FOR SALE OR LEASE

20 N. ADAMS
YPSILANTI, MICHIGAN

LEE & ASSOCIATES
COMMERCIAL REAL ESTATE SERVICES



A RARE OPPORTUNITY IN A GROWING MARKET

With major healthcare, education, and transit drivers at your doorstep, this property offers a rare chance to establish your business in one of Ypsilanti's most strategic locations.

PRIME CORNER OPPORTUNITY

High-Visibility Commercial Building in the Heart of Ypsilanti

This former dry cleaner building sits on a highly desirable corner lot surrounded by major institutional and transit anchors:

- Directly across from University of Michigan Ypsilanti Health Center and MI-HQ's Ypsilanti location
- Across from the Ypsilanti Bus Transit Center
- Minutes from Eastern Michigan University
- One block from Michigan Avenue
- Quick access to I-94

IDEAL FOR A WIDE RANGE OF USES

The property offers excellent flexibility and visibility for a variety of business concepts, including:

- Medical / healthcare services
- Retail or specialty shops
- Restaurant, café, or quick service concepts
- Professional offices
- Wellness, fitness, or personal services
- Financial services
- Convenience retail or service-oriented businesses

FOR DETAILS CONTACT

Jason Um jason.um@lee-associates.com (248) 567-8009

All information furnished regarding property for sale, rental or financing from sources deemed reliable, no warranty or representation made to accuracy thereof and some is submitted to errors, omissions, change of price, rental or other conditions prior to sale, lease or financing or withdrawal without notice. No liability of any kind is to be imposed on the broker herein.

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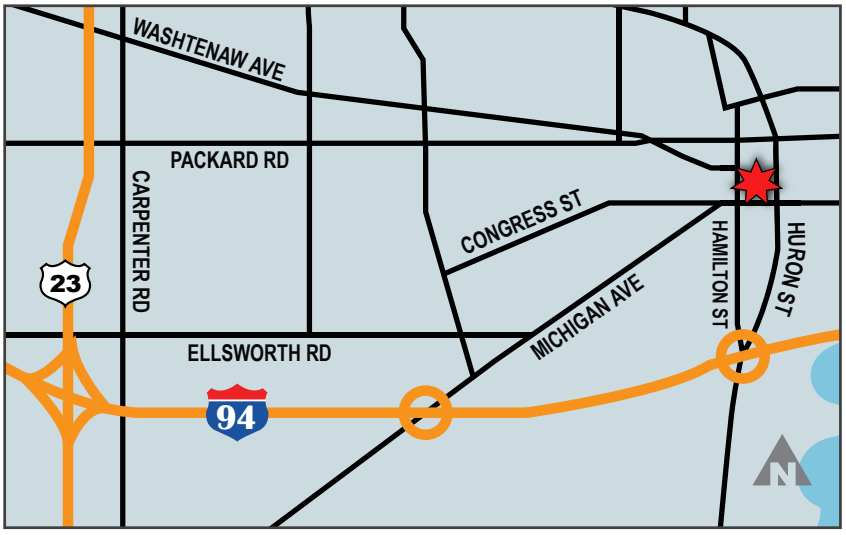
PROPERTY PRICING

TRANSACTION TYPE:	Sale/Lease
ASKING SALE PRICE:	$325,000
ASKING LEASE RATE:	$15.00/SF NNN

PROPERTY DETAILS

PROPERTY TYPE:	Retail
TOTAL SF:	2,064
YEAR BUILT:	1948



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