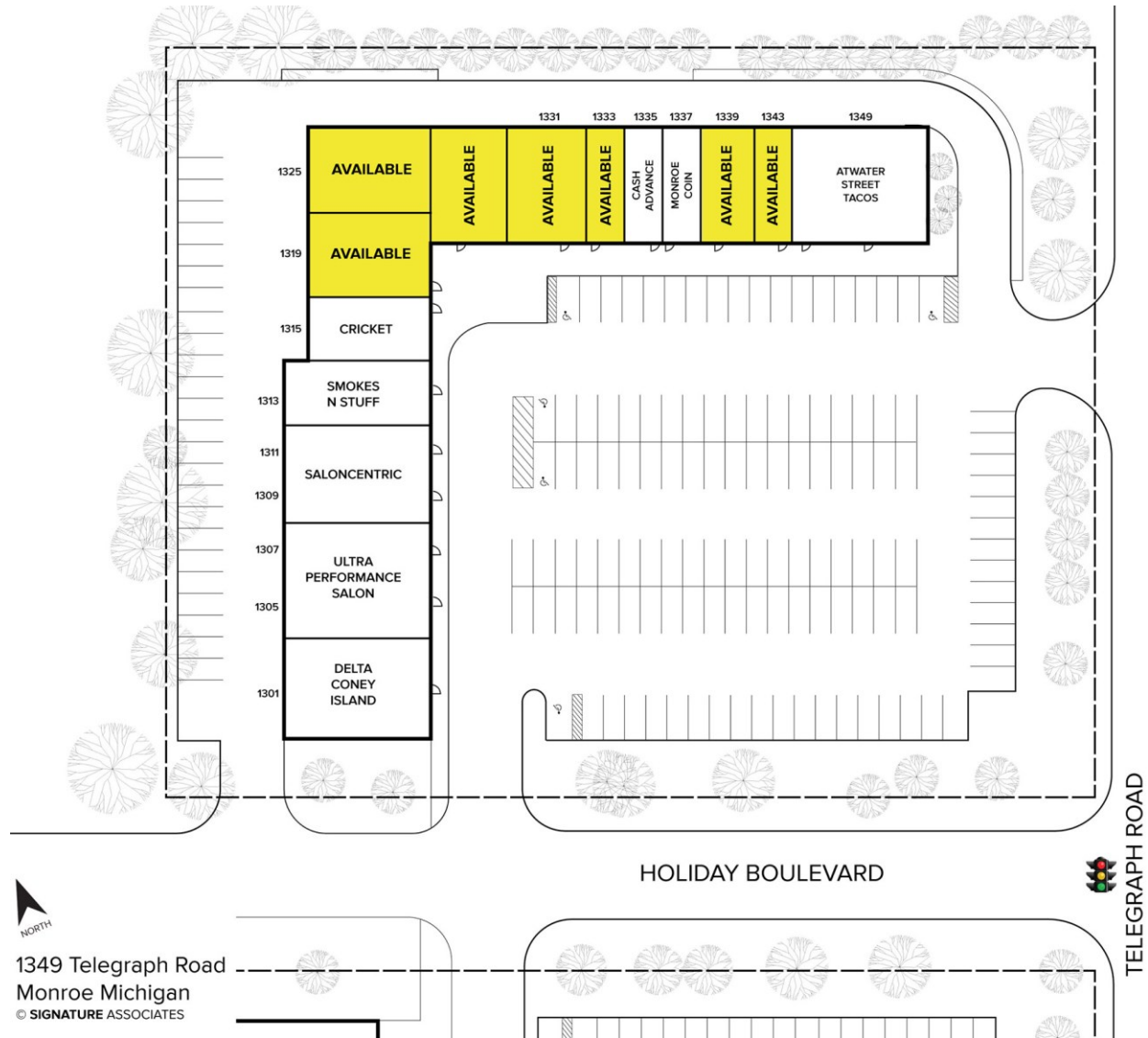
THOMAS FRITZ, CCIM
(734) 625 7100 or (419) 249 7070
tfritz@signatureassociates.com

SIGNATURE ASSOCIATES
7150 Granite Circle, Suite 200
Toledo, Ohio 43617
www.signatureassociates.com

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AVAILABILITY		
UNIT	TOTAL SF	RATE
1319	2,500	\$15.00/SF NNN
1325	2,980	\$12.00/SF NNN
1331	1,600	\$15.00/SF NNN
1333	800	\$16.00/SF NNN
1339	800	\$16.00/SF NNN
1343	800	\$16.00/SF NNN

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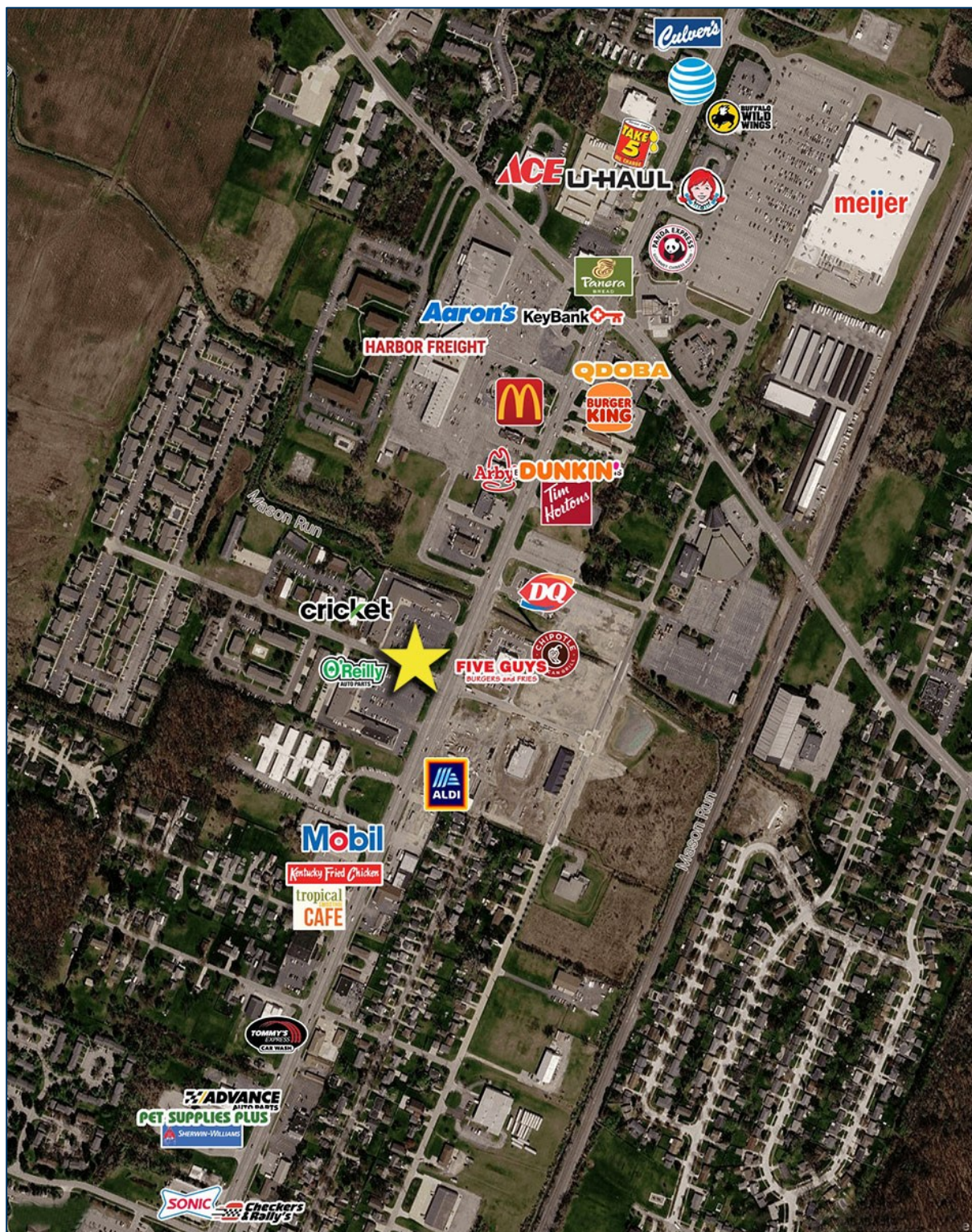
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DEMOGRAPHICS

	POPULATION	MED. HH INCOME
1 MILE	6,769	\$48,494
3 MILE	36,473	\$65,357
5 MILE	53,609	\$69,254

TRAFFIC COUNTS (TWO-WAY)

25,267	N. Telegraph Road
7,529	Stewart Road

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