



Retail For Sale or Lease

Property Name: Former Sav-Mor Drugs Store
Location: 201 Medical Center Drive
City, State: Carleton, MI
Cross Streets: Carlton Rockwood Road
County: Monroe
Zoning: C-1
Year Built: 2001

Total Building Sq. Ft.:	12,000	Property Type:	Garden Center
Available Sq. Ft.:	12,000	Bldg. Dimensions:	N/A
Min Cont. Sq. Ft.:	12,000	Total Acreage:	3.50
Max Cont. Sq. Ft.:	12,000	Land Dimensions:	N/A
Ceiling Height:	N/A	Parking:	109
Overhead Door(s) / Height:	0	Curb Cuts:	1
Exterior Construction:	N/A	Power:	Ample
Structural System:	N/A	Restrooms:	Yes
Heating:	Yes	Sprinklers:	No
Air-Conditioning:	Yes	Signage:	Pylon & Building
Basement:	No	Roof:	N/A
Number of Stories:	1	Floors:	N/A
Condition:	N/A	Delivery Area:	N/A

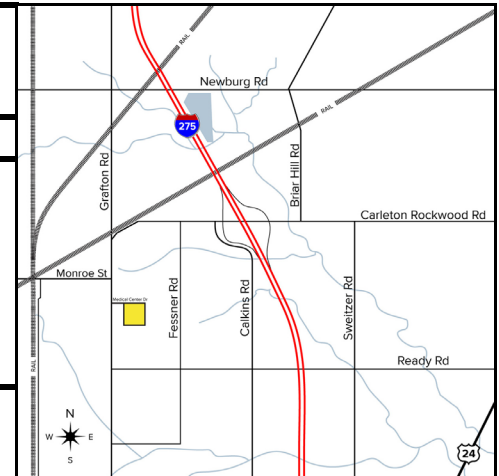
Population:		Median HH Income:		Traffic:	Yr: 2025	Count: 4,621	Grafton Rd. S. of Medical Center Dr. 2-Way
1 Mile:	2,388	1 Mile:	\$64,624		Yr: 2025	Count: 6,151	Grafton Rd. N. of Medical Center Dr. 2-Way
3 Miles:	6,641	3 Miles:	\$84,149		Yr: 2025	Count: 4,381	Carlton Rockwood Rd. NE of Grafton Rd. 2-Way
5 Miles:	23,647	5 Miles:	\$82,268		Yr: 2025	Count: 1,122	Medical Center Dr. E. of Grafton Rd. 2-Way
Current Tenant(s): N/A				Major Tenants: N/A			

Lease Rate:	TBD	Improvement Allowance:	N/A
Lease Type:	TBD	Options:	N/A
Monthly Rate:	TBD	Taxes:	\$18,550.03 (2025)
Lease Term:	N/A	TD:	N/A
Security Deposit:	N/A	Parcel #:	01-016-037-35
Sale Price:	TBD	Assessor #:	N/A
Sale Terms:	N/A	Date Available:	Immediately

Utilities	Electric: Yes
Sanitary Sewer: No	Gas: Yes
Storm Sewer: No	Water: Yes

Tenant Responsibilities: N/A

Comments: Former Sav-Mor drug store for sale or lease. Situated on 3.5 acres and ideal for many retail, medical or office uses.



Broker: SIGNATURE ASSOCIATES

Agent(s):

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