

INVESTMENT PROPERTY



PILOT

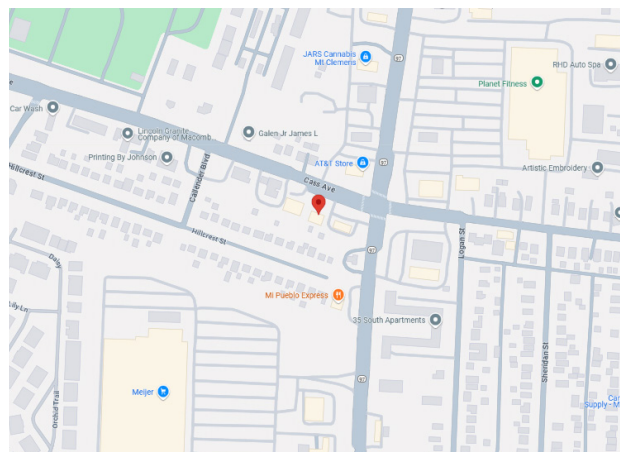
PROPERTY GROUP

21396-21404 CASS AVE, CLINTON TOWNSHIP 48036

PROPERTY OVERVIEW:

- Excellent location, visibility & signage.
- Heavy traffic area.
- Suites are fully leased.
- Borders Dunkin Donuts and close to many national tenants.
- Contact broker for more details.

Property Type: Commercial
Cross Streets: South side of Cass, West of Groesbeck
Total Square Footage: 2,760
Year Built: 1989 / Renovated 2021
Zoning: B-3
Ceiling Height: 14'
Parking Spaces: 18 +/-
Property Taxes: \$5,279.00
Sale Price: \$550,000.00



TRADE AREA DEMOGRAPHICS

	2 MILES	5 MILES	10 MILES
POPULATION	43,566	246,442	704,160
HOUSEHOLDS	19,012	103,611	286,066
INCOME	\$87,356	\$96,725	\$96,898
TRAFFIC COUNT - CASS & GROESBECK: 37,558 VPD			

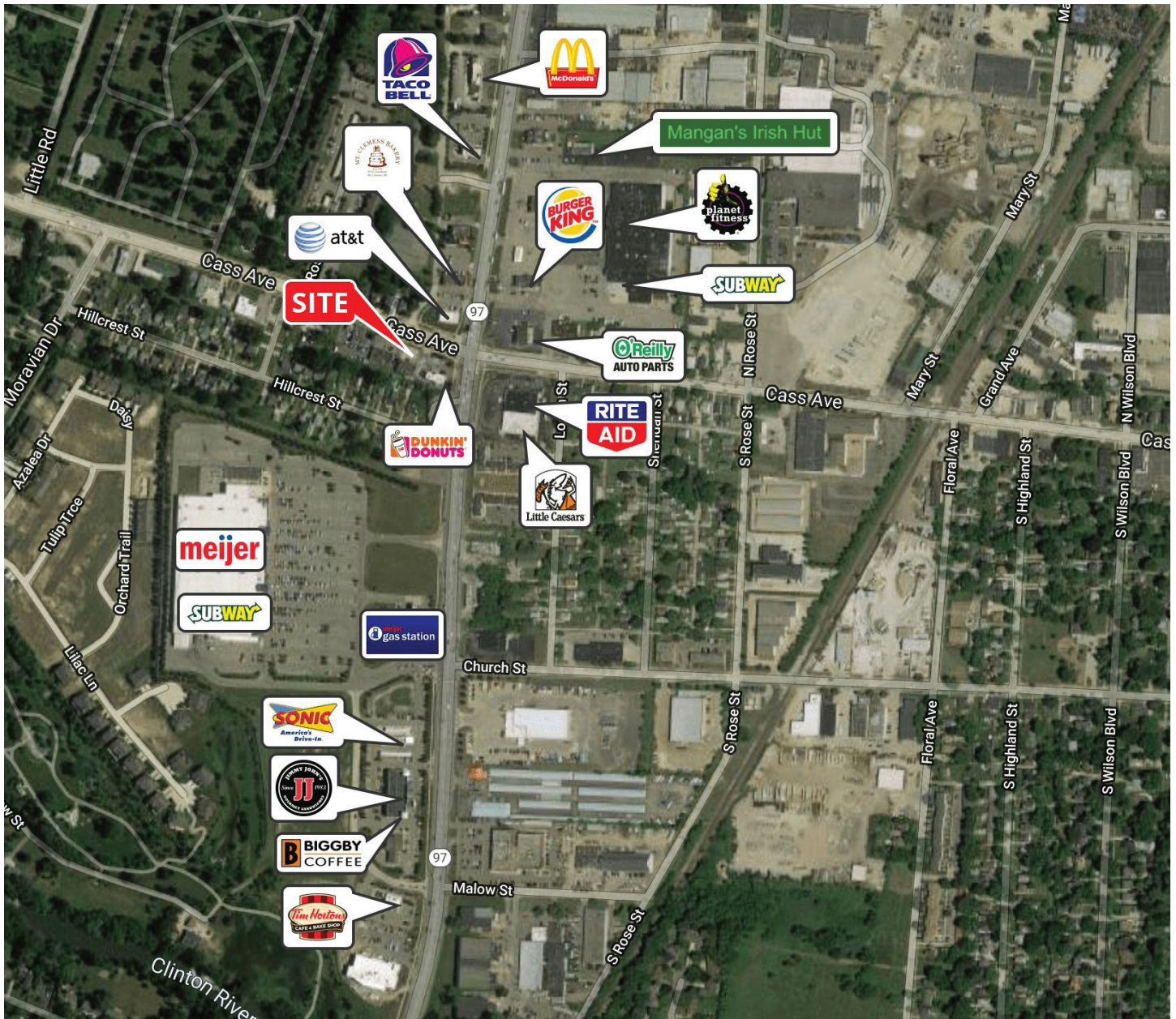
AGENT CONTACT INFO

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TRADE AREA MAP



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