



**SIGNATURE
ASSOCIATES**
KNOW SIGNATURE | KNOW RESULTS

Retail For Lease

Property Name: Hampton Plaza South
Location: 1261-1293 Telegraph Road, Unit: Main
City, State: Monroe, MI
Cross Streets: Holiday Blvd.
County: Monroe
Zoning: Commercial
Year Built: 1987

Total Building Sq. Ft.:		26,790		Property Type:		Neighborhood Center	
Available Sq. Ft.:		9,953		Bldg. Dimensions:		N/A	
Min Cont. Sq. Ft.:		960		Total Acreage:		3.31	
Max Cont. Sq. Ft.:		4,830		Land Dimensions:		Irregular	
Ceiling Height:		10'		Parking:		90, Paved Lot	
Overhead Door(s) / Height:		0		Curb Cuts:		2	
Exterior Construction:		Brick		Power:		N/A	
Structural System:		Truss		Restrooms:		Varies per unit	
Heating:		Forced Air		Sprinklers:		Yes	
Air-Conditioning:		Central		Signage:		Possible	
Basement:		No		Roof:		Pitched shingle	
Number of Stories:		1		Floors:		N/A	
Condition:		Good		Delivery Area:		Back door	
Population:		Median HH Income:		Traffic:		Yr:	
Count:		25,267		N. Telegraph Road			
1 Mile: 6,769		1 Mile: \$48,494		Yr:		Count: 7,529	
3 Miles: 36,473		3 Miles: \$65,357		Yr:		Stewart Road	
5 Miles: 53,609		5 Miles: \$69,254		Yr:		Count:	
Current Tenant(s):		N/A		Major Tenants:		N/A	
Lease Rate:		\$6.00 - \$16.00		Improvement Allowance:		N/A	
Lease Type:		psf NNN		Options:		N/A	
Monthly Rate:		N/A		Taxes:			
Lease Term:		N/A		TD:		N/A	
Security Deposit:		1.5 month's rent		Assessor #:		N/A	
Parcel #:		07-945-001-20		Date Available:		At lease execution	

Utilities		Electric:	Yes
Sanitary Sewer:	Yes	Gas:	Yes
Storm Sewer:	Yes	Water:	Yes
Tenant Responsibilities:		NNN	
Comments:			
AVAILABILITY			
1267 - 4,830 SF - \$16.00/SF NNN			
1275 - 960 SF - \$15.00/SF NNN			
1281- 2,900 SF - \$6.00/SF NNN			
1287 - 1,263 SF - \$16.00/SF NNN			

Broker: SIGNATURE ASSOCIATES

Agent(s):

Thomas Fritz, CCIM, (419) 249-7070, tfritz@signatureassociates.com

