

SIGNATURE ASSOCIATES
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Retail For Sale or Lease

Property Name:
Location: 1313-1317 Seven Mile Road
City, State: Detroit, MI
Cross Streets: I-75
County: Wayne
Zoning: B-4
Year Built: 1950

Total Building Sq. Ft.:	5,364	**Property Type:**	General Retail-Commercial
Available Sq. Ft.:	5,364	**Bldg. Dimensions:**	N/A
Min Cont. Sq. Ft.:	5,364	**Total Acreage:**	0.50
Max Cont. Sq. Ft.:	5,364	**Land Dimensions:**	N/A
Ceiling Height:	12' - 14'	**Parking:**	Ample
Overhead Door(s) / Height:	2	**Curb Cuts:**	2
Exterior Construction:	Block/Stucco	**Power:**	220 Volts, 3-Phase
Structural System:	Steel	**Restrooms:**	Yes
Heating:	GFA	**Sprinklers:**	No
Air-Conditioning:	N/A	**Signage:**	Yes
Basement:	No	**Roof:**	Flat
Number of Stories:	1	**Floors:**	Concrete
Condition:	Good	**Delivery Area:**	N/A

Population:		**Median HH Income:**		**Traffic:**	**Yr:**	**Count:**		
1 Mile:	13,220	**1 Mile:**	$35,651		**Yr:** 2025	**Count:**	9,109	7 Mile Rd. E. of I-75 2-Way
3 Miles:	136,713	**3 Miles:**	$54,091		**Yr:** 2025	**Count:**	12,116	7 Mile Rd. W. of I-75 2-Way
5 Miles:	387,107	**5 Miles:**	$57,720		**Yr:** 2025	**Count:**	83,334	I-75 N. of 7 Mile Rd. 2-Way
					Yr: 2025	**Count:**	83,926	I-75 S. of 7 Mile Rd. 2-Way

Current Tenant(s): N/A **Major Tenants:** N/A

Lease Rate:	Monthly	**Improvement Allowance:**	N/A
Lease Type:	Gross	**Options:**	N/A
Monthly Rate:	$2,750/mo	**Taxes:**	$3,288.75 (2023)
Lease Term:	N/A	**TD:**	N/A
Security Deposit:	N/A	**Parcel #:**	09007674-5
Sale Price:	Contact Broker	**Assessor #:**	N/A
Sale Terms:	N/A	**Date Available:**	Immediately

Utilities		**Electric:**	Yes
Sanitary Sewer:	Yes	**Gas:**	Yes
Storm Sewer:	Yes	**Water:**	Yes

Tenant Responsibilities: N/A

Comments: Two buildings - both have been meticulously maintained. Excellent landscaper building or auto garage.



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.