

FOR LEASE

Industrial – Oak Park

Insite
COMMERCIAL

Established 2001

2019 Township Drive
Suite 104
Commerce, MI 48390



14350 W. 8 Mile Rd.
Oak Park, MI 48237

EXCLUSIVELY LISTED BY:

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PROPERTY OVERVIEW

Large multi-tenant industrial building located on the north side of 8 Mile Rd., between Greenfield Rd. and Coolidge Hwy. This property has ample parking and easy access to units with a drive-through corridor. Ideal for warehouse, distribution, small manufacturing, wholesale, contractor workshop etc.

OFFERING SUMMARY

Lease Rate:	\$12.00 PSF FS
Space Available:	Unit 100 – 2,100 SF Unit 110 – 2,100 SF
Building Size:	47,638 SF
Ceiling Height:	11'6" Clear Height
Zoning:	LI
Year Built:	1985

PROPERTY HIGHLIGHTS

- White-boxed units, each with a built-out office and bathroom.
- Dedicated HVAC and separately metered.

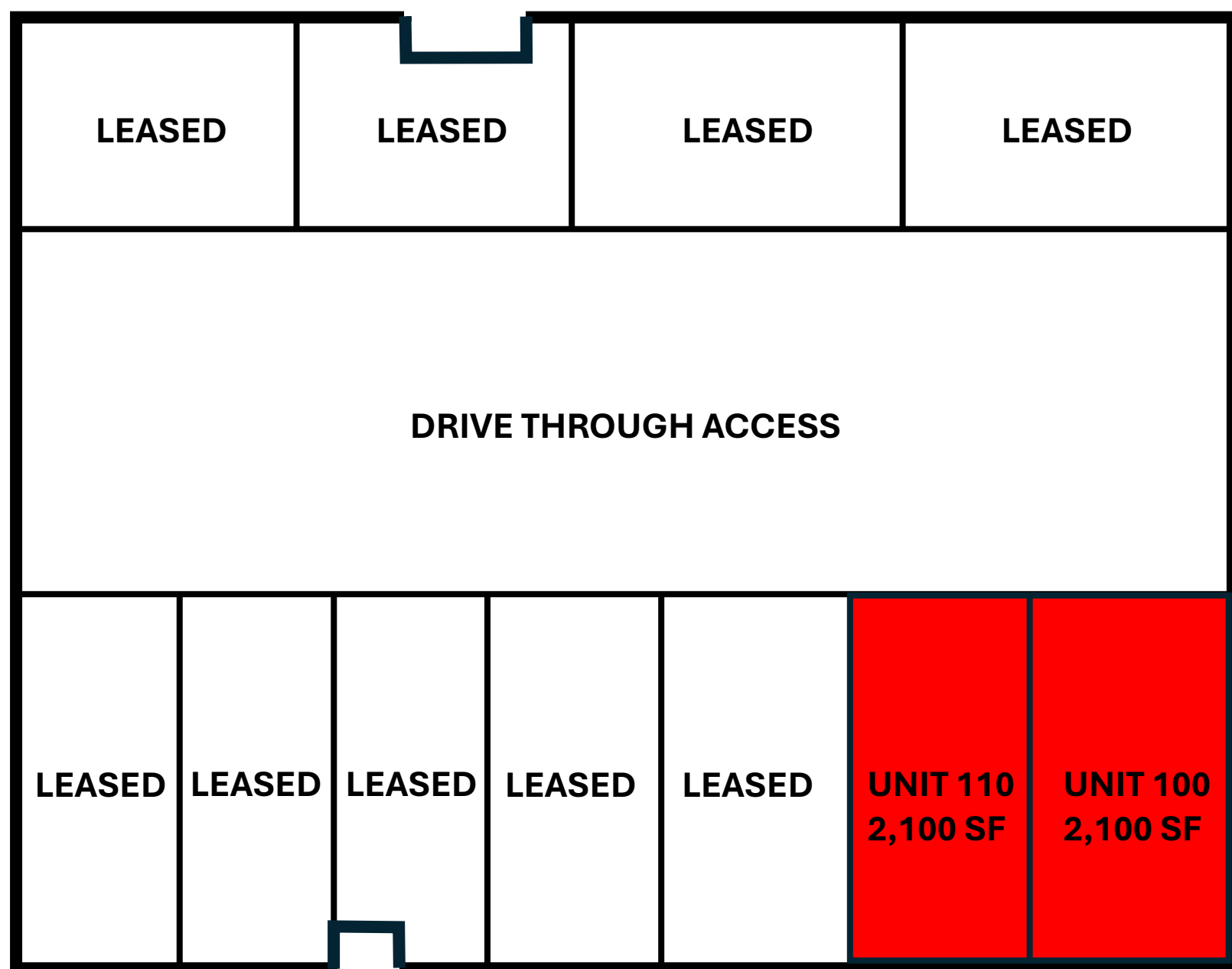
DEMOGRAPHICS (5-Mile Radius)

- **Population:** 392,219 people
- **Households:** 168,293 homes
- **Avg. HH Income:** \$87,877 USD
- **Traffic Counts:** 62,848 VPD



PROPERTY INFORMATION

Floor Layout

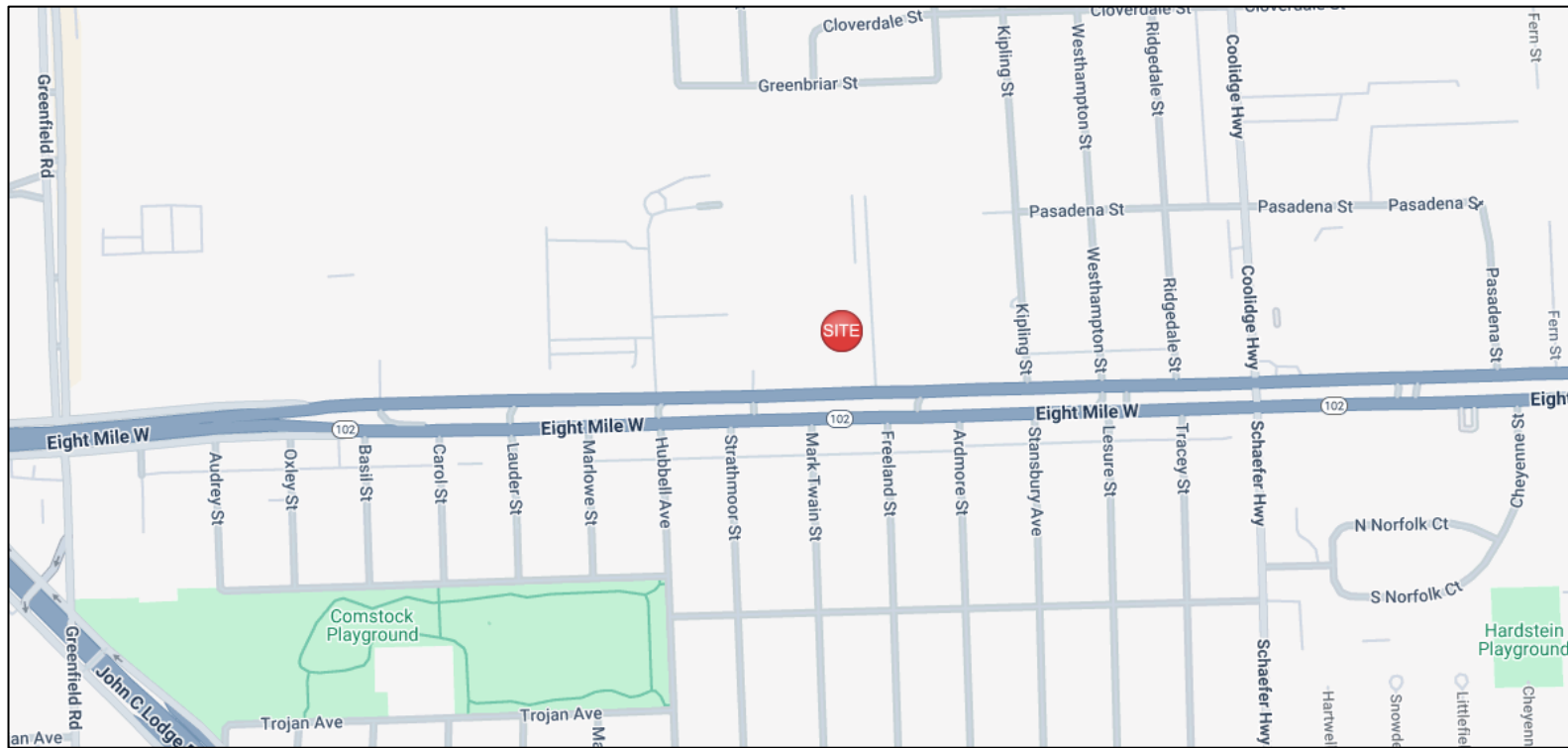


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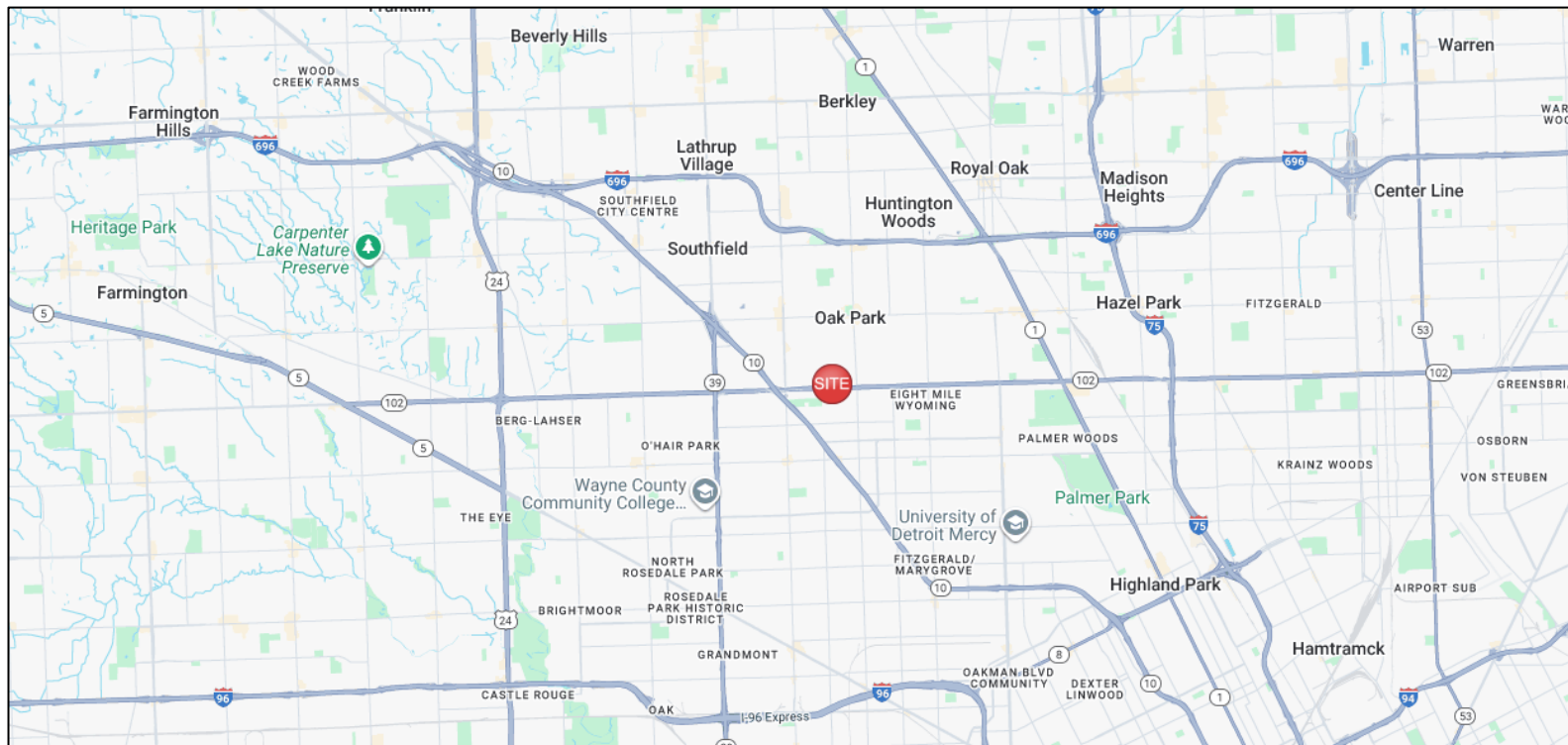
LOCATION INFORMATION

Location Maps

LOCAL



REGIONAL



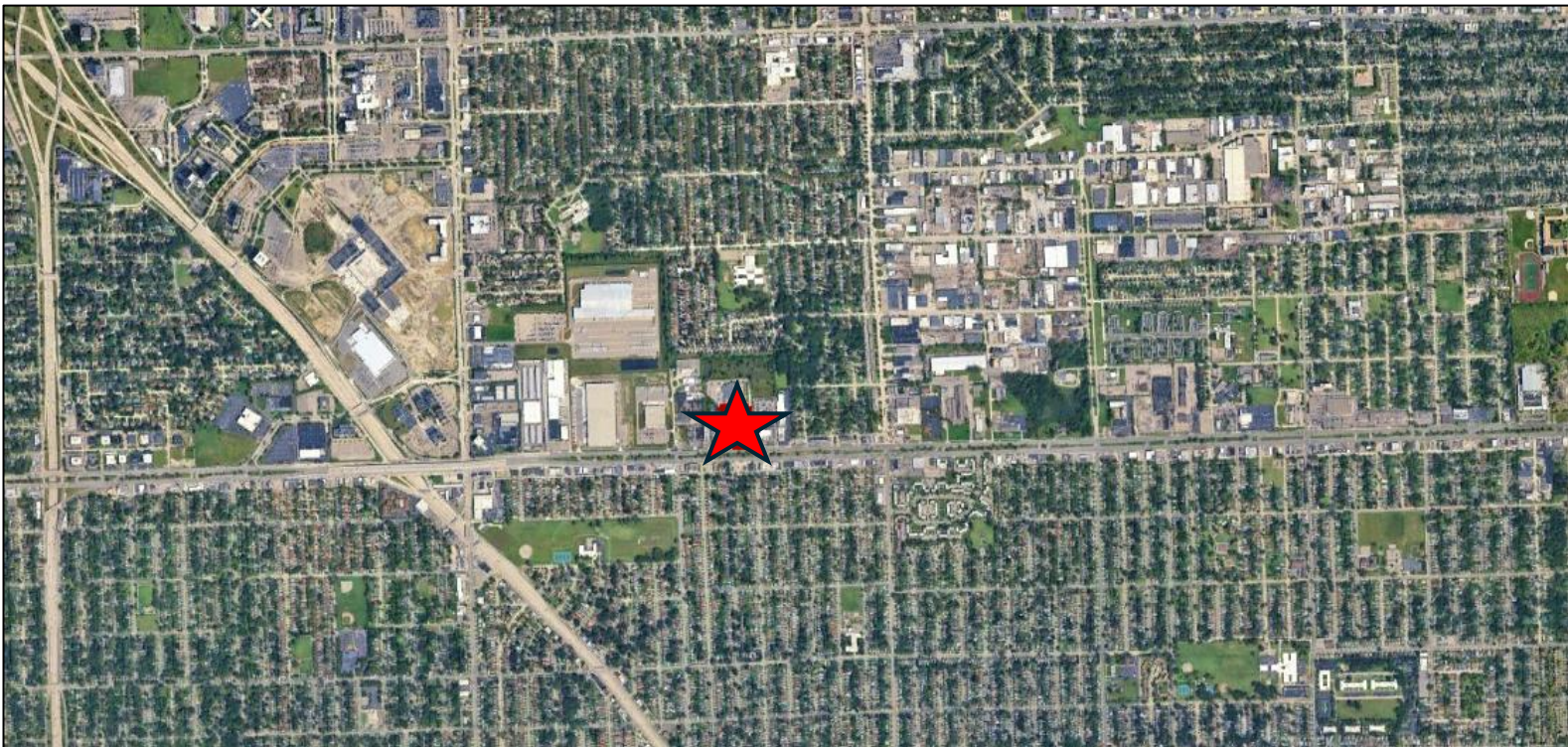
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LOCAL



REGIONAL



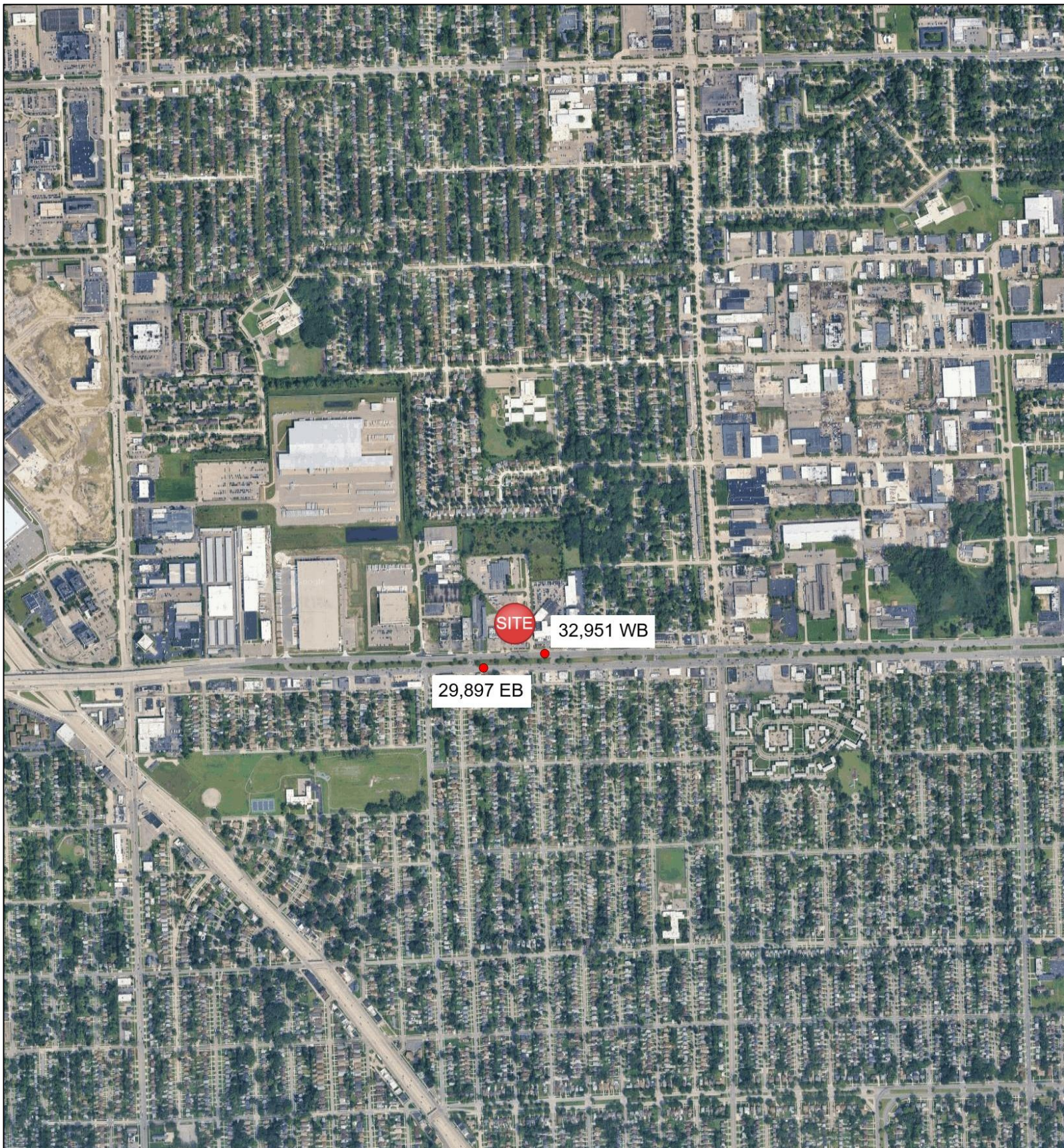
14350 Eight Mile W Oak Park, MI 48237	1 mi radius	3 mi radius	5 mi radius
Population			
2025 Estimated Population	15,805	164,628	392,219
2030 Projected Population	15,541	160,124	382,963
2020 Census Population	15,484	163,280	384,914
2010 Census Population	15,379	164,082	398,768
Projected Annual Growth 2025 to 2030	-0.3%	-0.5%	-0.5%
Historical Annual Growth 2010 to 2025	0.2%	-	-0.1%
Households			
2025 Estimated Households	6,849	68,432	168,293
2030 Projected Households	6,816	67,618	166,645
2020 Census Households	6,707	67,987	163,607
2010 Census Households	6,294	65,556	162,554
Projected Annual Growth 2025 to 2030	-	-0.2%	-0.2%
Historical Annual Growth 2010 to 2025	0.6%	0.3%	0.2%
Age			
2025 Est. Population Under 10 Years	10.8%	12.1%	11.7%
2025 Est. Population 10 to 19 Years	12.4%	12.4%	11.4%
2025 Est. Population 20 to 29 Years	12.3%	12.7%	13.8%
2025 Est. Population 30 to 44 Years	18.7%	19.9%	21.3%
2025 Est. Population 45 to 59 Years	19.8%	18.1%	18.2%
2025 Est. Population 60 to 74 Years	17.9%	17.2%	16.8%
2025 Est. Population 75 Years or Over	8.1%	7.5%	6.8%
2025 Est. Median Age	40.4	38.3	37.7
Marital Status & Gender			
2025 Est. Male Population	44.7%	46.1%	47.8%
2025 Est. Female Population	55.3%	53.9%	52.2%
2025 Est. Never Married	44.9%	47.7%	47.7%
2025 Est. Now Married	21.9%	27.4%	28.6%
2025 Est. Separated or Divorced	23.6%	17.9%	17.3%
2025 Est. Widowed	9.6%	6.9%	6.3%
Income			
2025 Est. HH Income \$200,000 or More	4.5%	6.6%	7.8%
2025 Est. HH Income \$150,000 to \$199,999	4.7%	7.1%	7.5%
2025 Est. HH Income \$100,000 to \$149,999	9.3%	13.4%	14.5%
2025 Est. HH Income \$75,000 to \$99,999	11.7%	11.7%	11.9%
2025 Est. HH Income \$50,000 to \$74,999	20.7%	17.2%	16.7%
2025 Est. HH Income \$35,000 to \$49,999	14.4%	12.4%	11.6%
2025 Est. HH Income \$25,000 to \$34,999	10.8%	8.6%	7.9%
2025 Est. HH Income \$15,000 to \$24,999	8.5%	8.6%	7.9%
2025 Est. HH Income Under \$15,000	15.3%	14.4%	14.3%
2025 Est. Average Household Income	\$61,399	\$83,275	\$87,877
2025 Est. Median Household Income	\$50,384	\$65,418	\$68,194
2025 Est. Per Capita Income	\$26,639	\$34,681	\$37,825
2025 Est. Total Businesses	941	7,258	17,946
2025 Est. Total Employees	6,084	53,287	151,008

14350 Eight Mile W Oak Park, MI 48237	1 mi radius	3 mi radius	5 mi radius
Race			
2025 Est. White	10.8%	23.7%	32.9%
2025 Est. Black	85.7%	71.9%	61.9%
2025 Est. Asian or Pacific Islander	0.7%	1.0%	1.4%
2025 Est. American Indian or Alaska Native	0.1%	0.1%	0.2%
2025 Est. Other Races	2.7%	3.2%	3.7%
Hispanic			
2025 Est. Hispanic Population	203	2,652	8,475
2025 Est. Hispanic Population	1.3%	1.6%	2.2%
2030 Proj. Hispanic Population	1.6%	1.9%	2.5%
2020 Hispanic Population	1.7%	1.9%	2.2%
Education (Adults 25 & Older)			
2025 Est. Adult Population (25 Years or Over)	11,222	114,918	278,422
2025 Est. Elementary (Grade Level 0 to 8)	2.5%	2.4%	2.2%
2025 Est. Some High School (Grade Level 9 to 11)	5.7%	6.2%	6.4%
2025 Est. High School Graduate	27.7%	25.1%	24.6%
2025 Est. Some College	32.7%	26.8%	25.2%
2025 Est. Associate Degree Only	11.0%	8.4%	8.0%
2025 Est. Bachelor Degree Only	13.0%	17.8%	19.8%
2025 Est. Graduate Degree	7.3%	13.2%	13.9%
Housing			
2025 Est. Total Housing Units	7,403	74,506	185,143
2025 Est. Owner-Occupied	54.4%	53.3%	53.6%
2025 Est. Renter-Occupied	38.2%	38.5%	37.3%
2025 Est. Vacant Housing	7.5%	8.2%	9.1%
Homes Built by Year			
2025 Homes Built 2010 or later	1.3%	2.1%	2.6%
2025 Homes Built 2000 to 2009	2.3%	2.2%	2.9%
2025 Homes Built 1990 to 1999	1.5%	2.3%	2.6%
2025 Homes Built 1980 to 1989	1.2%	2.3%	2.5%
2025 Homes Built 1970 to 1979	8.9%	8.0%	7.8%
2025 Homes Built 1960 to 1969	8.3%	11.5%	11.2%
2025 Homes Built 1950 to 1959	45.2%	29.4%	24.3%
2025 Homes Built Before 1949	23.9%	34.0%	37.0%
Home Values			
2025 Home Value \$1,000,000 or More	0.7%	0.8%	0.9%
2025 Home Value \$500,000 to \$999,999	3.1%	6.1%	6.5%
2025 Home Value \$400,000 to \$499,999	1.9%	4.9%	5.6%
2025 Home Value \$300,000 to \$399,999	4.2%	9.6%	13.5%
2025 Home Value \$200,000 to \$299,999	14.6%	20.8%	22.6%
2025 Home Value \$150,000 to \$199,999	21.6%	15.8%	13.3%
2025 Home Value \$100,000 to \$149,999	14.9%	13.4%	11.9%
2025 Home Value \$50,000 to \$99,999	23.9%	20.0%	16.7%
2025 Home Value \$25,000 to \$49,999	6.1%	4.3%	4.1%
2025 Home Value Under \$25,000	9.0%	4.2%	5.0%
2025 Median Home Value	\$125,732	\$188,669	\$202,396
2025 Median Rent	\$944	\$988	\$985

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Labor Force			
2025 Est. Labor Population Age 16 Years or Over	12,912	132,135	319,265
2025 Est. Civilian Employed	51.7%	54.2%	56.7%
2025 Est. Civilian Unemployed	5.5%	5.3%	5.0%
2025 Est. in Armed Forces	-	-	-
2025 Est. not in Labor Force	42.8%	40.5%	38.2%
2025 Labor Force Males	43.2%	44.9%	47.1%
2025 Labor Force Females	56.8%	55.1%	52.9%
Occupation			
2025 Occupation: Population Age 16 Years or Over	6,675	71,590	181,028
2025 Mgmt, Business, & Financial Operations	17.4%	17.2%	18.0%
2025 Professional, Related	17.2%	25.5%	26.6%
2025 Service	20.0%	17.2%	16.1%
2025 Sales, Office	17.7%	19.2%	19.1%
2025 Farming, Fishing, Forestry	-	0.1%	0.1%
2025 Construction, Extraction, Maintenance	2.8%	3.9%	4.7%
2025 Production, Transport, Material Moving	24.9%	17.0%	15.4%
2025 White Collar Workers	52.3%	61.9%	63.7%
2025 Blue Collar Workers	47.7%	38.1%	36.3%
Transportation to Work			
2025 Drive to Work Alone	76.0%	71.6%	71.2%
2025 Drive to Work in Carpool	9.0%	8.5%	7.8%
2025 Travel to Work by Public Transportation	1.3%	1.4%	1.3%
2025 Drive to Work on Motorcycle	-	-	-
2025 Walk or Bicycle to Work	1.7%	1.7%	1.9%
2025 Other Means	1.0%	1.1%	1.0%
2025 Work at Home	10.9%	15.6%	16.7%
Travel Time			
2025 Travel to Work in 14 Minutes or Less	17.0%	19.9%	18.9%
2025 Travel to Work in 15 to 29 Minutes	46.9%	45.9%	46.4%
2025 Travel to Work in 30 to 59 Minutes	31.2%	29.8%	29.9%
2025 Travel to Work in 60 Minutes or More	4.9%	4.4%	4.8%
2025 Average Travel Time to Work	24.6	23.2	23.1
Consumer Expenditure			
2025 Est. Total Household Expenditure	\$529.91 M	\$5.88 B	\$14.88 B
2025 Est. Apparel	\$10.05 M	\$111.16 M	\$279.58 M
2025 Est. Contributions, Tax and Retirement	\$116.84 M	\$1.45 B	\$3.84 B
2025 Est. Education	\$11.49 M	\$131.12 M	\$335.47 M
2025 Est. Entertainment	\$31.3 M	\$345.75 M	\$868.74 M
2025 Est. Food, Beverages, Tobacco	\$71.14 M	\$761.34 M	\$1.88 B
2025 Est. Health Care	\$45.33 M	\$451.72 M	\$1.09 B
2025 Est. Household Furnishings and Equipment	\$14.17 M	\$158.04 M	\$399.36 M
2025 Est. Household Operations, Shelter, Utilities	\$131.68 M	\$1.42 B	\$3.52 B
2025 Est. Miscellaneous Expenses	\$9.18 M	\$102.16 M	\$257.97 M
2025 Est. Personal Care	\$7.7 M	\$81.93 M	\$201.29 M
2025 Est. Transportation	\$81.03 M	\$871.72 M	\$2.21 B

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Traffic Counts



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