NEC OF TELEGRAPH & KING

NEC OF TELEGRAPH & KING | BROWNSTOWN TOWNSHIP, MI 48183 **For Sale/Lease/Build-To-Suit**

PROPERTY HIGHLIGHTS

- ≈ 2.25 acre hard corner site
- At a lighted intersection
- Prime development opportunity
- Just over one-mile from I-75 with close proximity to I-275
- Adjacent to proposed senior housing development
- Many allowable uses including retail, multi-family, medical offices/clinics, and much more
- For sale, lease, or build-to-suit

KJ COMMERCIAL REAL ESTATE ADVISORS

KEVIN JAPPAYA, CCIM
248.851.8900
kjappaya@kjcre.com

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

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OFFERING SUMMARY

Sale Price:	Contact Broker
Lease/Build-To-Suit:	Contact Broker
Parcel:	70-029-99-0005-704
Zoning:	TC, Town Center
Land Size:	≈ 2.25 Acres

PROPERTY DESCRIPTION

≈ 2.25 acre prime development opportunity on a signalized hard corner site. Just over one-mile from I-75 with close proximity to I-275. Adjacent to proposed senior housing development, with many allowable uses including retail, multi-family, medical offices/clinics, and much more. For sale, lease, or build-to-suit.

LOCATION DESCRIPTION

Located on the northeast corner of Telegraph Road and King Road. A little over a mile from I-75 and close proximity to I-275.

SURROUNDING BUSINESSES

Comerica Bank, Fifth Third Bank, Brownstown Parks & Recreation, Kroger, McDonald's

TRAFFIC (VEHICLES PER DAY)

Telegraph Road	15,734
King Road	8,130
(2WAY/ADT/CoStar 2018)	

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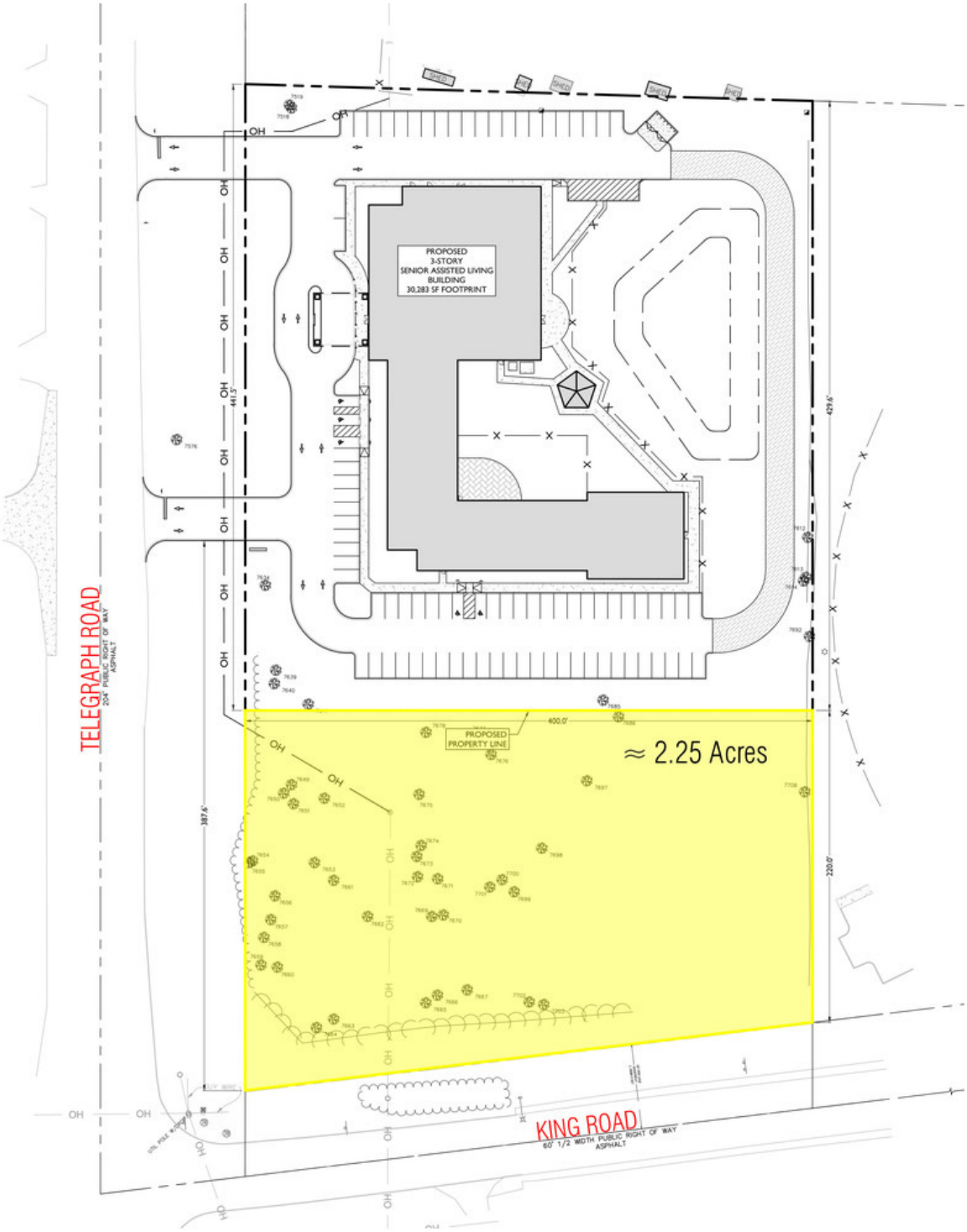

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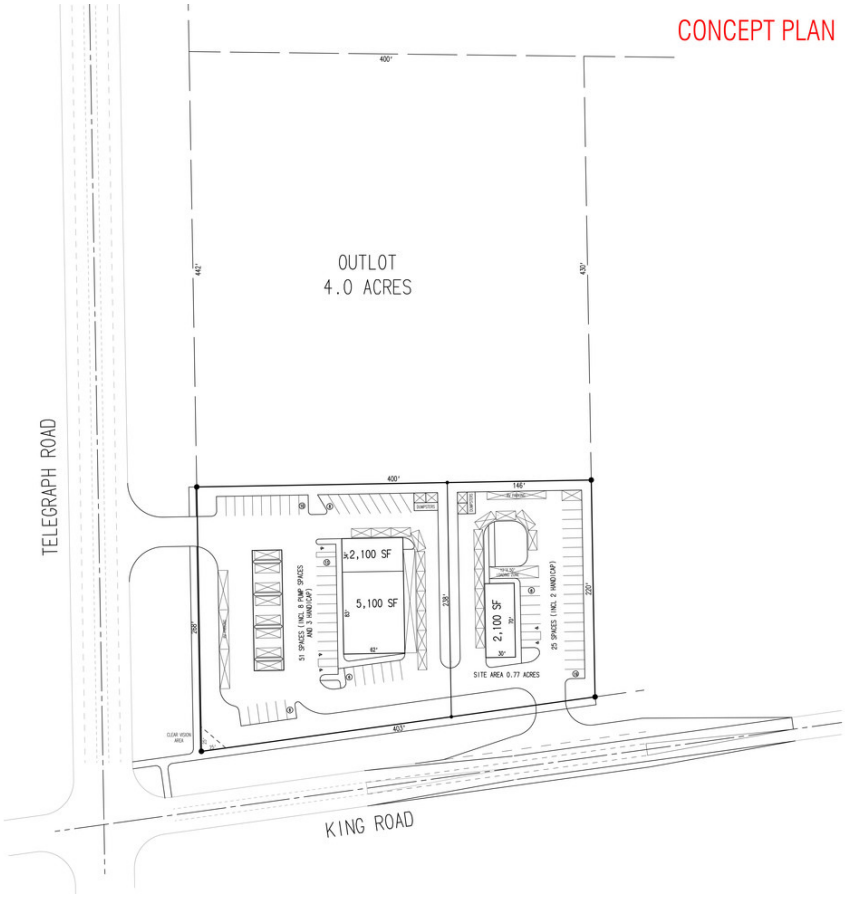

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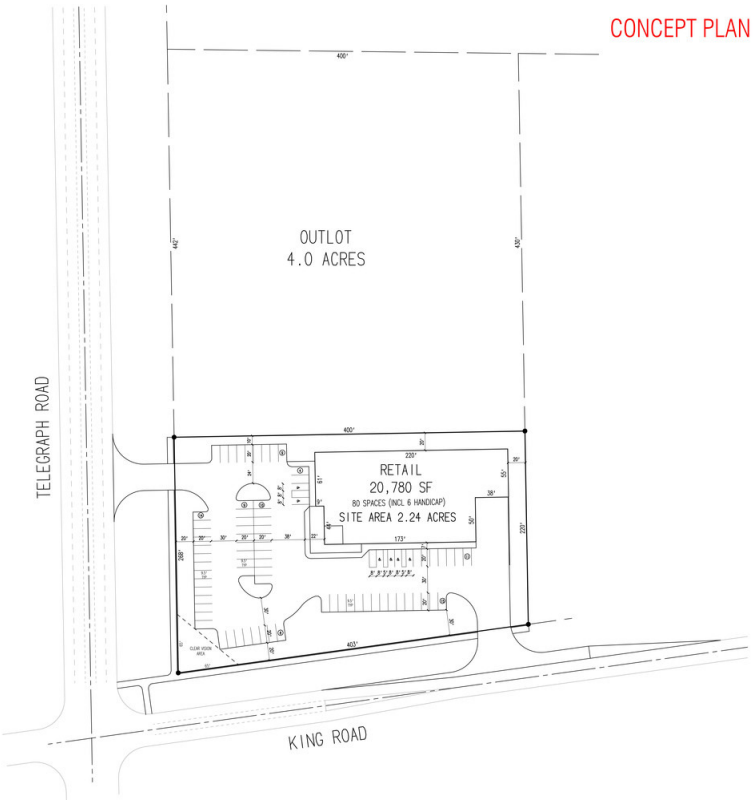

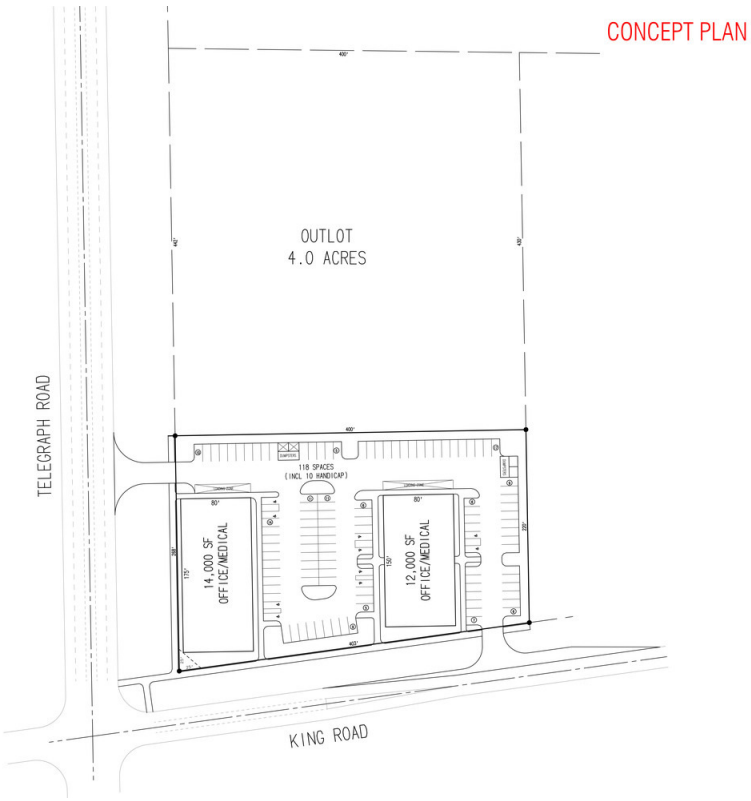

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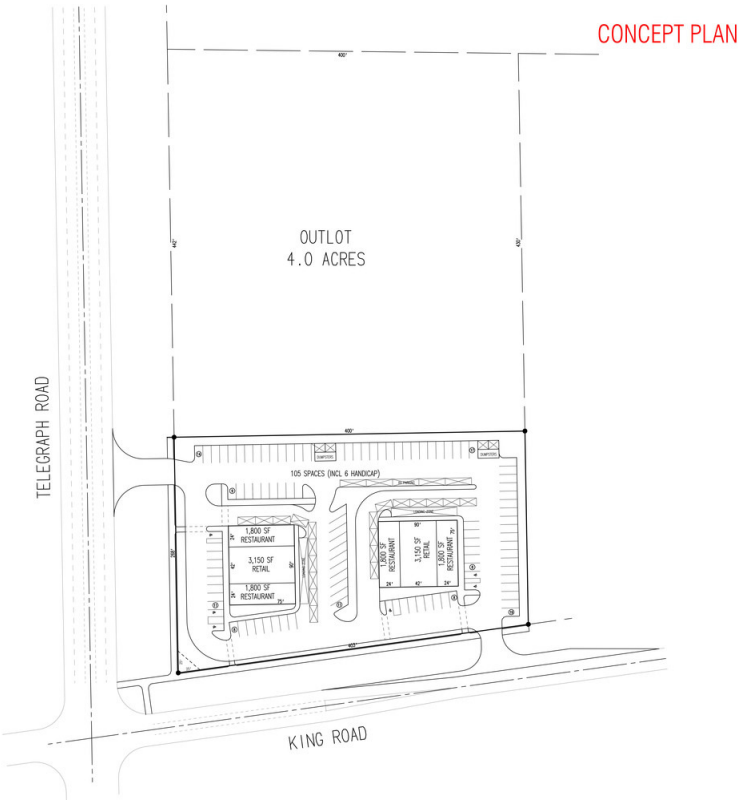

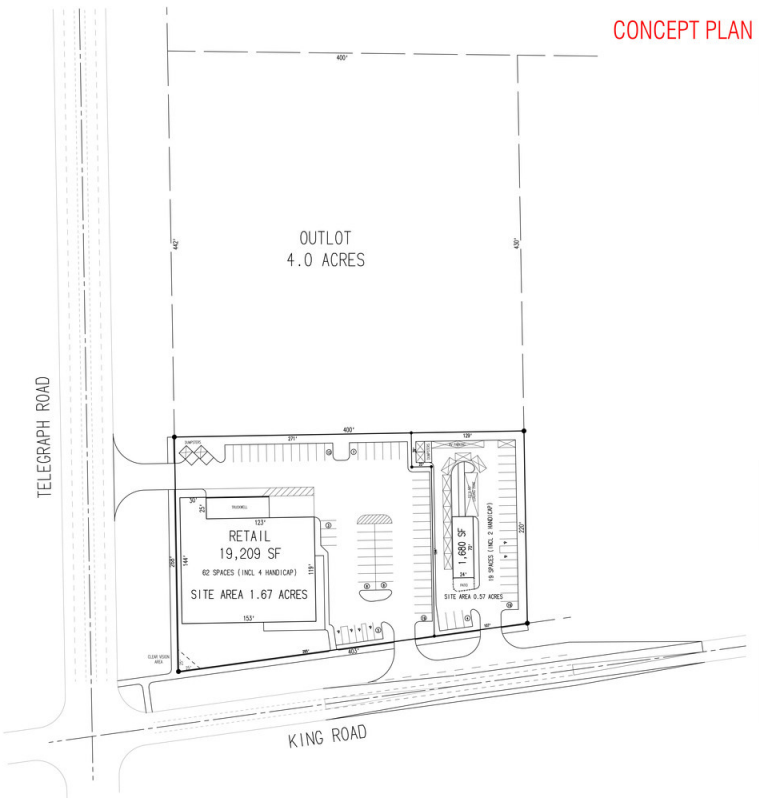

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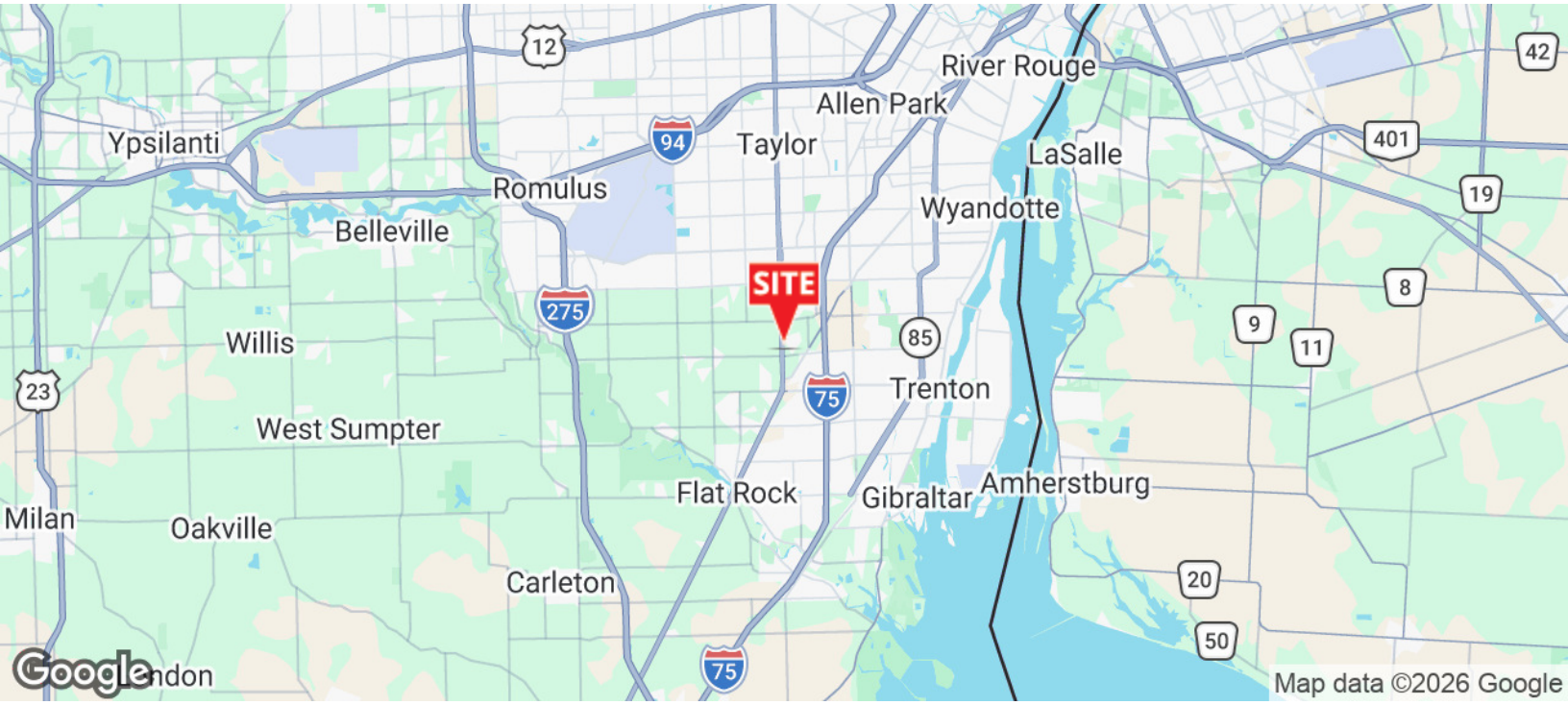

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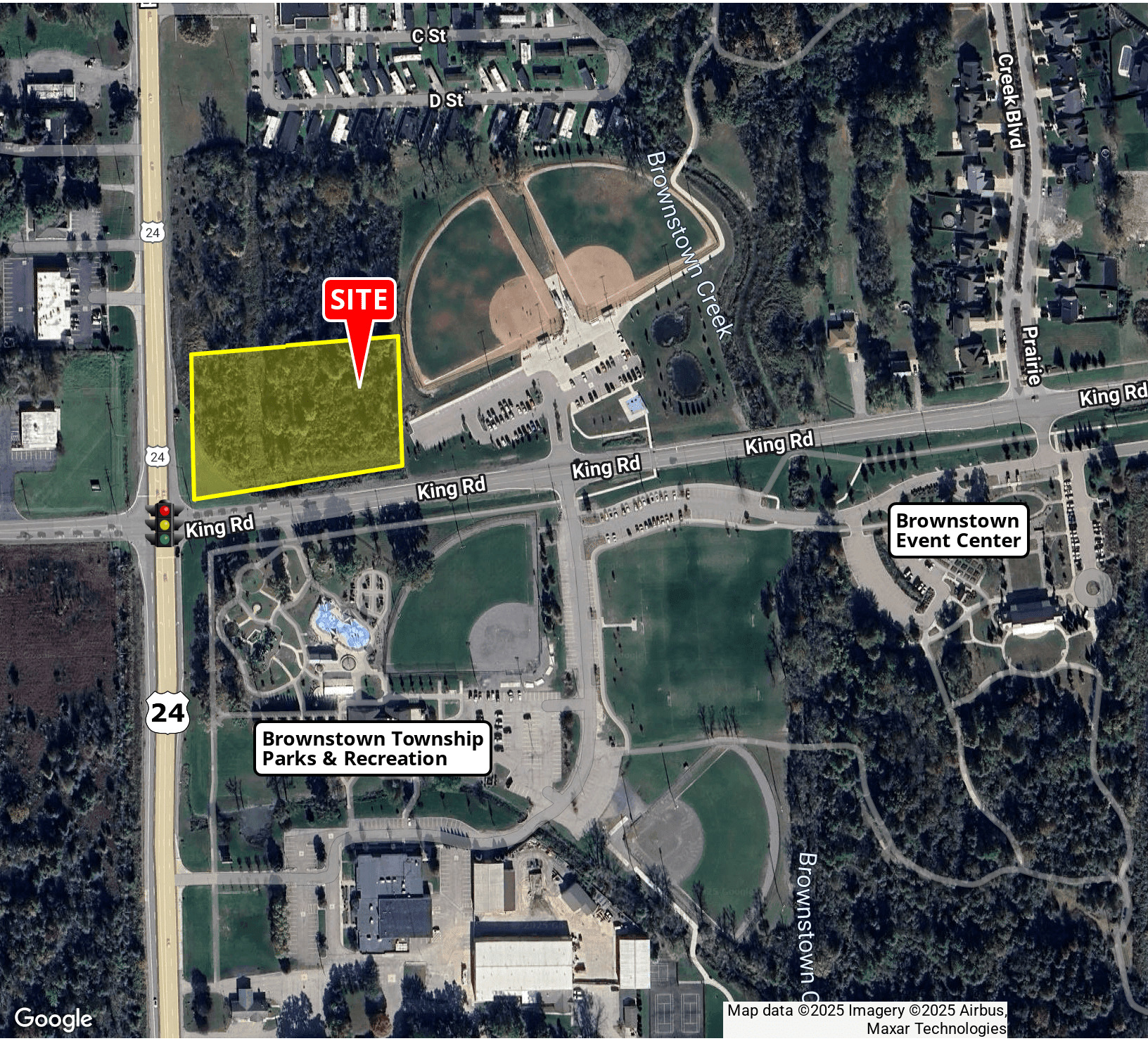

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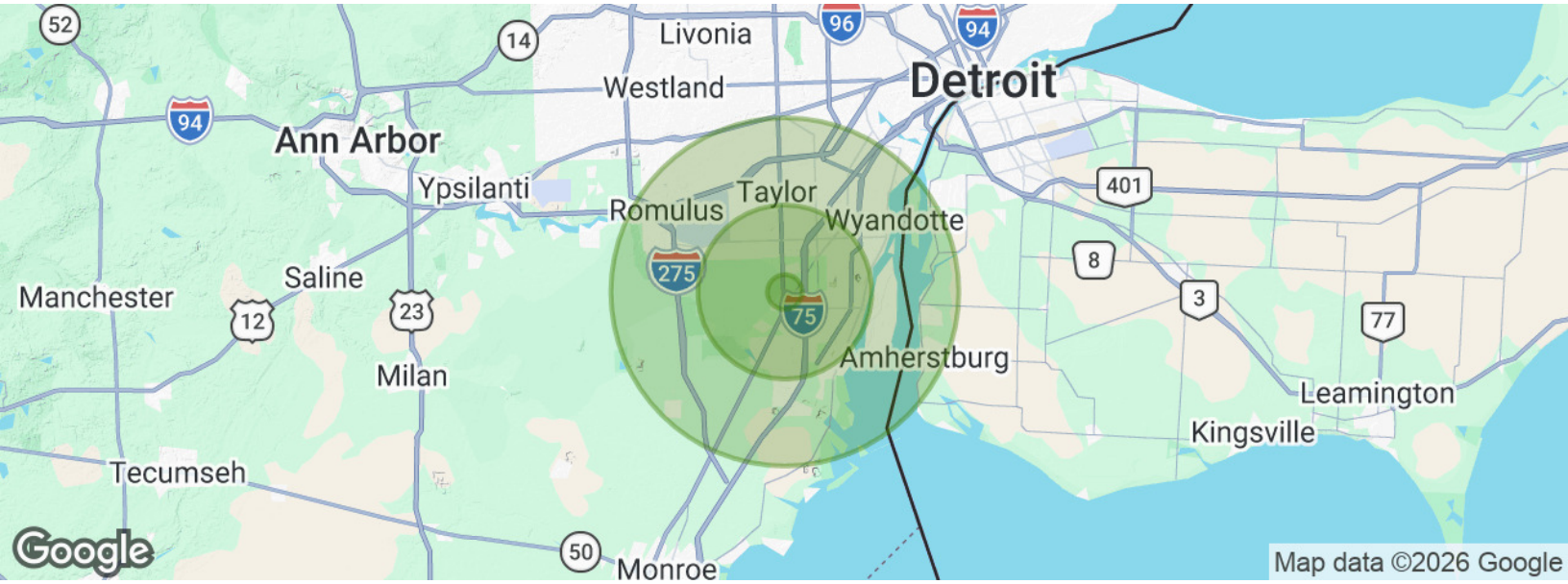

POPULATION	1 MILE	5 MILES	10 MILES
Total population	5,056	134,959	506,328
Median age	36.5	38.2	38.6
Median age (Male)	35.3	36.4	37.5
Median age (Female)	37.8	39.5	39.6

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total households	1,830	50,499	194,841
# of persons per HH	2.8	2.7	2.6
Average HH income	$72,377	$64,341	$60,647
Average house value	$191,462	$169,521	$160,467

** Demographic data derived from 2020 ACS - US Census*

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