

RETAIL SPACE FOR LEASE



**3348 Twelve Mile Road
Berkley, MI 48072**

Insite
COMMERCIAL

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Location: 3348 Twelve Mile Road
Berkley, MI 48072

Total Building Size: 812 SF

Available Space 812 SF

Lease Rate: \$25.00 PSF NNN

Zoning: Twelve Mile District

Demographics within

5 Mile Radius:

Population:	319,546 people
Households:	146,130 homes
Avg. HH Income:	\$127,698 USD
Traffic Count:	15,004 VPD

Comments: Located in the heart of Downtown Berkley, with excellent visibility and signage along 12 Mile Rd. Building comes with rare dedicated parking, which may be used for outdoor seating.

For Information Contact:

Mo Abubars

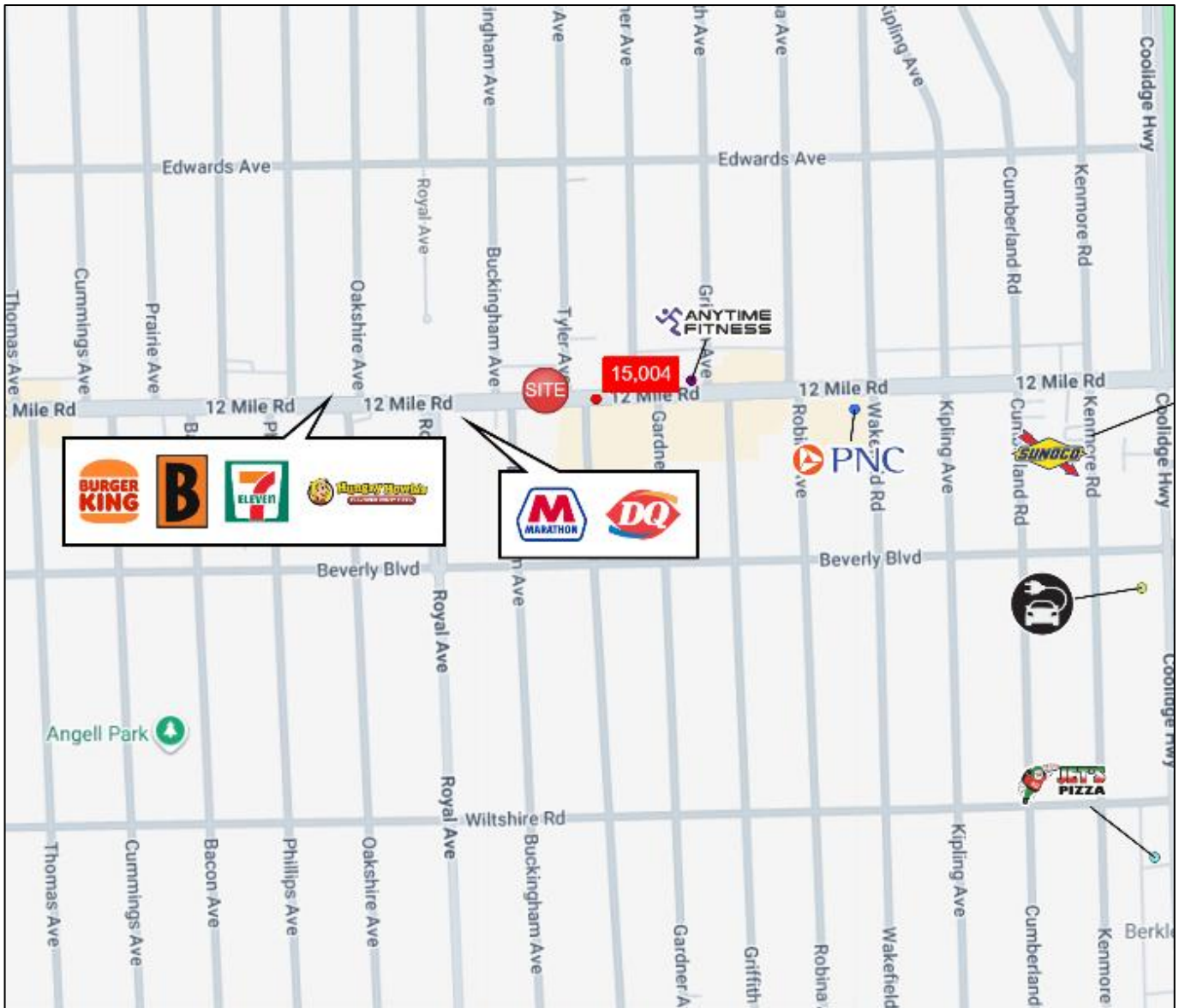
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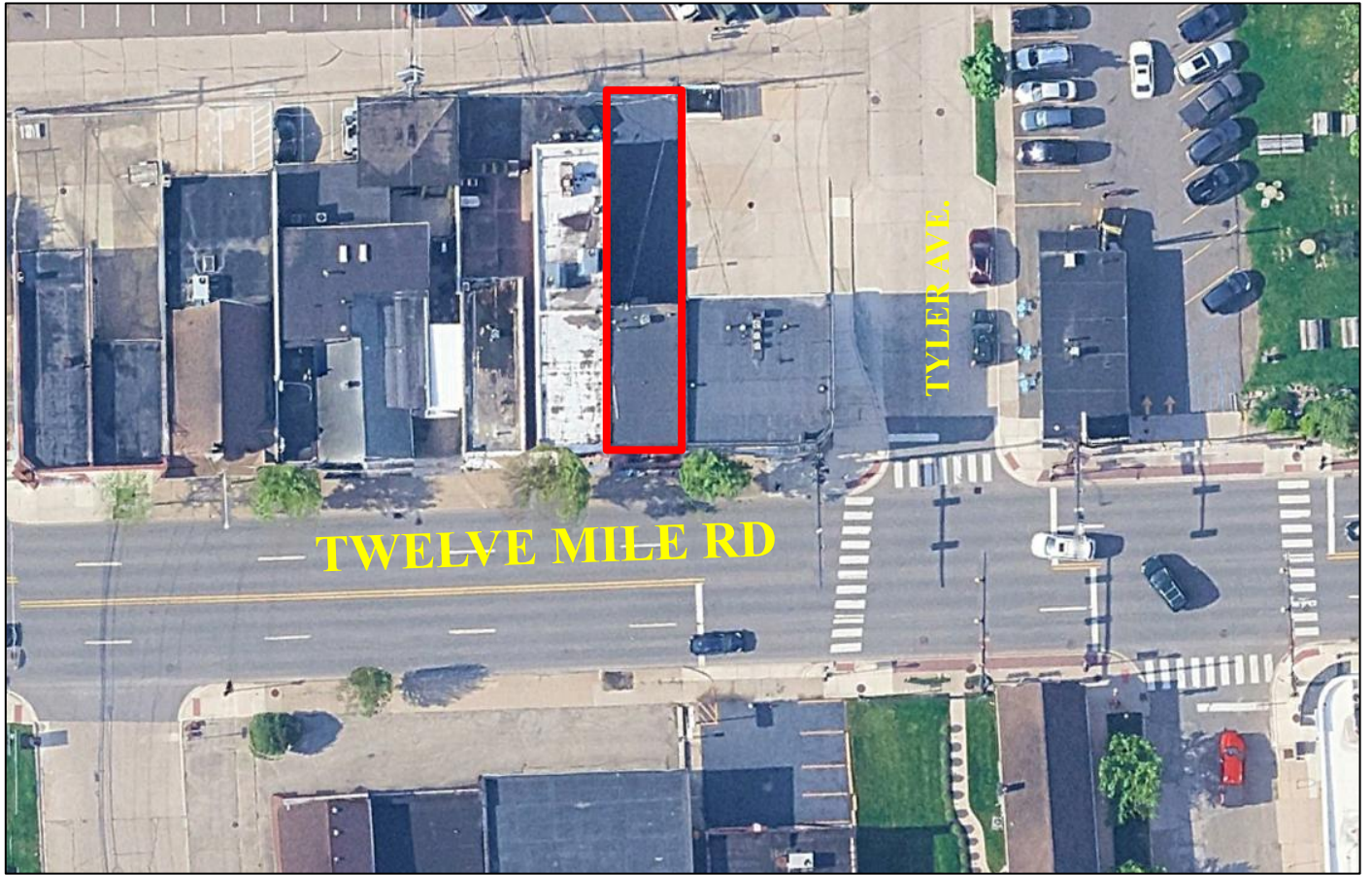


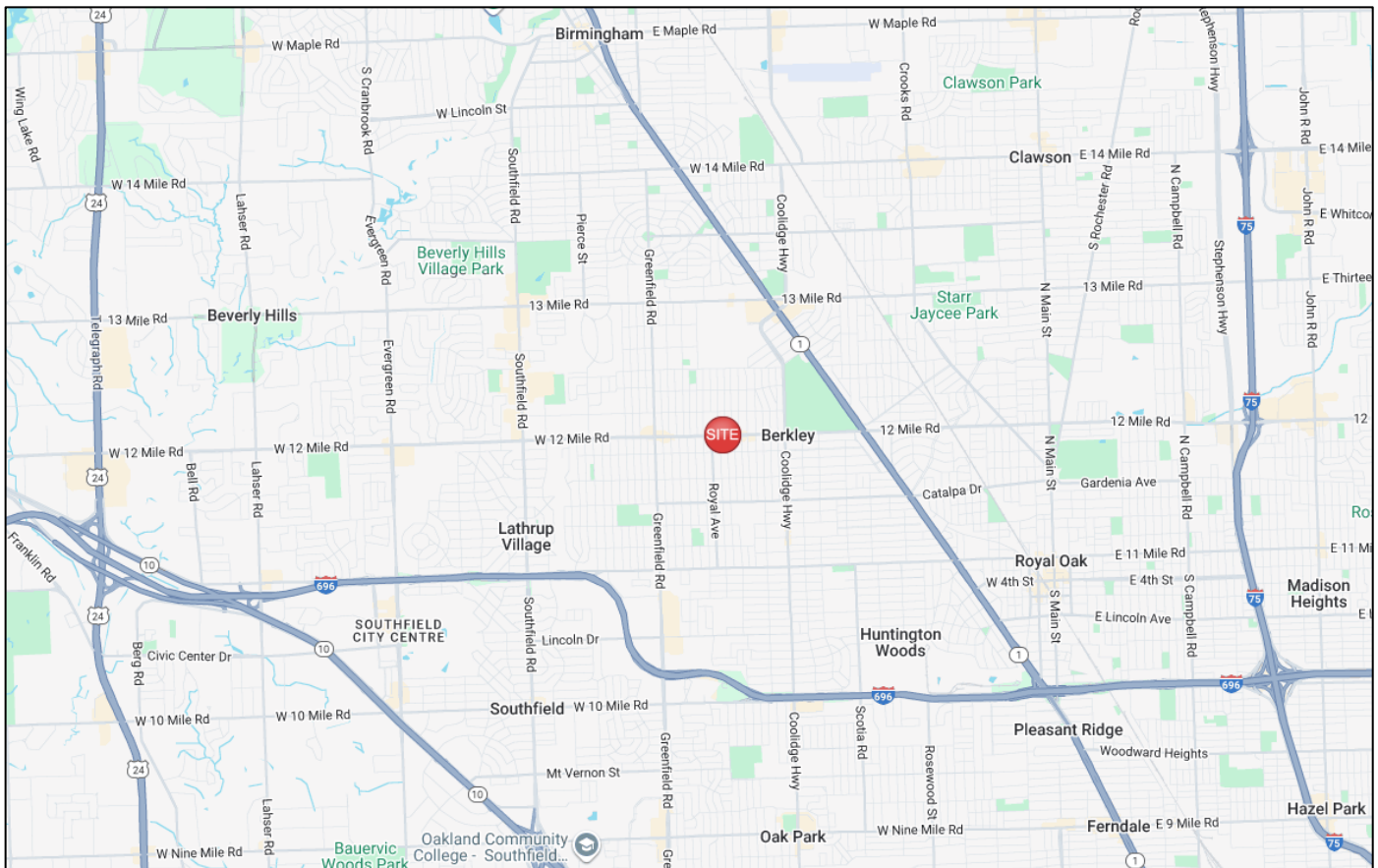
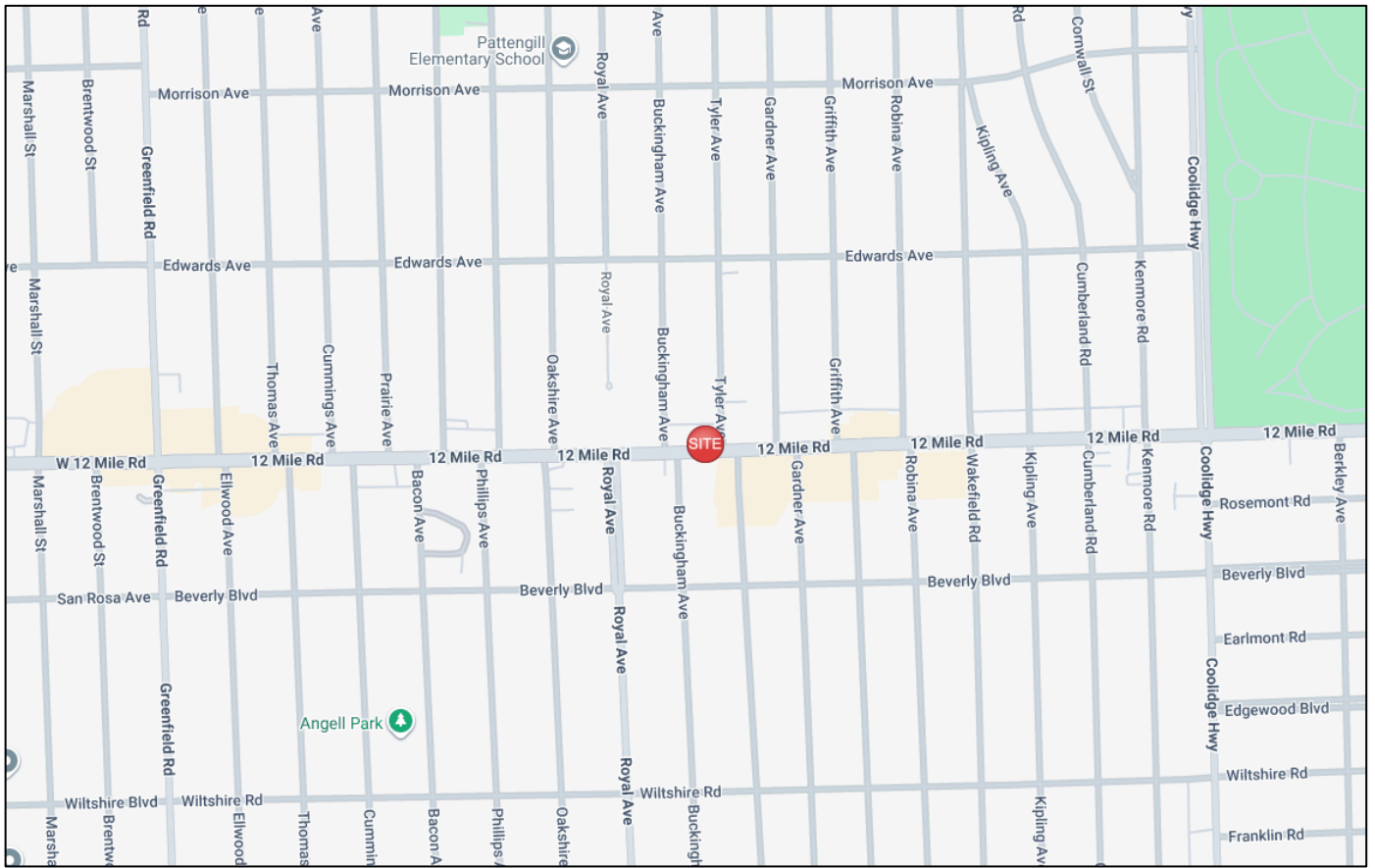




RETAILER MAP







Full Profile

2010-2020 Census, 2025 Estimates with 2030 Projections
Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 42.5031/-83.1931

3348 12 Mile Rd Berkley, MI 48072	1 mi radius	3 mi radius	5 mi radius
Population			
2025 Estimated Population	16,367	135,608	319,546
2030 Projected Population	15,999	132,964	314,912
2020 Census Population	16,089	134,293	312,623
2010 Census Population	15,877	130,487	306,280
Projected Annual Growth 2025 to 2030	-0.4%	-0.4%	-0.3%
Historical Annual Growth 2010 to 2025	0.2%	0.3%	0.3%
Households			
2025 Estimated Households	7,366	62,424	146,130
2030 Projected Households	7,315	62,374	146,602
2020 Census Households	7,114	60,785	140,836
2010 Census Households	6,906	57,741	134,038
Projected Annual Growth 2025 to 2030	-0.1%	-	-
Historical Annual Growth 2010 to 2025	0.4%	0.5%	0.6%
Age			
2025 Est. Population Under 10 Years	11.0%	10.2%	10.1%
2025 Est. Population 10 to 19 Years	9.5%	10.1%	10.1%
2025 Est. Population 20 to 29 Years	13.7%	13.2%	13.8%
2025 Est. Population 30 to 44 Years	25.3%	21.7%	22.1%
2025 Est. Population 45 to 59 Years	18.0%	18.5%	18.5%
2025 Est. Population 60 to 74 Years	16.8%	18.7%	17.8%
2025 Est. Population 75 Years or Over	5.7%	7.6%	7.5%
2025 Est. Median Age	37.7	40.4	40.0
Marital Status & Gender			
2025 Est. Male Population	49.2%	48.3%	48.5%
2025 Est. Female Population	50.8%	51.7%	51.5%
2025 Est. Never Married	34.3%	37.3%	39.1%
2025 Est. Now Married	45.0%	43.2%	40.8%
2025 Est. Separated or Divorced	16.3%	14.7%	14.9%
2025 Est. Widowed	4.4%	4.9%	5.1%
Income			
2025 Est. HH Income \$200,000 or More	14.5%	16.8%	15.6%
2025 Est. HH Income \$150,000 to \$199,999	12.6%	11.3%	10.4%
2025 Est. HH Income \$100,000 to \$149,999	22.7%	18.6%	17.8%
2025 Est. HH Income \$75,000 to \$99,999	12.8%	13.4%	13.0%
2025 Est. HH Income \$50,000 to \$74,999	12.1%	15.0%	15.5%
2025 Est. HH Income \$35,000 to \$49,999	7.1%	7.8%	8.7%
2025 Est. HH Income \$25,000 to \$34,999	7.2%	6.1%	6.0%
2025 Est. HH Income \$15,000 to \$24,999	5.1%	5.1%	5.1%
2025 Est. HH Income Under \$15,000	5.9%	5.8%	7.7%
2025 Est. Average Household Income	\$120,100	\$131,564	\$127,698
2025 Est. Median Household Income	\$98,615	\$100,924	\$98,790
2025 Est. Per Capita Income	\$54,106	\$60,626	\$58,497
2025 Est. Total Businesses	1,187	7,928	21,433
2025 Est. Total Employees	7,322	71,539	247,063

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Race			
2025 Est. White	80.5%	68.0%	61.1%
2025 Est. Black	11.4%	24.2%	29.1%
2025 Est. Asian or Pacific Islander	3.2%	3.4%	5.3%
2025 Est. American Indian or Alaska Native	0.1%	0.1%	0.1%
2025 Est. Other Races	4.7%	4.2%	4.4%
Hispanic			
2025 Est. Hispanic Population	555	4,163	10,014
2025 Est. Hispanic Population	3.4%	3.1%	3.1%
2030 Proj. Hispanic Population	3.7%	3.4%	3.5%
2020 Hispanic Population	2.7%	2.7%	2.8%
Education (Adults 25 & Older)			
2025 Est. Adult Population (25 Years or Over)	12,240	100,899	237,408
2025 Est. Elementary (Grade Level 0 to 8)	1.3%	1.6%	1.7%
2025 Est. Some High School (Grade Level 9 to 11)	1.8%	2.2%	2.9%
2025 Est. High School Graduate	15.2%	13.8%	16.1%
2025 Est. Some College	18.6%	19.0%	19.7%
2025 Est. Associate Degree Only	10.2%	7.0%	7.4%
2025 Est. Bachelor Degree Only	31.7%	32.1%	29.5%
2025 Est. Graduate Degree	21.2%	24.4%	22.6%
Housing			
2025 Est. Total Housing Units	7,655	64,821	152,787
2025 Est. Owner-Occupied	73.6%	65.4%	61.0%
2025 Est. Renter-Occupied	22.6%	30.9%	34.6%
2025 Est. Vacant Housing	3.8%	3.7%	4.4%
Homes Built by Year			
2025 Homes Built 2010 or later	4.7%	4.9%	4.6%
2025 Homes Built 2000 to 2009	3.2%	3.9%	4.3%
2025 Homes Built 1990 to 1999	3.0%	3.8%	4.2%
2025 Homes Built 1980 to 1989	1.8%	4.1%	4.9%
2025 Homes Built 1970 to 1979	7.8%	11.6%	12.4%
2025 Homes Built 1960 to 1969	12.0%	18.3%	16.3%
2025 Homes Built 1950 to 1959	24.5%	27.7%	26.4%
2025 Homes Built Before 1949	39.2%	22.1%	22.6%
Home Values			
2025 Home Value \$1,000,000 or More	0.7%	2.3%	4.1%
2025 Home Value \$500,000 to \$999,999	8.7%	15.0%	14.7%
2025 Home Value \$400,000 to \$499,999	9.9%	11.0%	9.2%
2025 Home Value \$300,000 to \$399,999	27.8%	24.0%	19.2%
2025 Home Value \$200,000 to \$299,999	34.8%	29.6%	27.6%
2025 Home Value \$150,000 to \$199,999	9.4%	8.4%	10.8%
2025 Home Value \$100,000 to \$149,999	4.4%	5.3%	6.7%
2025 Home Value \$50,000 to \$99,999	2.2%	2.1%	4.5%
2025 Home Value \$25,000 to \$49,999	0.9%	1.2%	1.3%
2025 Home Value Under \$25,000	1.3%	1.1%	1.9%
2025 Median Home Value	\$290,119	\$334,629	\$336,657
2025 Median Rent	\$1,190	\$1,216	\$1,193

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Labor Force			
2025 Est. Labor Population Age 16 Years or Over	13,637	113,491	267,530
2025 Est. Civilian Employed	70.4%	65.8%	64.5%
2025 Est. Civilian Unemployed	2.1%	2.8%	3.2%
2025 Est. in Armed Forces	0.2%	0.1%	-
2025 Est. not in Labor Force	27.3%	31.3%	32.2%
2025 Labor Force Males	49.0%	47.7%	48.0%
2025 Labor Force Females	51.0%	52.3%	52.0%
Occupation			
2025 Occupation: Population Age 16 Years or Over	9,600	74,669	172,583
2025 Mgmt, Business, & Financial Operations	26.4%	24.6%	23.4%
2025 Professional, Related	30.3%	33.6%	32.6%
2025 Service	11.0%	11.4%	12.3%
2025 Sales, Office	19.8%	18.3%	18.2%
2025 Farming, Fishing, Forestry	-	0.1%	0.1%
2025 Construction, Extraction, Maintenance	5.4%	3.7%	3.9%
2025 Production, Transport, Material Moving	7.2%	8.2%	9.5%
2025 White Collar Workers	76.4%	76.5%	74.2%
2025 Blue Collar Workers	23.6%	23.5%	25.8%
Transportation to Work			
2025 Drive to Work Alone	72.0%	69.4%	70.0%
2025 Drive to Work in Carpool	7.1%	6.2%	6.4%
2025 Travel to Work by Public Transportation	0.2%	0.4%	0.5%
2025 Drive to Work on Motorcycle	-	-	-
2025 Walk or Bicycle to Work	2.2%	1.9%	1.8%
2025 Other Means	0.7%	0.6%	0.6%
2025 Work at Home	17.8%	21.5%	20.5%
Travel Time			
2025 Travel to Work in 14 Minutes or Less	24.2%	25.9%	23.6%
2025 Travel to Work in 15 to 29 Minutes	41.0%	42.0%	44.0%
2025 Travel to Work in 30 to 59 Minutes	32.6%	28.7%	28.7%
2025 Travel to Work in 60 Minutes or More	2.3%	3.4%	3.7%
2025 Average Travel Time to Work	23.0	21.9	22.1
Consumer Expenditure			
2025 Est. Total Household Expenditure	\$810.78 M	\$6.91 B	\$15.66 B
2025 Est. Apparel	\$14.95 M	\$126.6 M	\$287.54 M
2025 Est. Contributions, Tax and Retirement	\$248.67 M	\$2.14 B	\$4.76 B
2025 Est. Education	\$19.21 M	\$163.36 M	\$367.71 M
2025 Est. Entertainment	\$46.19 M	\$390.83 M	\$888.44 M
2025 Est. Food, Beverages, Tobacco	\$92.15 M	\$775.68 M	\$1.78 B
2025 Est. Health Care	\$47.17 M	\$409.49 M	\$951.27 M
2025 Est. Household Furnishings and Equipment	\$21.78 M	\$184.55 M	\$418.07 M
2025 Est. Household Operations, Shelter, Utilities	\$171.07 M	\$1.47 B	\$3.39 B
2025 Est. Miscellaneous Expenses	\$13.99 M	\$118.4 M	\$268.43 M
2025 Est. Personal Care	\$9.71 M	\$81.62 M	\$188.13 M
2025 Est. Transportation	\$125.89 M	\$1.05 B	\$2.36 B

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