

# Office Space For Lease • 711 RSF - 5,942 RSF 10 S Main Street • Mount Clemens, MI 48043



**PILOT**  
PROPERTY GROUP

## AGENT CONTACT INFO

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# PILOT

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Information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing withdraw without notice.

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# PROPERTY SUMMARY

## TOWNE SQUARE 1 10 S MAIN STREET, MOUNT CLEMENS, MI 48043

- Central Business District.
- Walkable downtown.
- Within walking distance of County and Court buildings.
- Renovated in 2018.
- Professionally managed office building.

*Property Type:* ..... Office Space  
*Cross Streets:* ..... Corner of Cass and Main  
*Total Square Footage:* ..... 47,595  
*Minimum Square Footage:* ..... 711  
*Maximum Square Footage:* ..... 5,942  
*Lot Size:* ..... 0.58 Acres  
*Year Built:* ..... 1980 - Renovated: 2018  
*Zoning:* ..... Central Business District  
*Stories:* ..... 4  
*Class:* ..... B  
*Lease Rate:* ..... \$16.95/SF  
*Lease Type:* ..... Gross  
*Utilities:* ..... \$1.65/SF



### AGENT CONTACT INFO

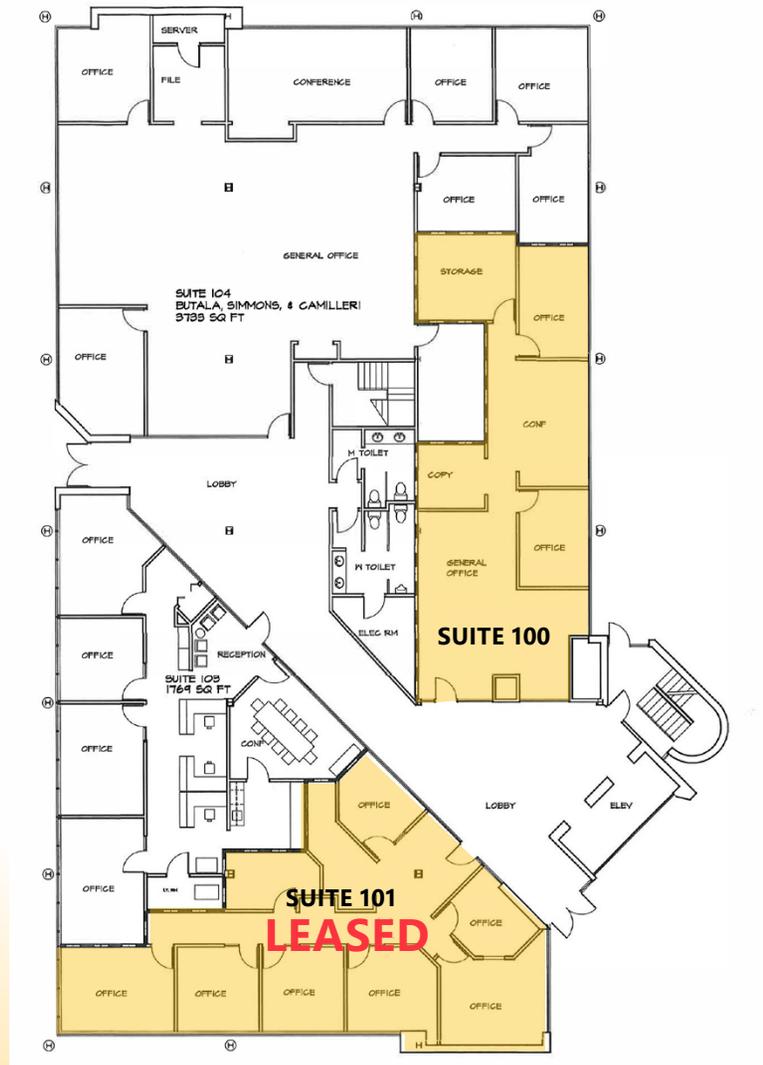
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# FIRST FLOOR PLAN

**SUITE 100: 1,398 RSF**

**SUITE 101: 1,734 RSF**



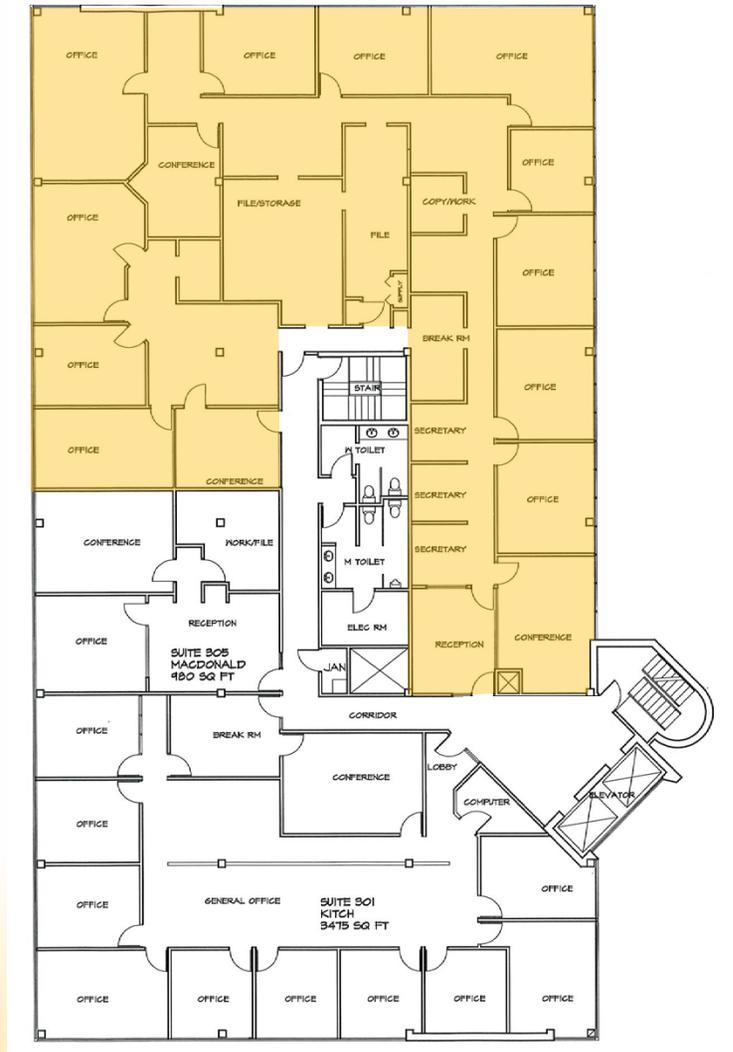
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# THIRD FLOOR PLAN

SUITE 300: 5,942 RSF



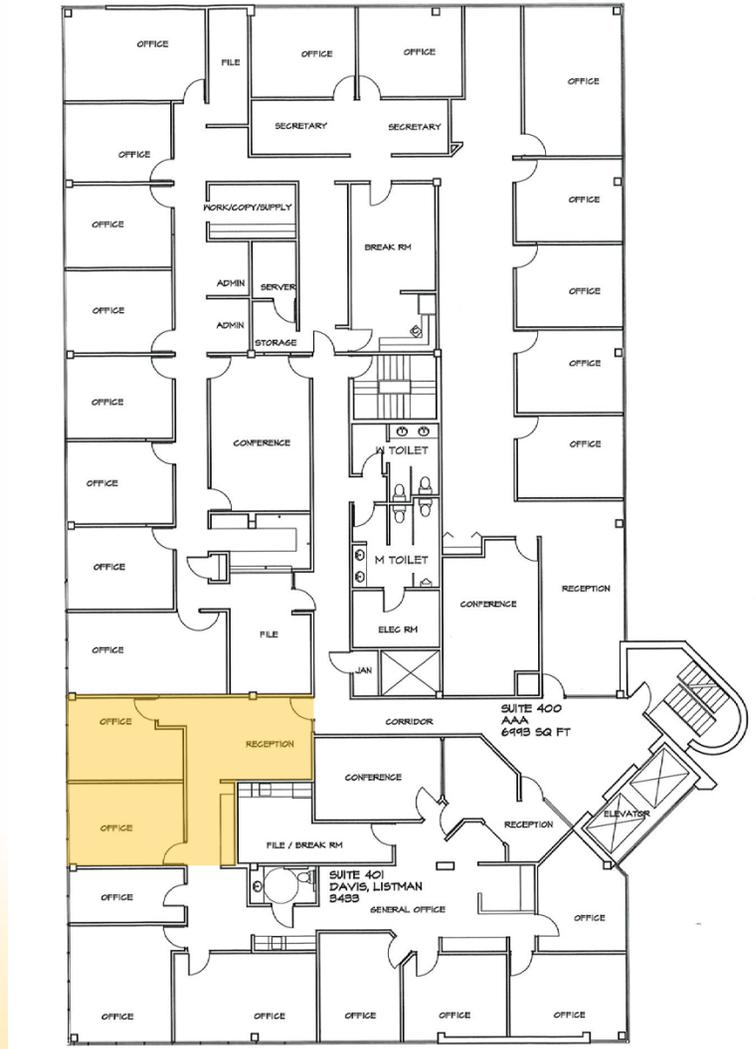
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# FOURTH FLOOR PLAN

SUITE 403: 711 RSF



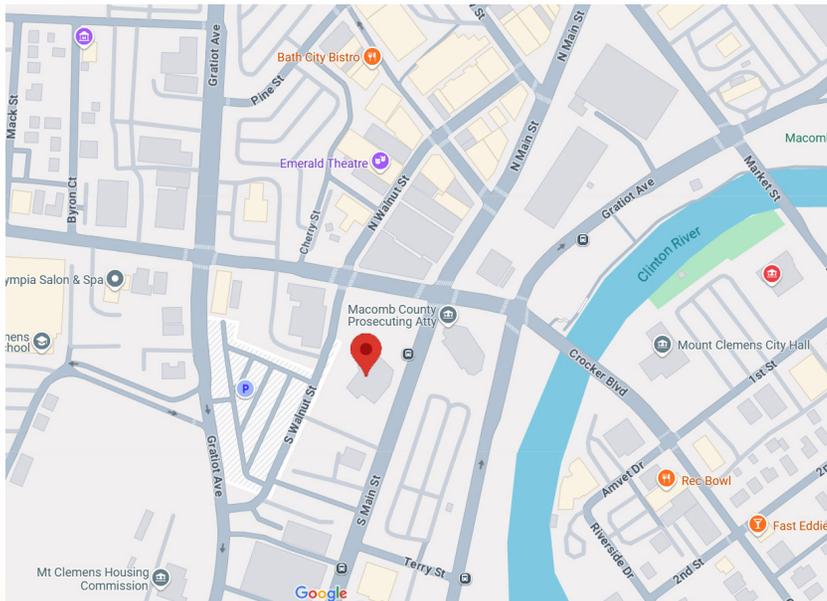
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# AREA & DEMOGRAPHICS

<b>DEMOGRAPHICS &amp; TRAFFIC</b>			
	<b>2 MILE</b>	<b>5 MILES</b>	<b>10 MILES</b>
<b>2024 POPULATION</b>	33,325	207,444	643,911
<b>2024 HOUSEHOLDS</b>	14,404	88,118	259,372
<b>2024 AVERAGE INCOME</b>	\$66,486	\$87,205	\$88,971
<b>TRAFFIC COUNTS</b>	23,300 VPD ON CASS AVENUE		



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