



RETAIL PROPERTY FOR SALE OR LEASE

135 Pine St, Unit 101

executive summary



135 Pine St, Unit 101 | Traverse City, MI 49684

SALE PRICE:	\$883,750
LEASE PRICE:	\$26.00/YR NNN
LOT SIZE:	0.01 ACRES
UNIT SIZE:	2,525 SF
COMPLETION DATE:	JUNE OF 2026
ZONING:	C-4C

PROPERTY OVERVIEW

Introducing a prime retail opportunity in downtown Traverse City. This 2,525 SF condo unit, scheduled to be completed in June of 2026, offers a strategic location in the heart of Traverse City, with C-4c zoning catering perfectly to retail businesses. Boasting modern amenities and a versatile layout, this property is tailor-made for businesses seeking a prime retail space in an area primed for growth. With its sleek design and unbeatable location, 135 Pine St presents an unmissable chance to secure a foothold in Traverse City's thriving retail landscape.

PROPERTY HIGHLIGHTS

- Zoned C-4c
- Prime Traverse City location
- High-traffic area
- Excellent visibility
- Versatile retail space

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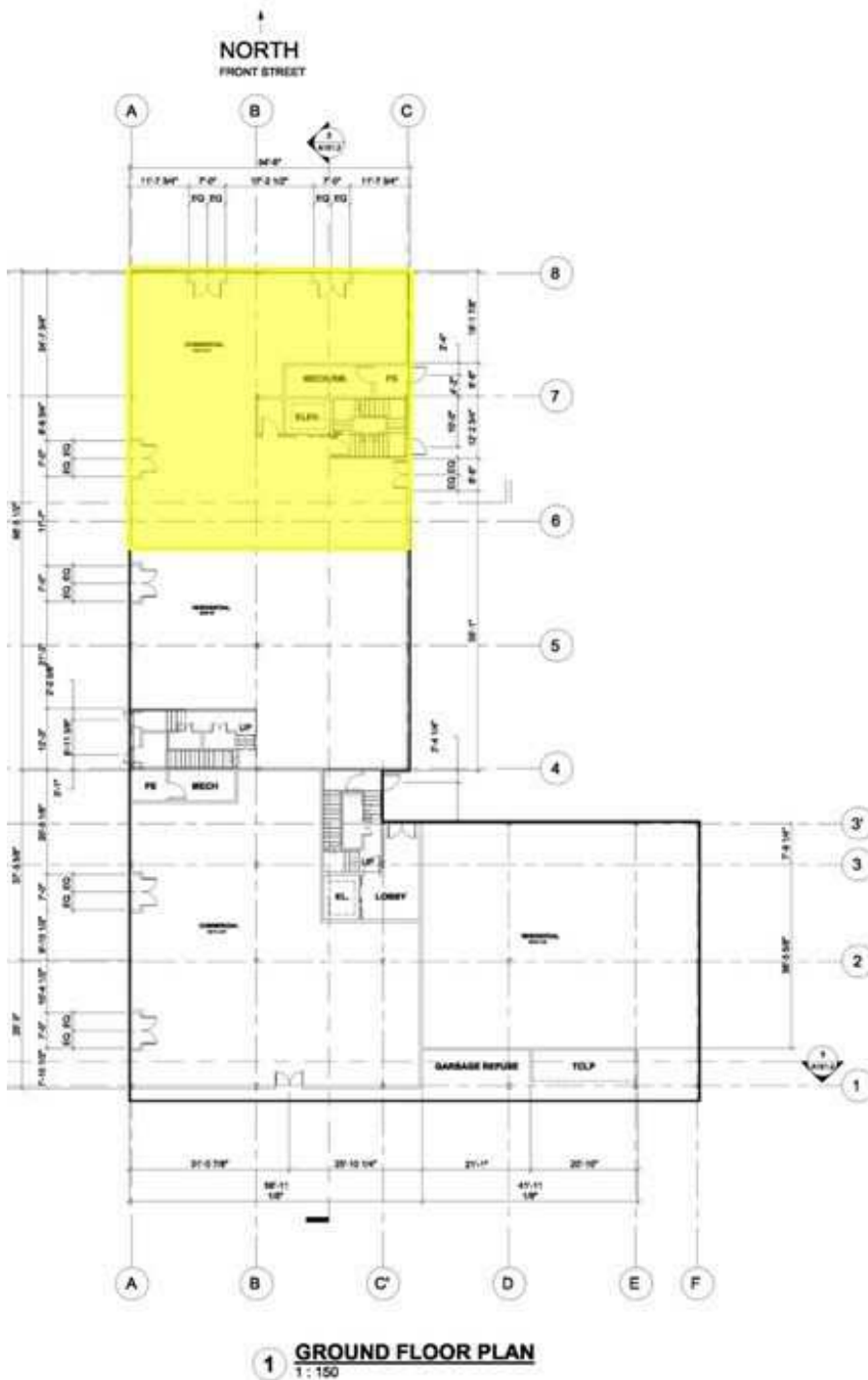


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LOOP 4 - UNIT TOTALS				
ROOM	TYPE	BED	BATH	TOTAL
COMMERCIAL GROUND	BUILD-TO-SUITE	N/A	N/A	1
RESIDENTIAL GROUND	BUILD-TO-SUITE	N/A	N/A	1
ST+	STUDIO	1	1	3
SP-A+	STUDIO	1	1	1
SP-A-CU+	STUDIO PLUS	1	1	4
SP-B+	STUDIO PLUS	1	1	3
SE+	STUDIO EXTENDED	1	1	3
1-BR-L+	1 BEDROOM	1	1	1
1-BR-L-ADA+	1 BEDROOM (ADA)	1	1	3
1-BR-R+	1 BEDROOM	1	1	4
1-BR-R-CU+	1 BEDROOM	1	1	3
1-BR-F+	1 BEDROOM FULL	1	1	7
v1-BR-P+	1 BEDROOM PATIO	1	1	1
2-BR-P+	2 BEDROOM PATIO	2	2	1
TOTAL UNITS:				36

LOOP 5 - UNIT TOTALS				
ROOM	TYPE	BED	BATH	TOTAL
COMMERCIAL GROUND	BUILD-TO-SUITE	N/A	N/A	1
RESIDENTIAL GROUND	BUILD-TO-SUITE	N/A	N/A	1
ST	STUDIO	1	1	4
SP-A	STUDIO PLUS	1	1	7
SP-B	STUDIO PLUS	1	1	3
1-BR-L	1 BEDROOM	1	1	4
1-BR-L-ADA	1 BEDROOM (ADA)	1	1	3
1-BR-L-CU	1 BEDROOM	1	1	3
1-BR-F	1 BEDROOM FULL	1	1	1
1-BR-F-CU	1 BEDROOM FULL	1	1	8
2-BR	2 BEDROOM	2	2	3
2-BR-P	2 BEDROOM PATIO	2	2	2
TOTAL UNITS:				40

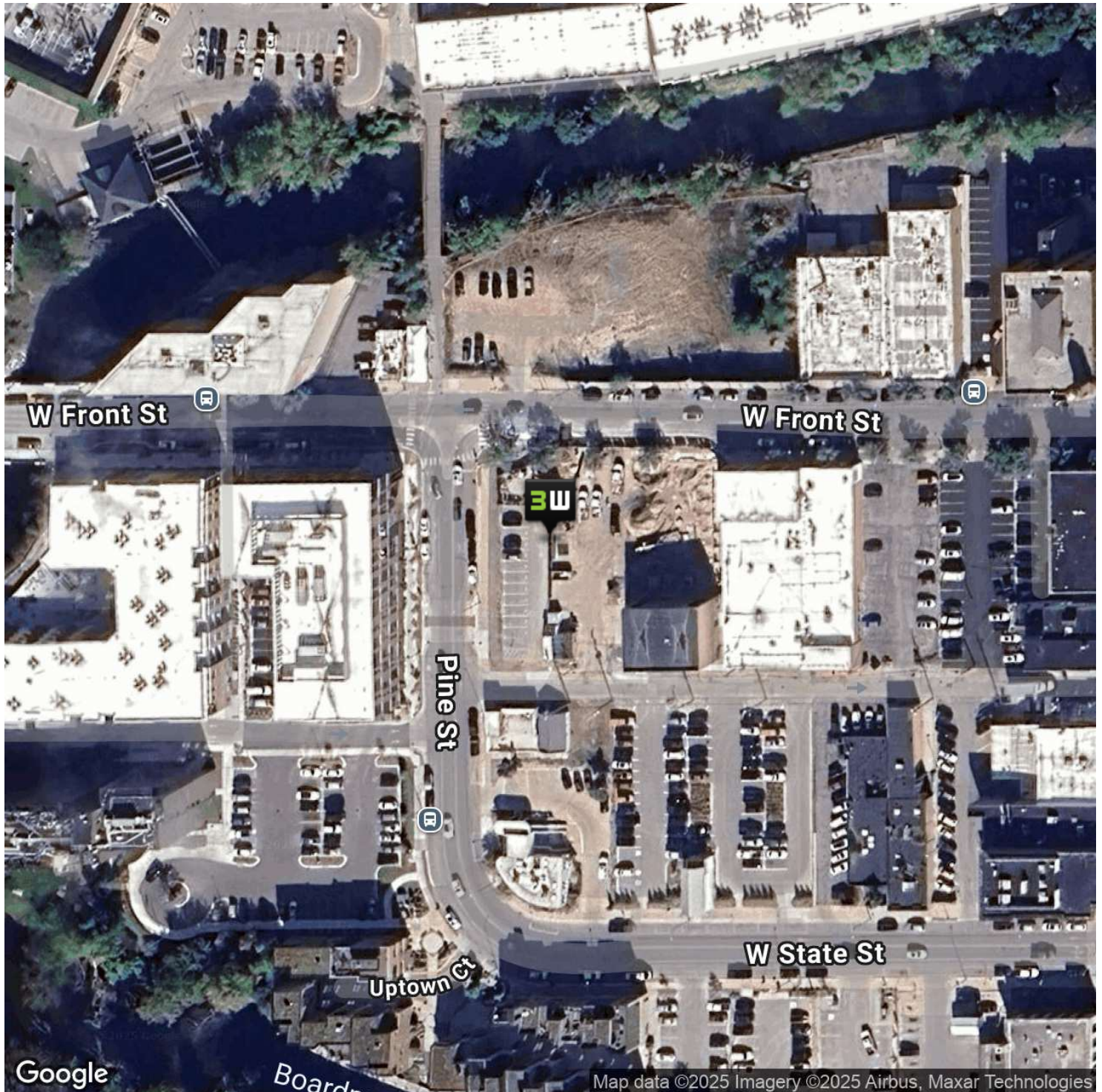
LOOP 4 - UNIT CONFIGURATION		LOOP 5 - UNIT CONFIGURATION	
ROOM NO.	TYPE	ROOM NO.	TYPE
BUILD-TO-SUITE	COMMERCIAL	BUILD-TO-SUITE	COMMERCIAL
BUILD-TO-SUITE	RESIDENTIAL	BUILD-TO-SUITE	RESIDENTIAL
4-201	1-BR-F+	5-201	1-BR-F+
4-202	SP-B+	5-202	SP-B+
4-203	1-BR-L-ADA+	5-203	1-BR-L-ADA+
4-204	1-BR-R-CU+	5-204	1-BR-R-CU+
4-205	SE+	5-205	SE+
4-206	ST+	5-206	ST+
4-207	1-BR-F+	5-207	1-BR-F+
4-208	1-BR-R+	5-208	1-BR-R+
4-209	SP-A+	5-209	SP-A+
4-301	1-BR-F+	5-210	1-BR-F+
4-302	SP-B+	5-301	SP-B+
4-303	1-BR-L-ADA+	5-302	1-BR-L-ADA+
4-304	1-BR-R-CU+	5-303	1-BR-R-CU+
4-305	SE+	5-304	SE+
4-306	ST+	5-305	ST+
4-307	1-BR-F+	5-306	1-BR-F+
4-308	1-BR-R+	5-307	1-BR-R+
4-309	SP-A+	5-308	SP-A+
4-401	1-BR-F+	5-309	1-BR-F+
4-402	SP-B+	5-310	SP-B+
4-403	1-BR-L-ADA+	5-401	1-BR-L-ADA+
4-404	1-BR-R-CU+	5-402	1-BR-R-CU+
4-405	SE+	5-403	SE+
4-406	ST+	5-404	ST+
4-407	1-BR-F+	5-405	1-BR-F+
4-408	1-BR-R+	5-406	1-BR-R+
4-409	SP-A+	5-407	SP-A+
4-501	SP-A+	5-408	SP-A+
4-502	1-BR-L+	5-409	1-BR-L+
4-503	2-BR-P+	5-410	2-BR-P+
4-504	1-BR-P+	5-501	1-BR-P+
4-505	1-BR-F+	5-502	1-BR-F+
4-506	1-BR-R+	5-503	1-BR-R+
4-5-7	SP-A+	5-504	SP-A+
		5-505	
		5-506	
		5-507	
		5-508	

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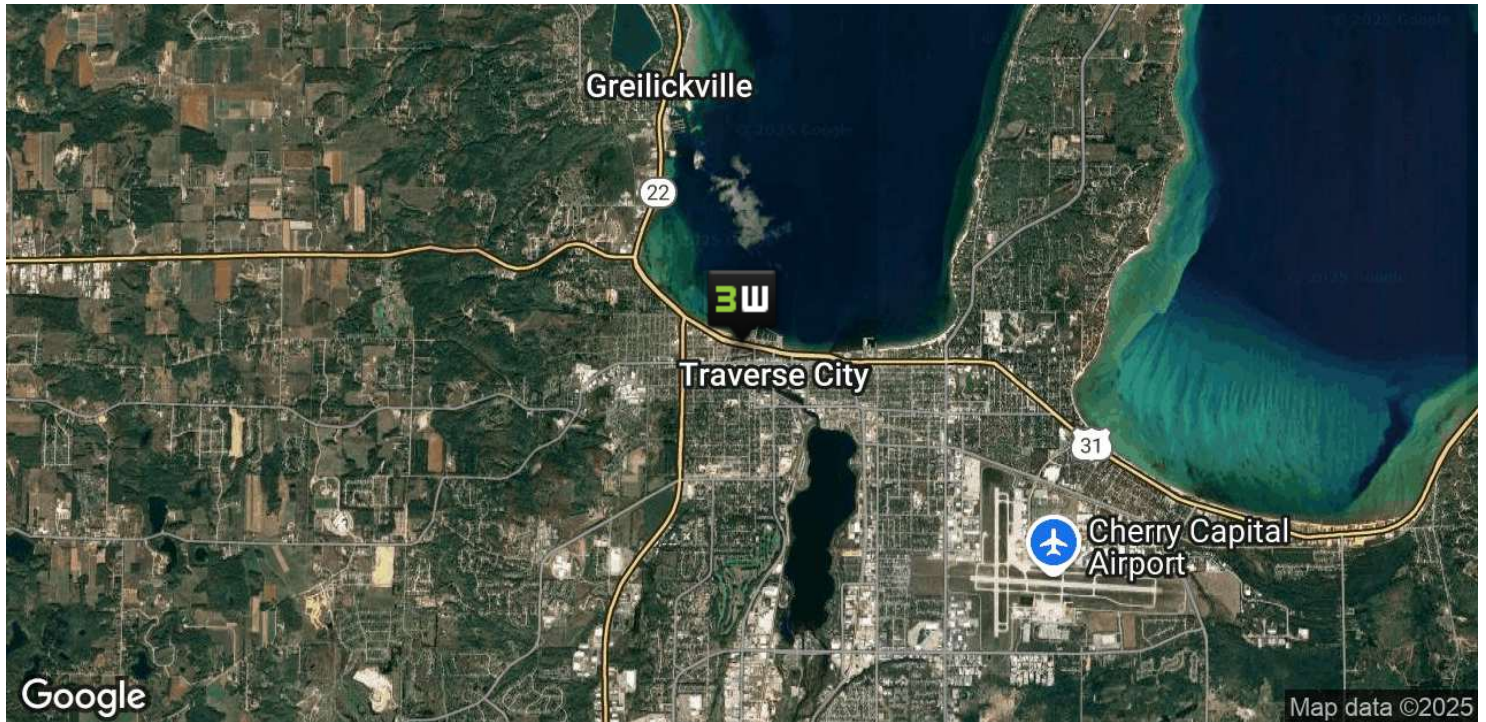
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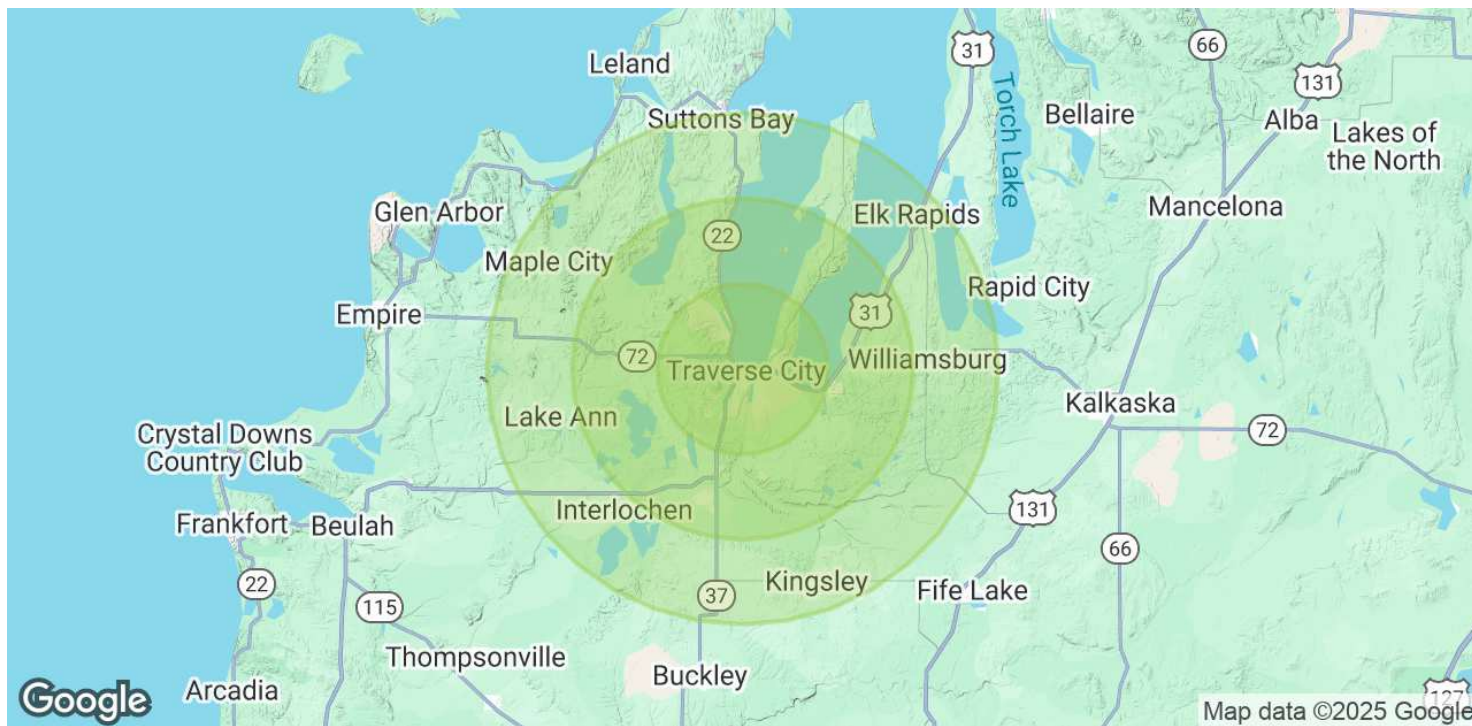
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POPULATION

5 MILES

10 MILES

15 MILES

Total Population	44,410	89,370	115,058
Average Age	45	44	45
Average Age (Male)	43	43	43
Average Age (Female)	47	45	46

HOUSEHOLDS & INCOME

5 MILES

10 MILES

15 MILES

Total Households	20,446	38,259	48,743
# of Persons per HH	2.2	2.3	2.4
Average HH Income	\$86,738	\$91,161	\$92,663
Average House Value	\$419,835	\$418,723	\$420,954

Demographics data derived from AlphaMap

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