

# NEW DEVELOPMENT

3600 E. Grand River Avenue / Howell, MI



MID-AMERICA<sup>®</sup>  
Real Estate-Michigan, Inc.

FOR LEASE, SALE OR  
BUILD TO SUIT



RETAIL OPPORTUNITY

# NEW DEVELOPMENT



## Address

3600 E. Grand River Avenue  
Howell, MI 48843

## Availability

Outlot Drive-Thru:

1,600 SF - 6,790 SF

Junior Box:

Up to 23,200 SF

## Features

- Prime location on Grand River Avenue, just west of Latson Road.
- Situated directly across from Grand River Plaza (Hobby Lobby, Dunham's, Family Farm & Home, Big Lots), which is starting a large remodel in 2025.
- Surrounded by national big box retailers Home Depot, Meijer, Lowe's and Meijer.
- 391' of frontage along Grand River Avenue, the property is zoned Regional Commercial, offering versatile opportunities such as retail establishments, restaurants and bars, childcare centers, financial institutions and medical offices among others. With Special Use approval, drive-through restaurants, service stations and climate-controlled indoor commercial storage are permitted.
- Over 26,000 cars pass the site daily.

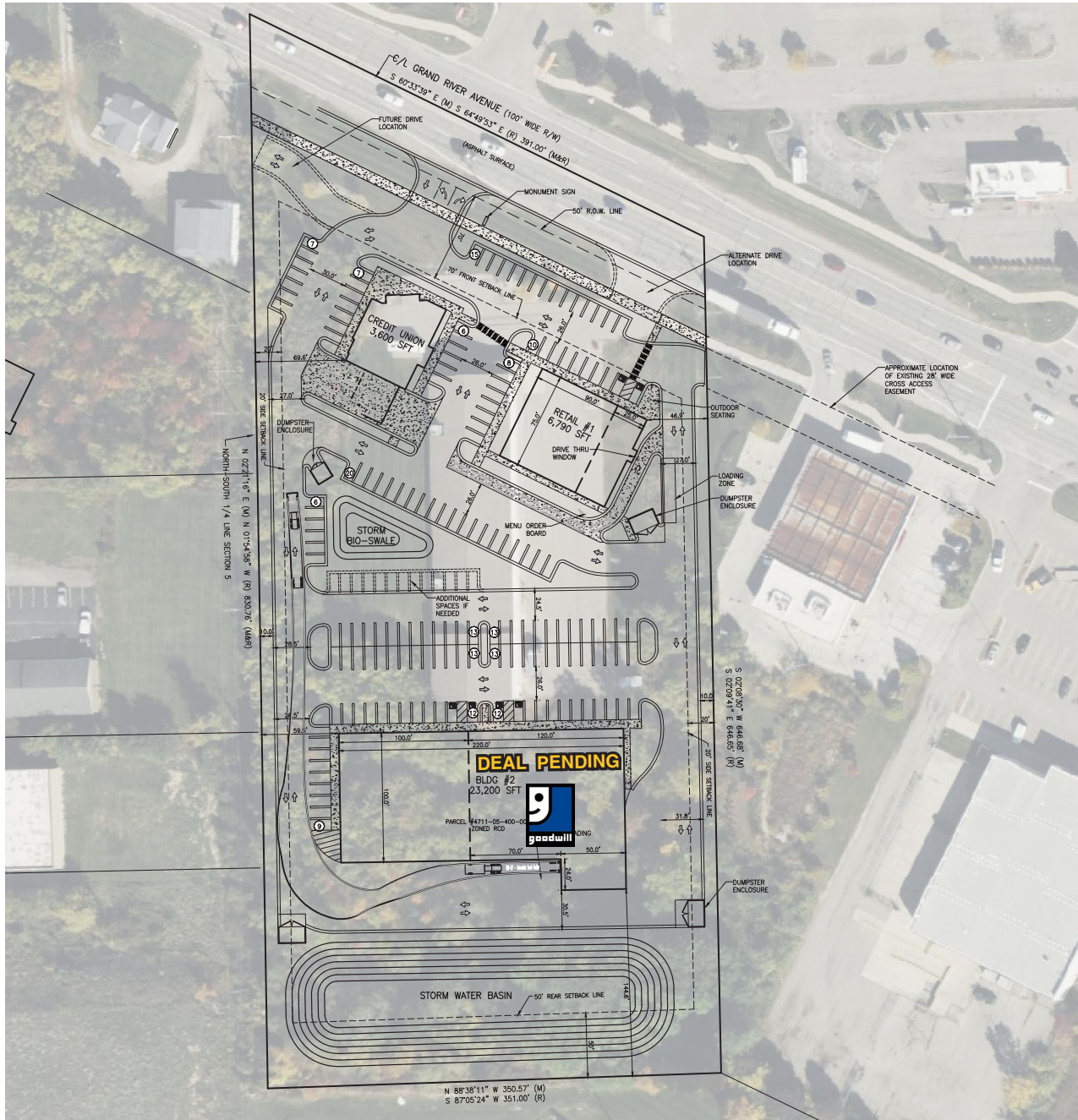
## Area Tenants



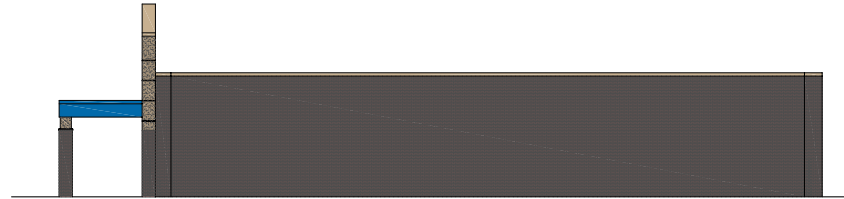
## Demographics (2024)

	1 MILE	3 MILES	5 MILES
POPULATION	3,869	25,188	49,810
HOUSEHOLDS	1,783	10,305	20,227
AVG HOUSEHOLD INCOME	\$93,725	\$118,977	\$120,866
DAYTIME POPULATION	5,894	22,120	47,923

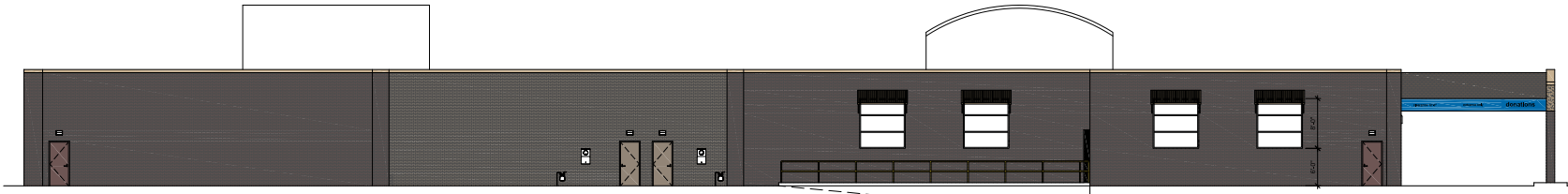
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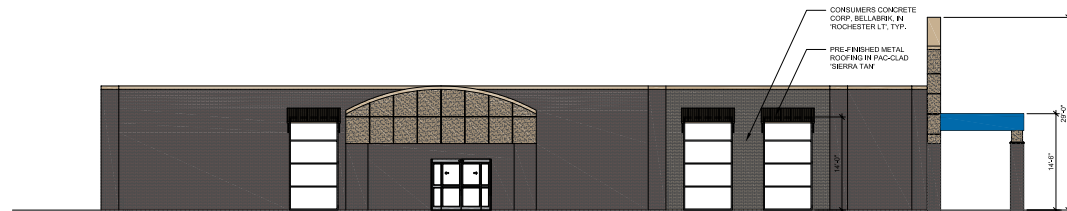
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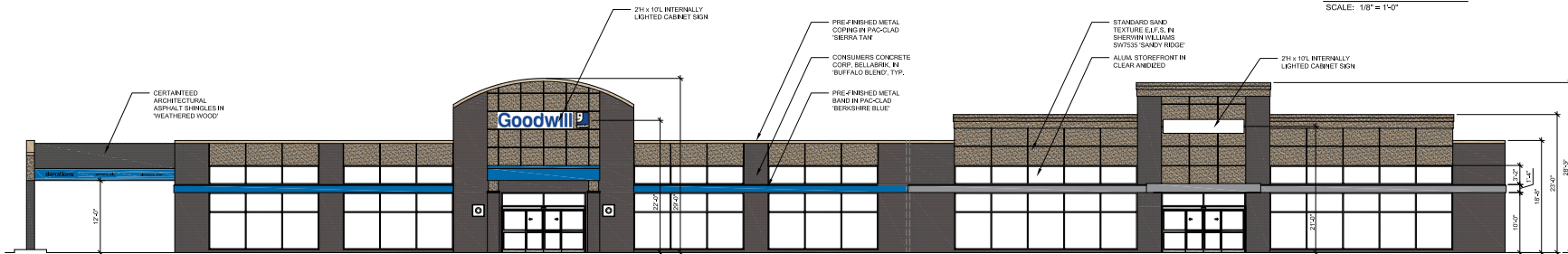
**WEST ELEVATION**  
SCALE: 1/8" = 1'-0"



**SOUTH ELEVATION**  
SCALE: 1/8" = 1'-0"

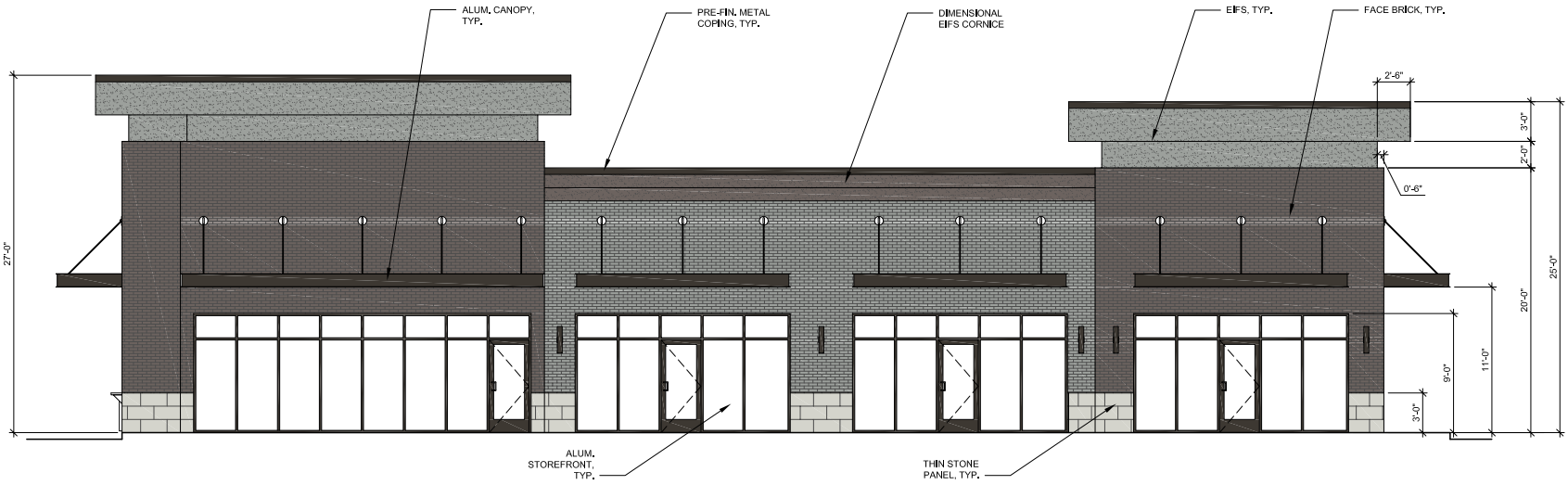


**EAST ELEVATION**  
SCALE: 1/8" = 1'-0"



**NORTH ELEVATION**  
SCALE: 1/8" = 1'-0"

# NEW DEVELOPMENT



**NORTH ELEVATION**  
SCALE: 3/16" = 1'-0"

# NEW DEVELOPMENT

