

SIGNATURE ASSOCIATES
KNOW SIGNATURE | KNOW RESULTS

LAND For Lease

Location: 8377-8427 Jefferson Avenue
Side of Street: West
City: Detroit, MI
Cross Streets: Dearborn Street
County: Wayne

Acreage:	0.70	**Improvements:**	N/A
Zoning:	M-4	**Dimensions:**	

UTILITIES

Sanitary Sewer:	Yes	**Gas:**	Yes
Storm Sewer:	Yes	**Outside Storage:**	Yes
Water:	Yes	**Rail Siding:**	No

ADJACENT LAND

North:	Industrial	**East:**	Industrial
South:	Industrial	**West:**	Industrial

PRICING INFORMATION

Asking Price:	N/A	**Lease Rate:**	$2,500.00/sf NNN Monthly
Per Acre:	N/A	**Parcel #:**	20000054, 52, 53, 55
Per SqFt :	N/A	**Assessor Number:**	N/A
Terms:		**Taxes:**	$2,758.27 (2024)

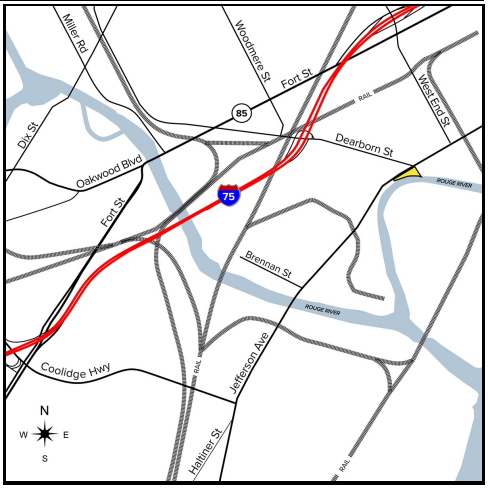
TRAFFIC INFORMATION

Yr:	2025	**Count:**	6,056	Jefferson Ave. NE. of Dearborn St.
Yr:	2025	**Count:**	6,749	Jefferson Ave. SW. of Dearborn St.
Yr:	2025	**Count:**	3,198	Dearborn St. NW. Jefferson Ave.
Yr:		**Count:**		

DEMOGRAPHICS

	Population	Median HH Income
1 Mile Radius	2,724	$32,271
3 Mile Radius	60,508	$42,445
5 Mile Radius	210,016	$49,981

Comments: Unheard of 486' For Lease on Detroit Riverfront, ability to dock, Industrial Zoning.



Broker: **SIGNATURE** ASSOCIATES

Agent(s):
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Information is subject to verification and no liability for errors or omissions is assumed. Price and terms are subject to modification.