

832 S Main St



Freestanding Retail - St Clair & Lapeer Counties Submarket
Lapeer, MI 48446

470 SF GLA 0.23 AC Lot 1979 Built Single Tenancy

- Summary
- Population
- Housing
- Daytime Employment
- Consumer Spending
- Traffic
- Data

Currency: USD (\$) Radius 2 miles, 5 miles, 10 miles

Population	2 miles	5 miles	10 miles
2020 Population	10,490	22,802	60,511
2025 Population	10,596	22,798	60,774
2030 Population Projection	10,670	22,906	61,042
Annual Growth 2020-2025	0.2%	0%	0.1%
Annual Growth 2025-2030	0.1%	0.1%	0.1%
Median Age	41.9	44.4	45.4
Bachelor's Degree or Higher	15%	18%	19%
U.S. Armed Forces	4	8	9

Population By Race	2 miles	5 miles	10 miles
White	9,556	20,867	55,980
Black	73	117	344
American Indian/Alaskan Native	46	100	250
Asian	78	135	325
Hawaiian & Pacific Islander	0	1	7
Two or More Races	842	1,579	3,866
Hispanic Origin	452	804	2,052

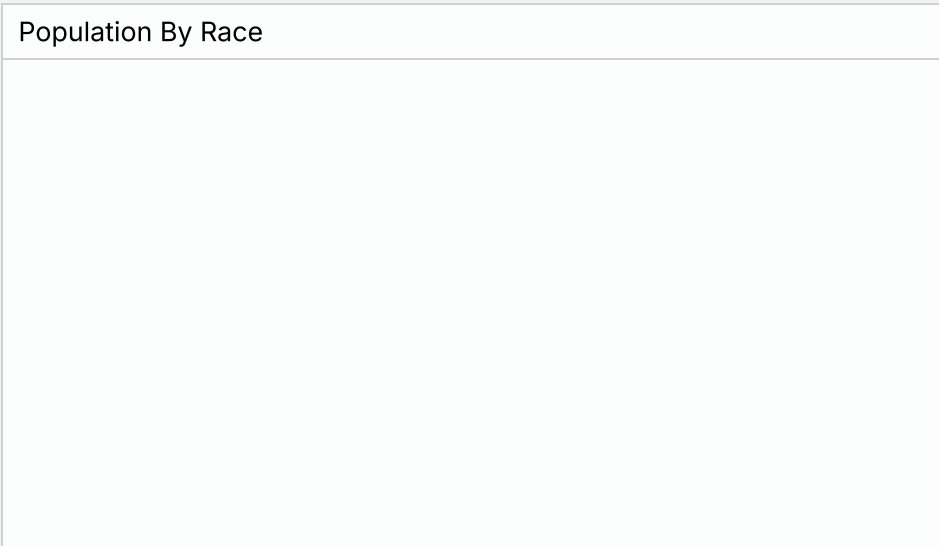
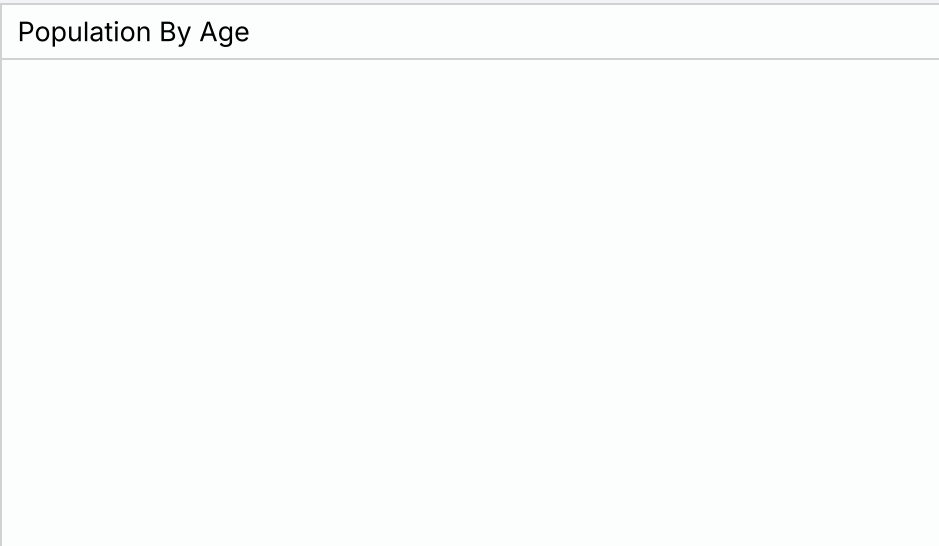
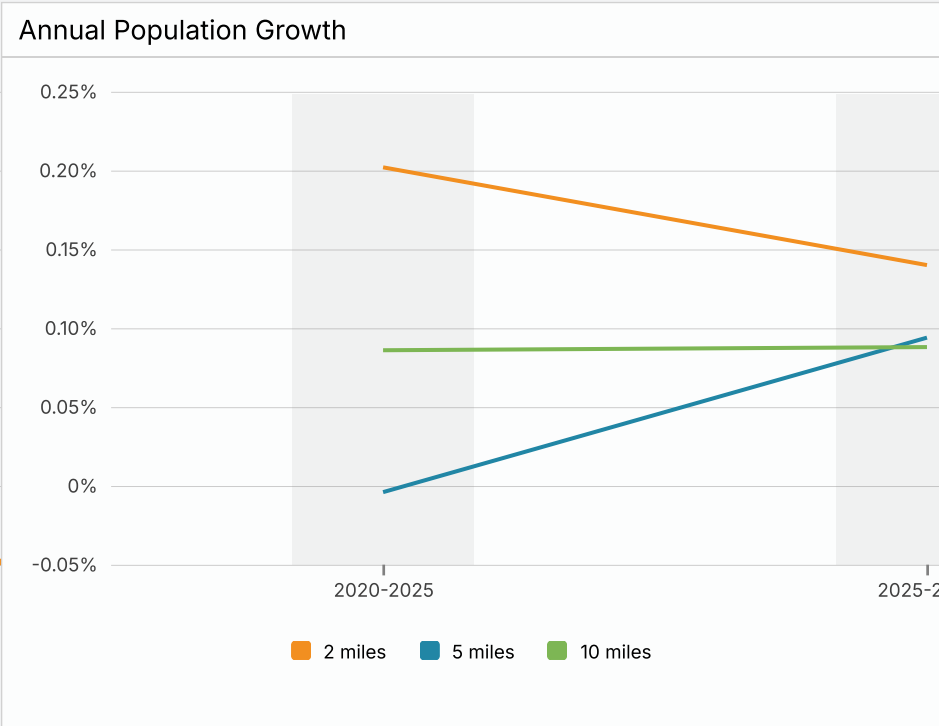
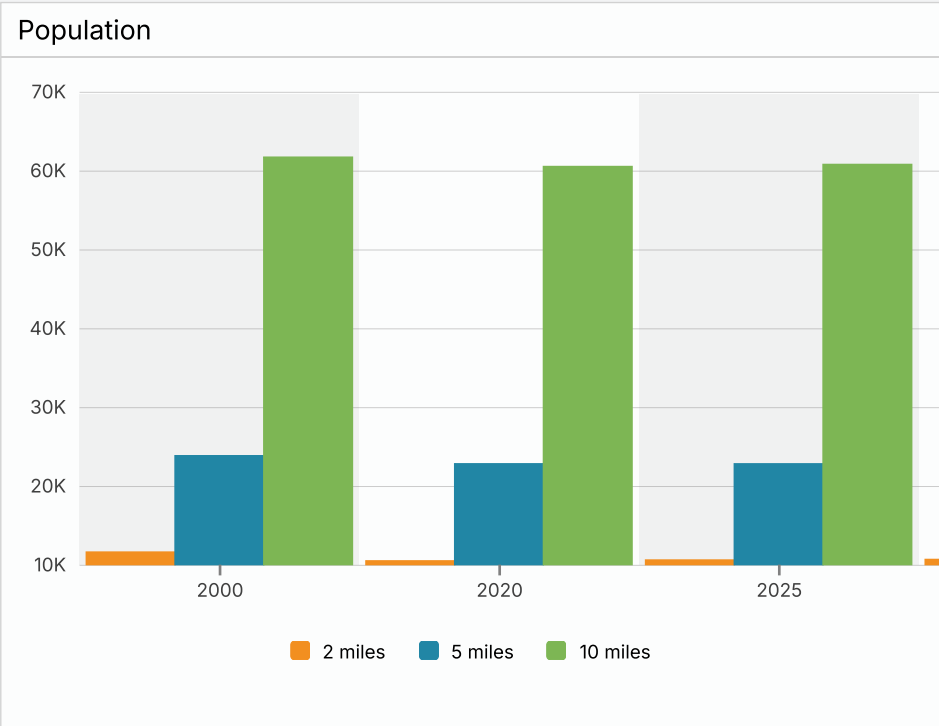
Housing	2 miles	5 miles	10 miles
Median Home Value	\$176,666	\$207,258	\$233,643

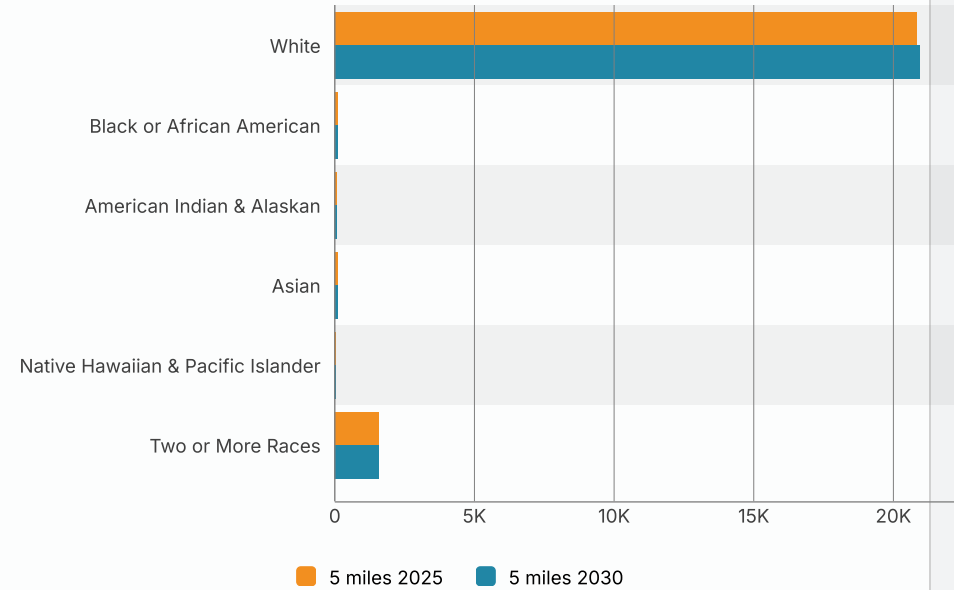
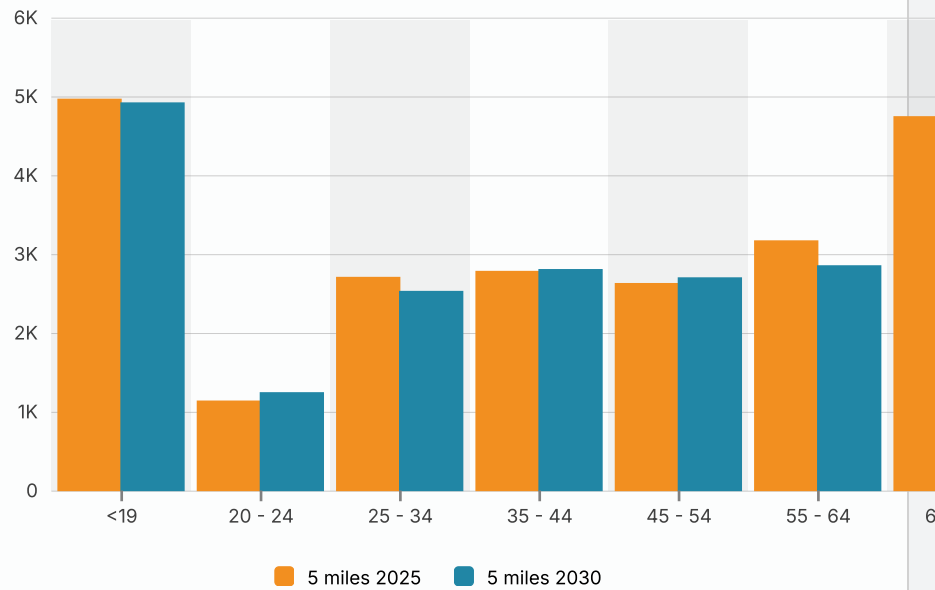
Households	2 miles	5 miles	10 miles
2020 Households	4,619	9,490	24,333
2025 Households	4,656	9,486	24,405
2030 Household Projection	4,687	9,532	24,507
Annual Growth 2020-2025	0.6%	0.5%	0.5%
Annual Growth 2025-2030	0.1%	0.1%	0.1%
Owner Occupied Households	2,644	6,952	19,692
Renter Occupied Households	2,044	2,580	4,815
Avg Household Size	2.2	2.3	2.4
Avg Household Vehicles	2	2	2
Total Specified Consumer Spend...	\$114.6M	\$267.7M	\$753.6M

Income	2 miles	5 miles	10 miles
Avg Household Income	\$67,563	\$76,649	\$85,656
Median Household Income	\$55,364	\$61,555	\$68,789
< \$25,000	1,176	1,812	3,699
\$25,000 - 50,000	865	1,705	4,063
\$50,000 - 75,000	1,043	2,203	5,680
\$75,000 - 100,000	683	1,361	3,308
\$100,000 - 125,000	308	914	2,936
\$125,000 - 150,000	273	554	1,752

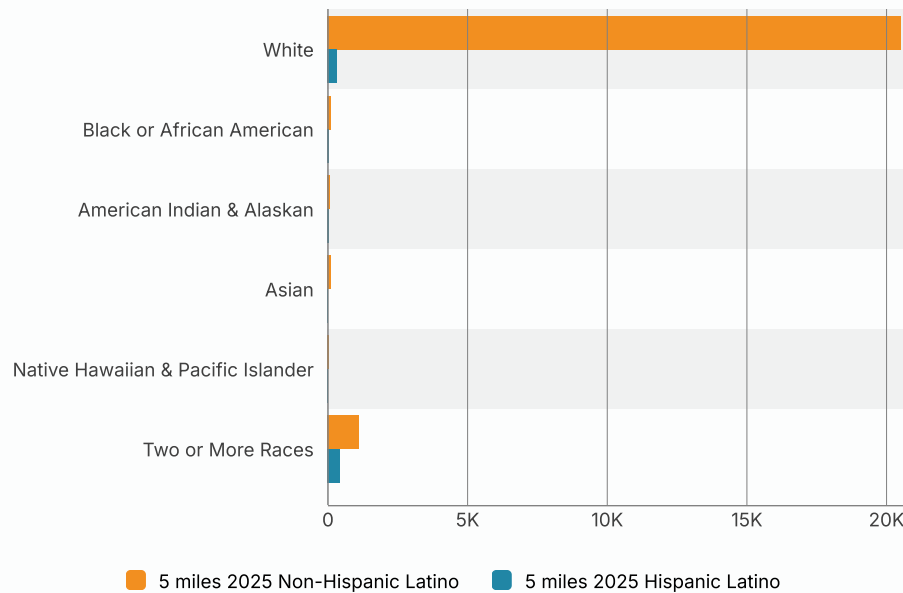
	2 miles	5 miles	10 miles
Median Year Built	1975	1977	1977

	2 miles	5 miles	10 miles
\$150,000 - 200,000	198	670	1,890
\$200,000+	110	267	1,076





Population By Race & Hispanic Origin

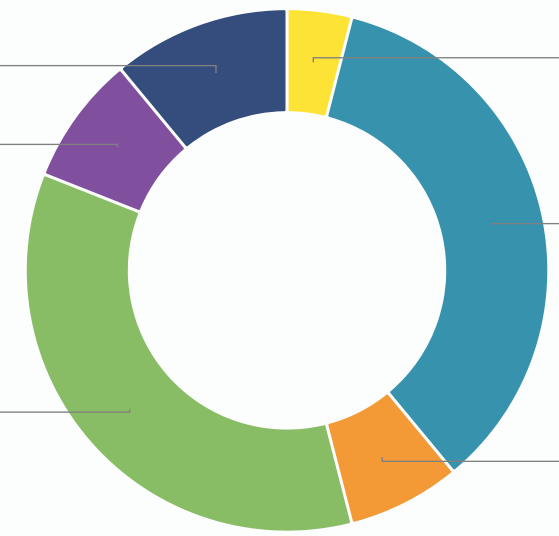


Educational Attainment

11%
Bachelor's Degree

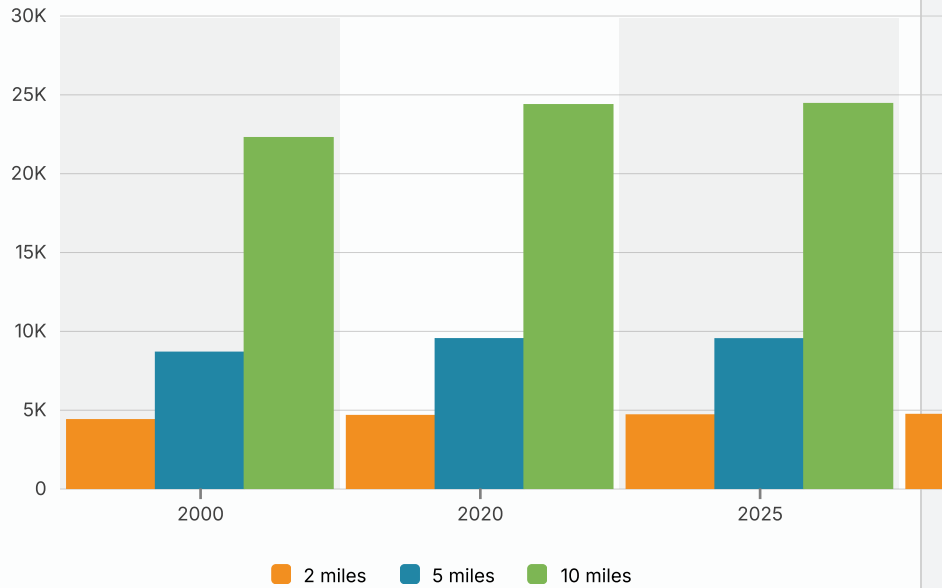
8%
Advanced Degree

35%
Some College, No Degree

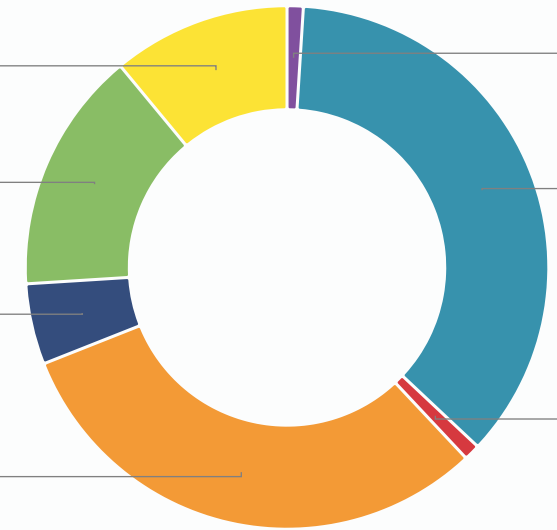


5 miles 2025 % of Population

Households

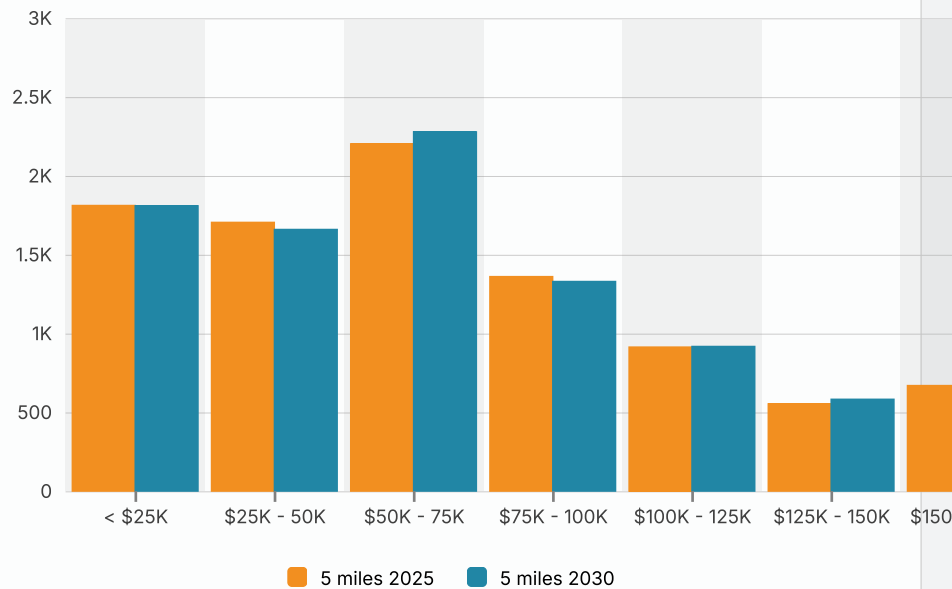


Household Size

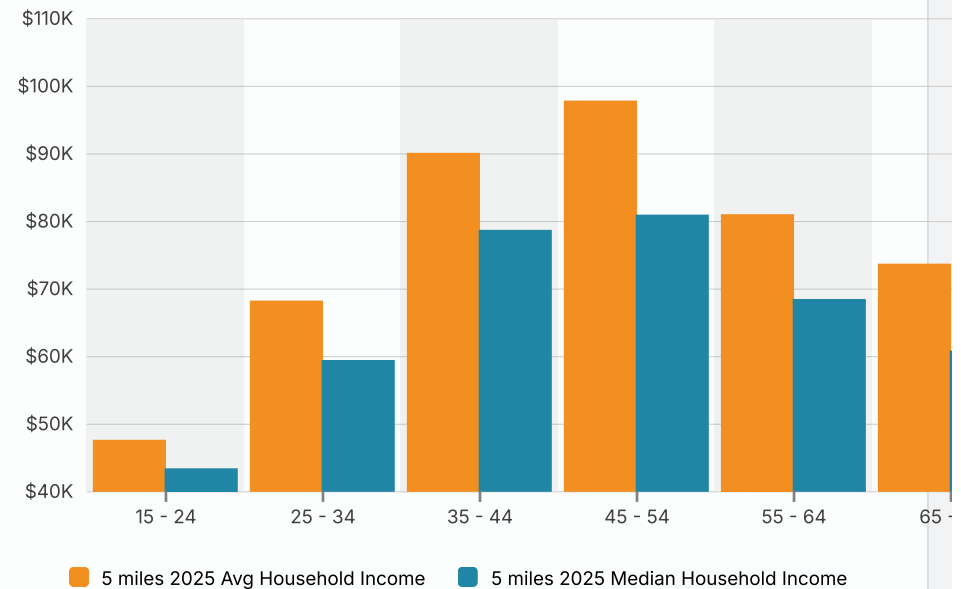
11%
4-Person15%
3-Person5%
5-Person31%
1-Person

5 miles 2025

Households By Income

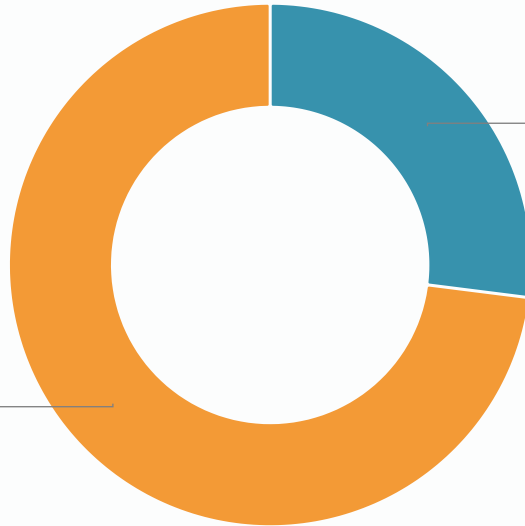


Household Income By Age



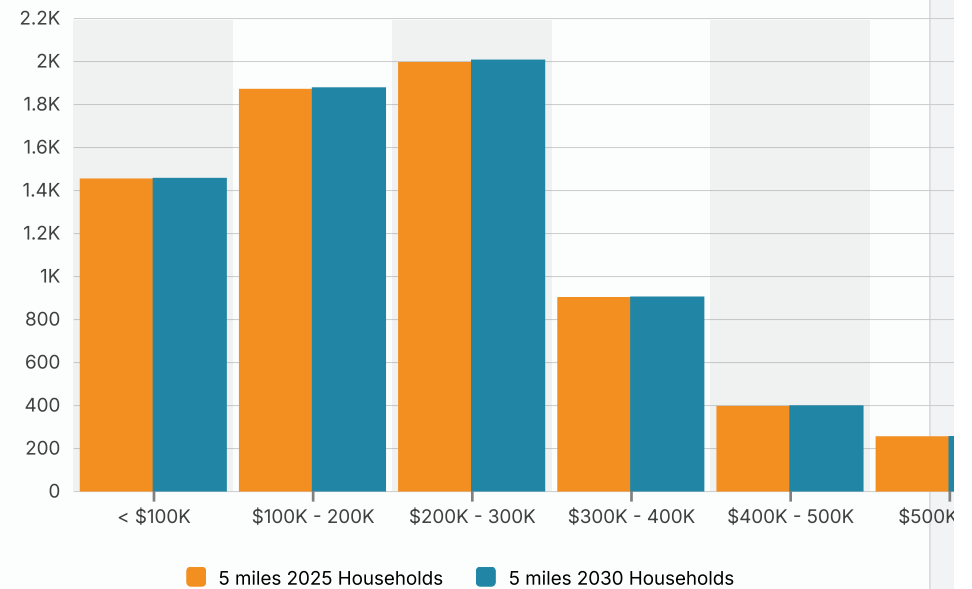
Housing Occupancy

73%
Owner Occupied
Households



5 miles 2025 Housing Units

Home Values



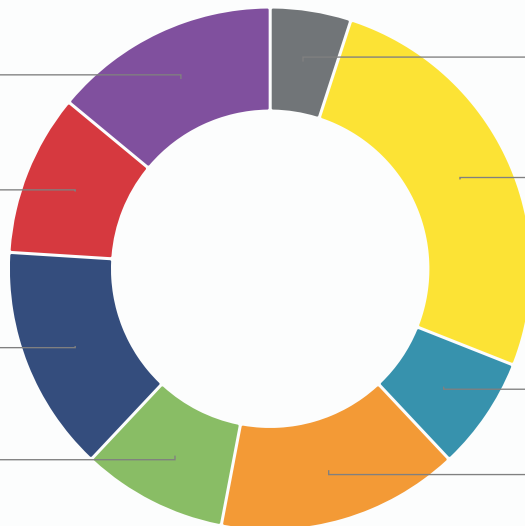
Homes By Year Built

14%
1990-1999

10%
2000-2010

14%
1980-1989

9%
1960-1969



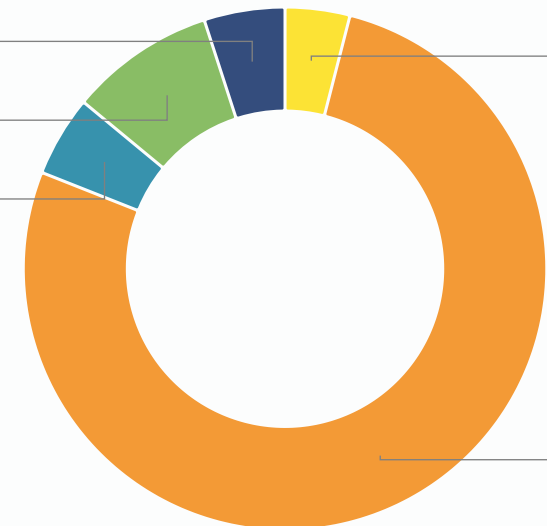
5 miles 2025 Housing Units

Housing Type

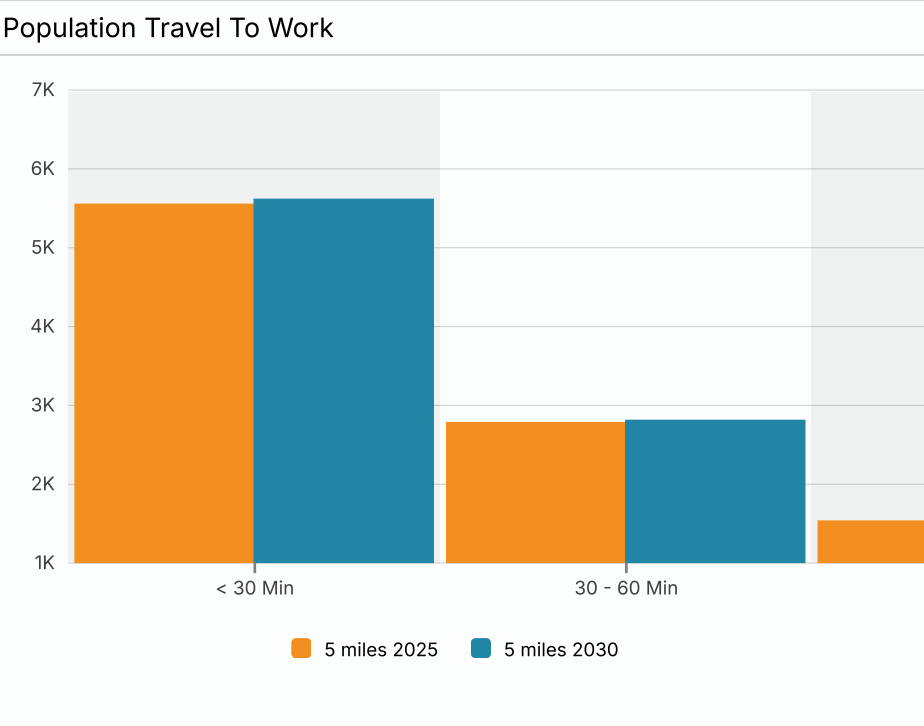
5%
Group Quarters

9%
5-19 Units

5%
2-4 Units



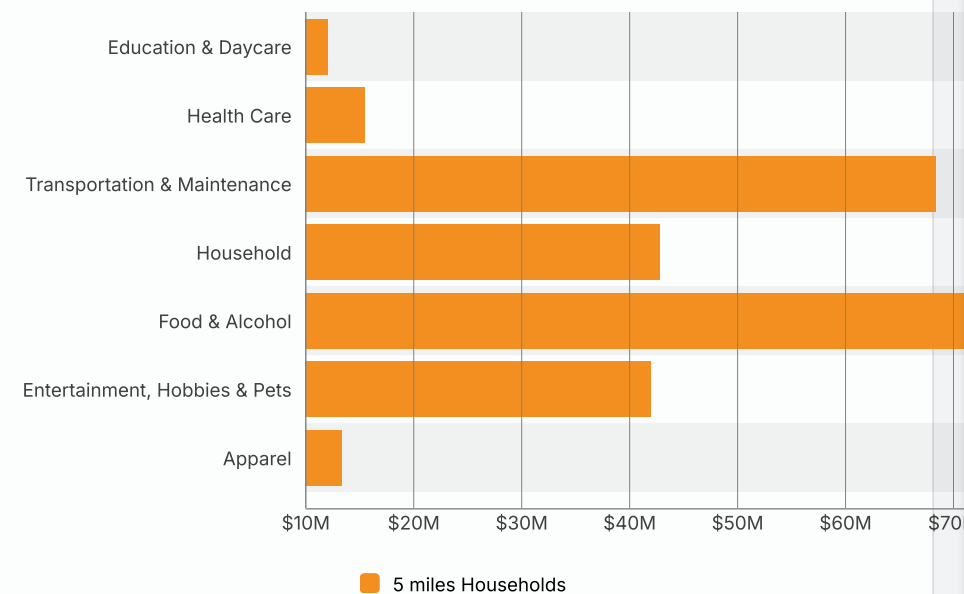
5 miles 2025 Housing Units



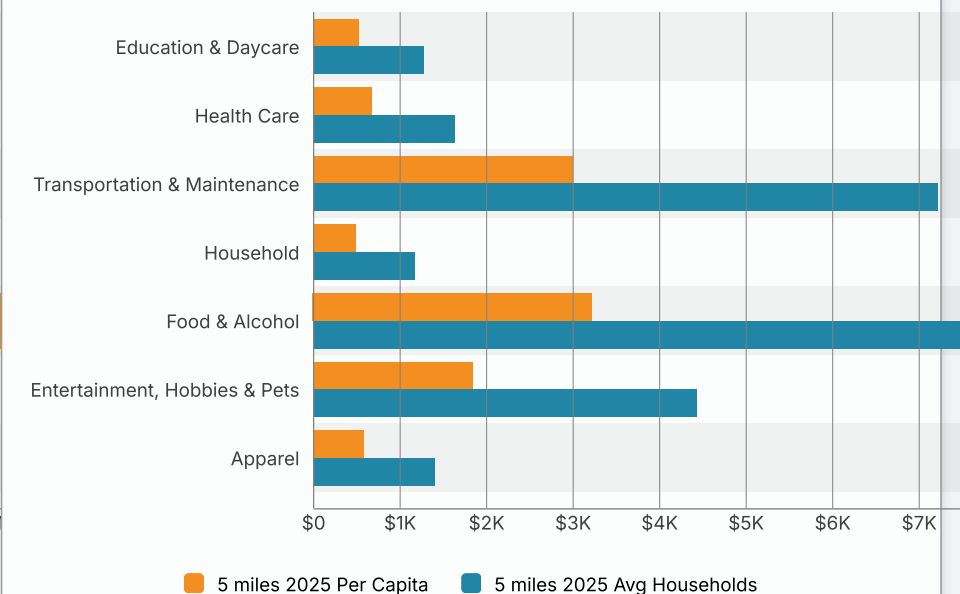
Daytime Employment									
Radius	2 miles			5 miles			10 miles		
	Employees	Businesses	Employees Per Business	Employees	Businesses	Employees Per Business	Employees	Businesses	Employees Per Business
Service-Producing Industri...	9,863	1,196	8	11,491	1,445	8	16,318	2,227	7
Trade Transportation & Uti...	1,657	149	11	1,885	203	9	2,673	336	8
Information	178	17	10	298	27	11	370	43	9
Financial Activities	480	126	4	659	165	4	1,055	263	4
Professional & Business S...	759	113	7	966	140	7	1,499	263	6
Education & Health Services	3,733	530	7	3,938	583	7	5,248	758	7
Leisure & Hospitality	1,354	81	17	1,551	94	17	2,518	165	15
Other Services	798	125	6	928	162	6	1,364	297	5
Public Administration	904	55	16	1,266	71	18	1,591	102	16
Goods-Producing Industries	1,181	72	16	1,655	134	12	2,390	297	8
Natural Resources & Mining	7	2	4	10	3	3	52	18	3

Radius	2 miles			5 miles			10 miles		
	Employees	Businesses	Employees Per Business	Employees	Businesses	Employees Per Business	Employees	Businesses	Employees Per Business
Construction	145	30	5	417	77	5	938	197	5
Manufacturing	1,029	40	26	1,228	54	23	1,400	82	17
Total Daytime Employment	11,044	1,268	9	13,146	1,579	8	18,708	2,524	7

Consumer Spending



Per Capita & Avg Household Spending



Consumer Spending By Industry

2025 2030

Radius	2 miles			5 miles			10 miles		
	Total Spen...	Avg Household	Per Capita	Total Spen...	Avg Household	Per Capita	Total Spen...	Avg Household	Per Capita
< Expand All									
✓ Apparel	\$6,102,496	\$1,311	\$576	\$13,352,809	\$1,408	\$586	\$36,568,110	\$1,498	\$602
✓ Entertainment, Hobbies & P...	\$18,376,357	\$3,947	\$1,734	\$42,025,154	\$4,430	\$1,843	\$117,027,713	\$4,795	\$1,926
✓ Food & Alcohol	\$33,269,040	\$7,145	\$3,140	\$73,537,494	\$7,752	\$3,226	\$200,727,813	\$8,225	\$3,303
✓ Household	\$17,670,998	\$3,795	\$1,668	\$42,818,714	\$4,514	\$1,878	\$122,286,8...	\$5,011	\$2,012
✓ Transportation & Maintena...	\$27,532,175	\$5,913	\$2,598	\$68,430,027	\$7,214	\$3,002	\$197,886,789	\$8,108	\$3,256
✓ Health Care	\$6,731,258	\$1,446	\$635	\$15,469,980	\$1,631	\$679	\$42,693,580	\$1,749	\$702
✓ Education & Daycare	\$4,894,796	\$1,051	\$462	\$12,109,255	\$1,277	\$531	\$36,425,768	\$1,493	\$599

Radius	2 miles			5 miles			10 miles		
Expand All	Total Spen...	Avg Household	Per Capita	Total Spen...	Avg Household	Per Capita	Total Spen...	Avg Household	Per Capita
Total Specified Consumer ...	\$114,577,120	\$24,608	\$10,813	\$267,743,4...	\$28,225	\$11,744	\$753,616,6...	\$30,880	\$12,400

Traffic

Collection Street	Cross Street	Traffic Volume	Count Year	Distance from Property
West St	Baldwin Rd S	1,364	2025	0.05 mi
Baldwin Rd	Gateway Dr SW	5,492	2025	0.10 mi
S Main St	West St N	23,037	2025	0.10 mi
Harrison St	Baldwin Rd SE	6,287	2025	0.13 mi
S Main St	National City Way S	24,889	2025	0.14 mi
East St	Baldwin Rd SW	1,631	2025	0.19 mi
Demille Blvd	S Harrison St W	15,710	2025	0.21 mi
Demille Blvd	S Main St W	16,550	2025	0.24 mi
DEMILL BLVD	Oak St	9,843	2020	0.27 mi
Harrison St	Summit St N	2,257	2025	0.29 mi