

8210 MERRIMAN ROAD

8210 MERRIMAN ROAD | ROMULUS, MI 48174

Restaurant/Retail For Sale/Lease



PROPERTY HIGHLIGHTS

- 5,557 SF restaurant for sale or lease
- Minutes from Detroit Metro Airport (DTW) that sees over 33 million travelers annually
- Surrounded by 27+ hotels within a 3-mile radius and 7+ airport parking operators
- Turn-key operation for an owner-operator
- Possible redevelopment for a drive-thru QSR, multi-tenant retail/medical, or car wash
- Building & Pylon Signage visible to over 21,000 VPD



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Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.



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OFFERING SUMMARY

Sale Price:	Contact Broker
Lease Rate:	Contact Broker
Parcel:	80-040-99-0003-719
Zoning:	RC, Regional Center
Year Built:	1984
Land Size:	1.52 Acres
Building Size:	5,557 SF
Parking:	±75

AVAILABLE SPACES

SIZE (SF)

8210:	5,557 SF
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TAXES

Winter 2025:	\$5,793.91
Summer 2026:	\$22,603.11
Total:	\$28,397.02

PROPERTY DESCRIPTION

5,557 SF restaurant for sale or lease. Minutes from Detroit Metro Airport (DTW) that sees over 33 million travelers annually. Surrounded by 27+ hotels within a 3-mile radius and 7+ airport parking operators. Turn-key operation for an owner-operator. Possible redevelopment for a drive-thru QSR, multi-tenant retail/medical, or car wash. Building & Pylon Signage visible to over 21,000 VPD.

LOCATION DESCRIPTION

Located on Merriman Road, just north of I-94 and Detroit Metro Airport in Romulus, MI.

SURROUNDING BUSINESSES

Detroit Metro Airport (DTW), Hampton Inn & Suites, Hilton Garden Inn, Fairfield, Sheraton, Springhill Suites, Holiday Inn, Clarion, Embassy Suites, Howard Johnson, Airlines Parking, Burger Bar, Thai Metro Bistro, Tropical Smoothie Cafe, Lefty's Cheesesteaks, Starbucks, Barrio Burrito Bar, and more.

TRAFFIC (VEHICLES PER DAY)

Merriman Road	25,022
Smith Road	1,237

(2WAY/ADT/CoStar 2025)



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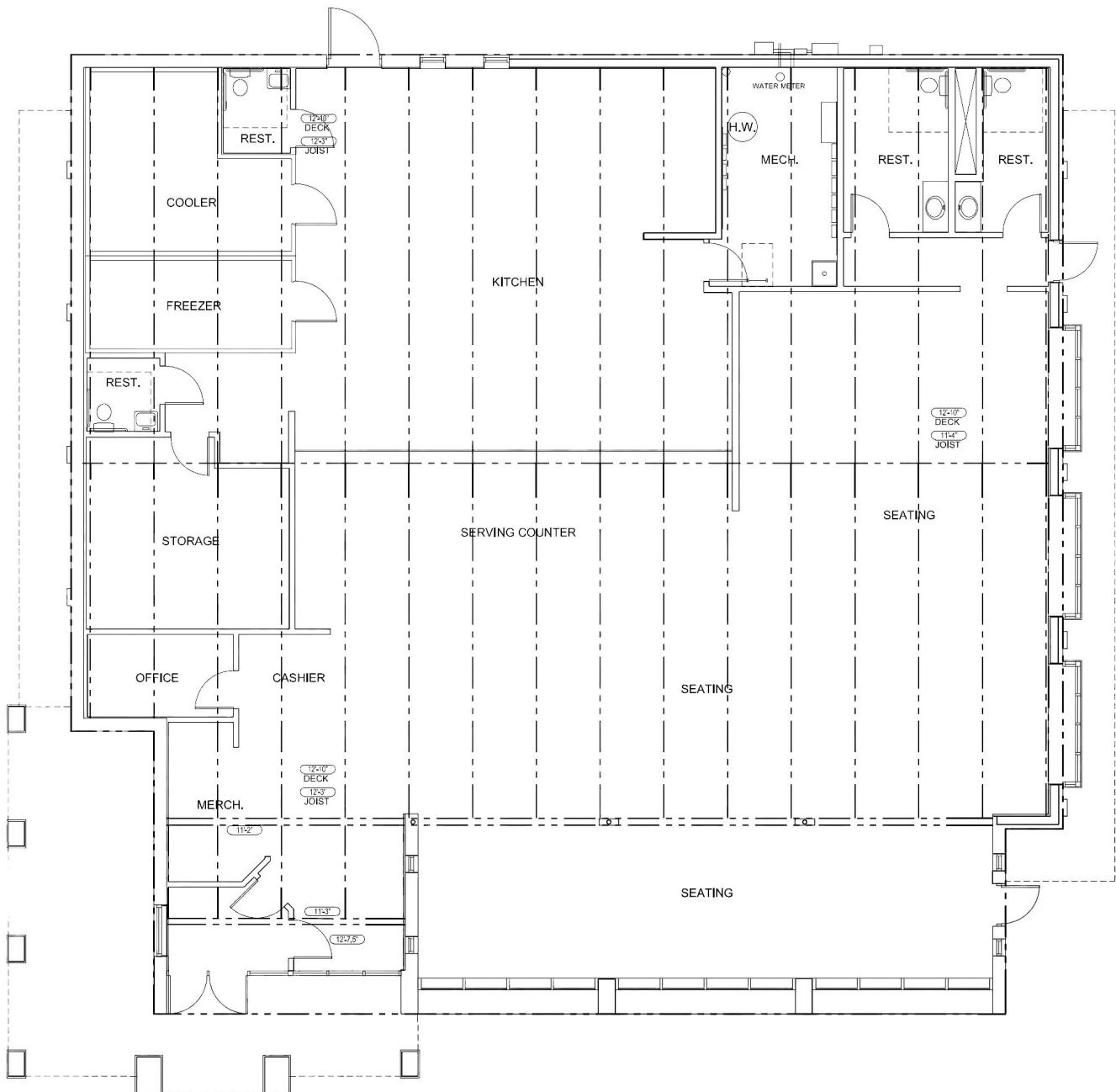
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- 33M+ annual passengers
- Ranked #1 in Customer Satisfaction among North American airports by J.D. Power
- One of the busiest airports in the United States, serving tens of millions of travelers each year
- Generates an estimated \$10.2 billion in annual economic impact
- Supports tens of thousands of jobs throughout Southeast Michigan
- Features one of the nation's largest airport parking systems, with more than 18,000 parking spaces generating significant daily vehicle traffic



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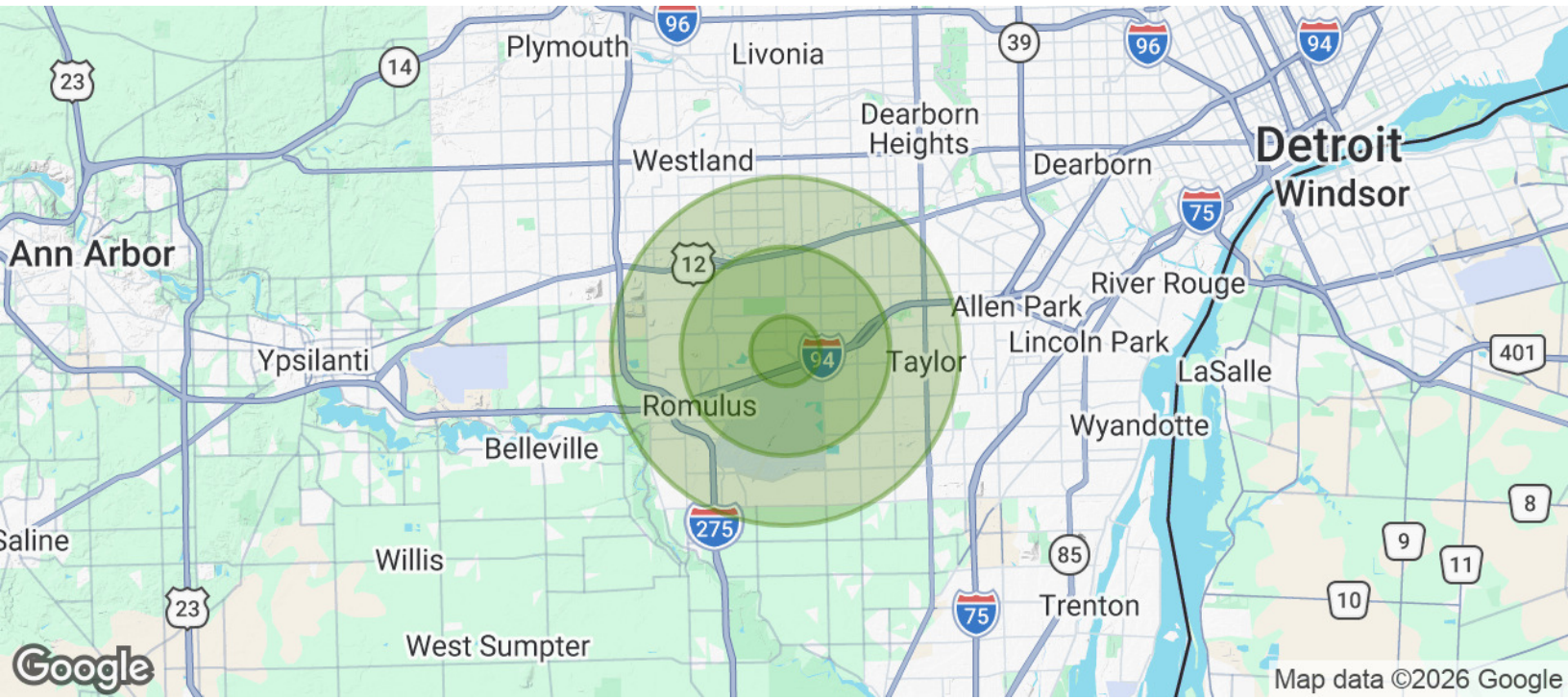
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	1,091	38,378	159,882
Average Age	35.8	37.3	37.9
Average Age (Male)	33.1	34.1	35.4
Average Age (Female)	35.6	39.7	39.6

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	427	14,364	61,681
# of Persons per HH	2.6	2.7	2.6
Average HH Income	\$79,689	\$74,008	\$74,614
Average House Value	\$152,013	\$149,132	\$150,569

2023 American Community Survey (ACS)



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