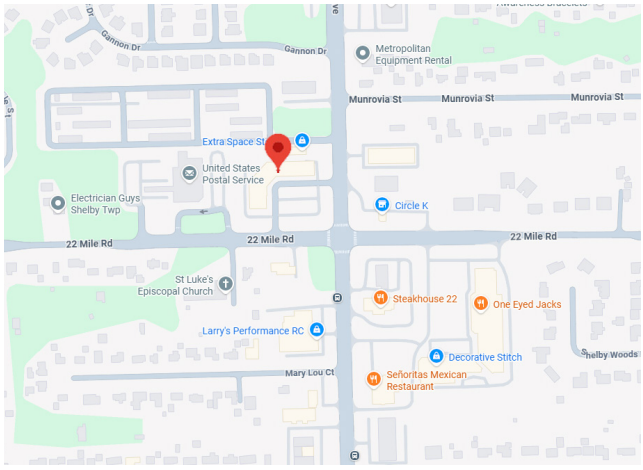


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49045-49125 VAN DYKE AVE, SHELBY TWP, MI 48317

PROPERTY OVERVIEW:

Three adjacent spaces available - flexible floorplan.
Join Tubbys, Wild Bill's Tobacco and others.
Heavy traffic and strong demographics.
Access from 22 Mile and Van Dyke.
Professionally managed plaza.



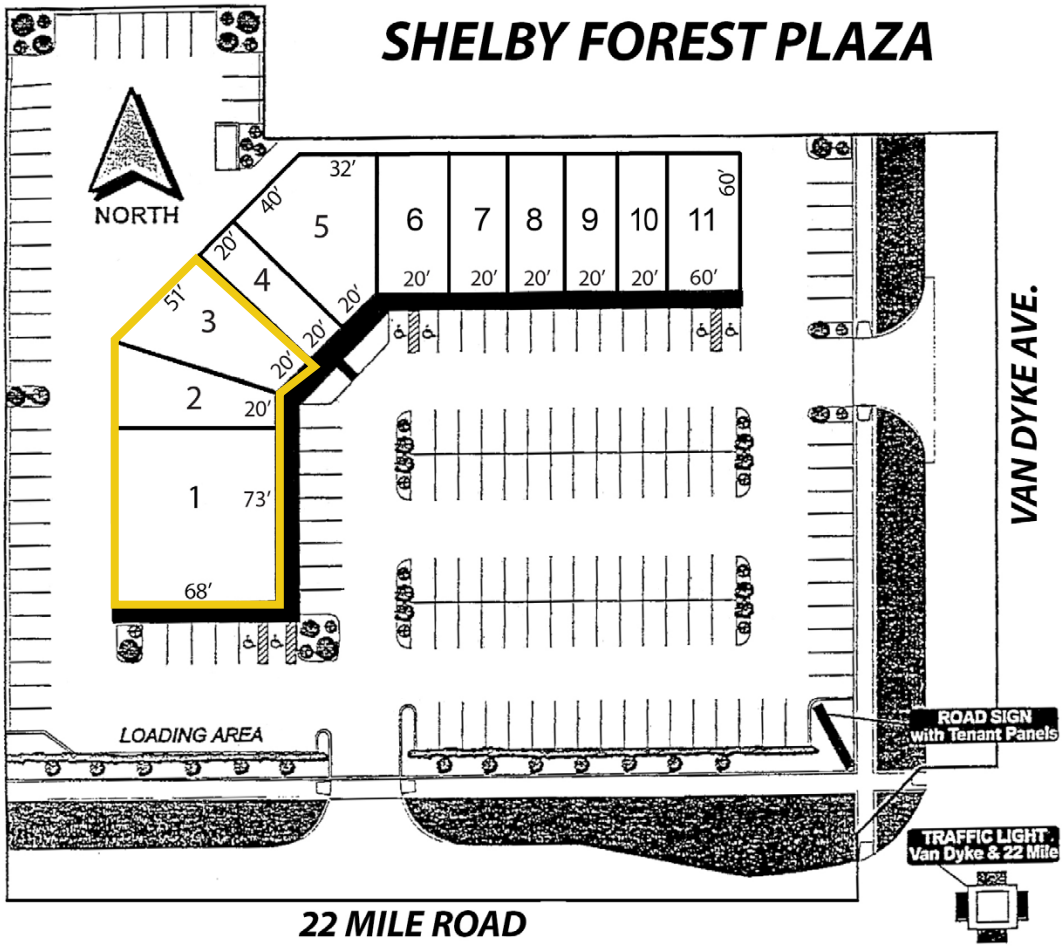
Property Type:	Retail
Cross Streets:	NW Corner Van Dyke and 22 Mile Road
Total Square Footage:	22,869
Building Name:	Shelby Forest Plaza
Minimum Square Footage:	1,904
Maximum Square Footage:	9,115
Year Built:	1996
Zoning:	C-1
Parking Spaces:	144 +/-
Lease Rate:	$16.50
Lease Type:	NNN (est. at $5.80/SF)

AGENT CONTACT INFO

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Matching the right people to the right place.

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Suite	Address	Tenant / Description
1	**49045**	**Available / 4,966 SF / Former Wellness Lounge**
2	**49069**	**Available / 1,904 SF / Former Essential Oils Outlet**
3	**49077**	**Available / 2,245 SF / Former Kitchen & Bath Designs**
4	*49085*	*Fadi's Lebanese Grill*
5	*49093*	*Duvall Hair Salon*
6	*49101*	*Bonnie's Boutique*
7	*49109*	*SushiRos*
8	*49117*	*Tubby's Steak N' Cheese*
9	*49119*	*Water to Go*
10	*49123*	*All Cities Driving School*
11	*49125*	*Wild Bill's Tobacco*

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TRADE AREA



