4355 DIXIE HIGHWAY
WATERFORD, MICHIGAN

RETAIL FOR SALE OR LEASE
1,459 Square Feet Available

SIGNATURE ASSOCIATES
KNOW SIGNATURE | KNOW RESULTS



PROPERTY FEATURES

- 1,459 square feet available
- Located on 0.10 acres – additional 0.19 acres can be made available upon request
- Zoned C-2
- Rare opportunity to purchase
- Property sits on busy Dixie Highway near Sashabaw Road intersection
- 50,000 cars ADT
- Excellent for retail, food or office users
- Surrounded by many national and local retailers
- Lease Rate: $17.00/sq. ft. NNN
- Sale Price: $175,000 ($119.95/sq. ft.)



For more information, please contact:

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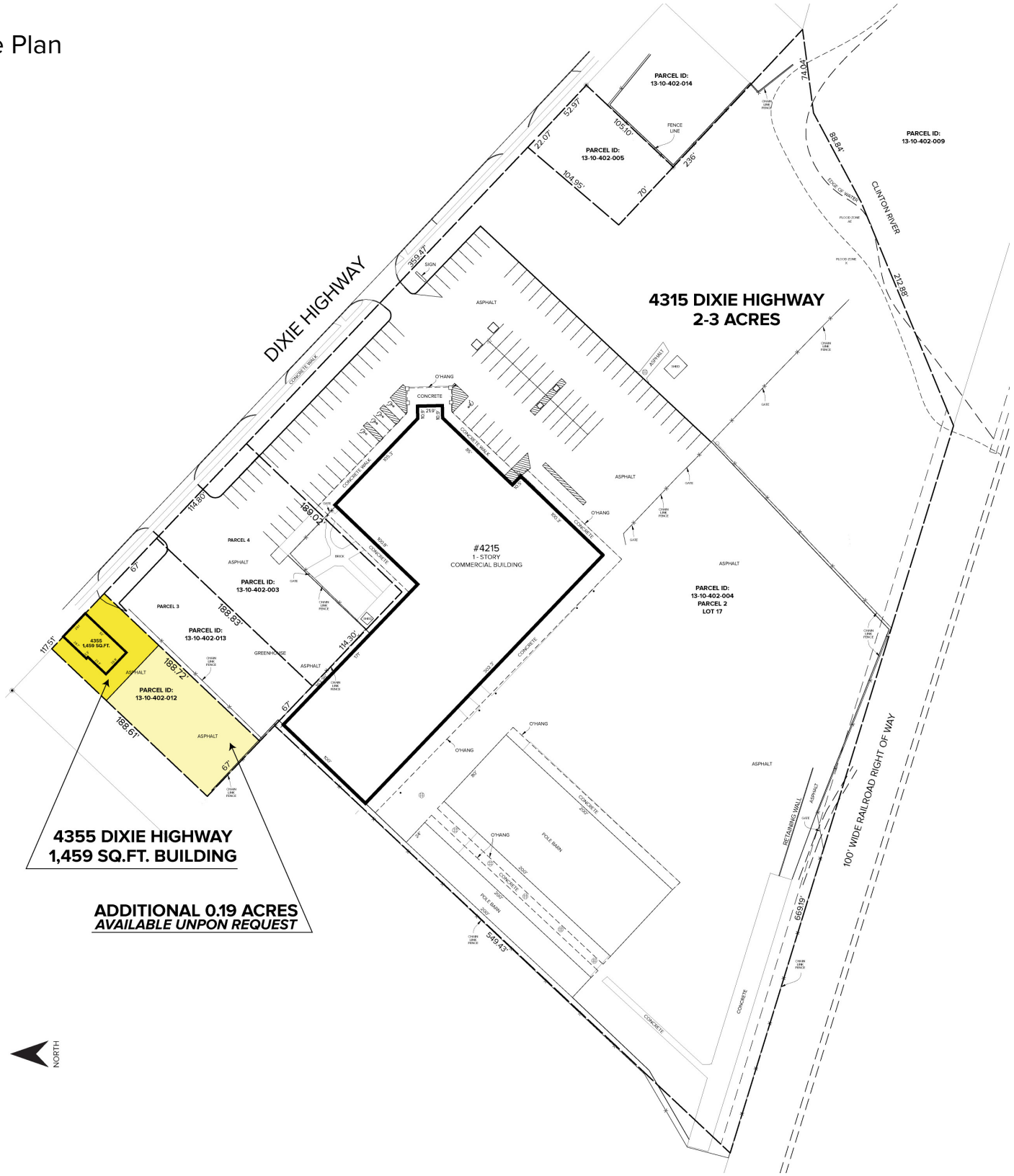
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Retail For Sale

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Site Plan



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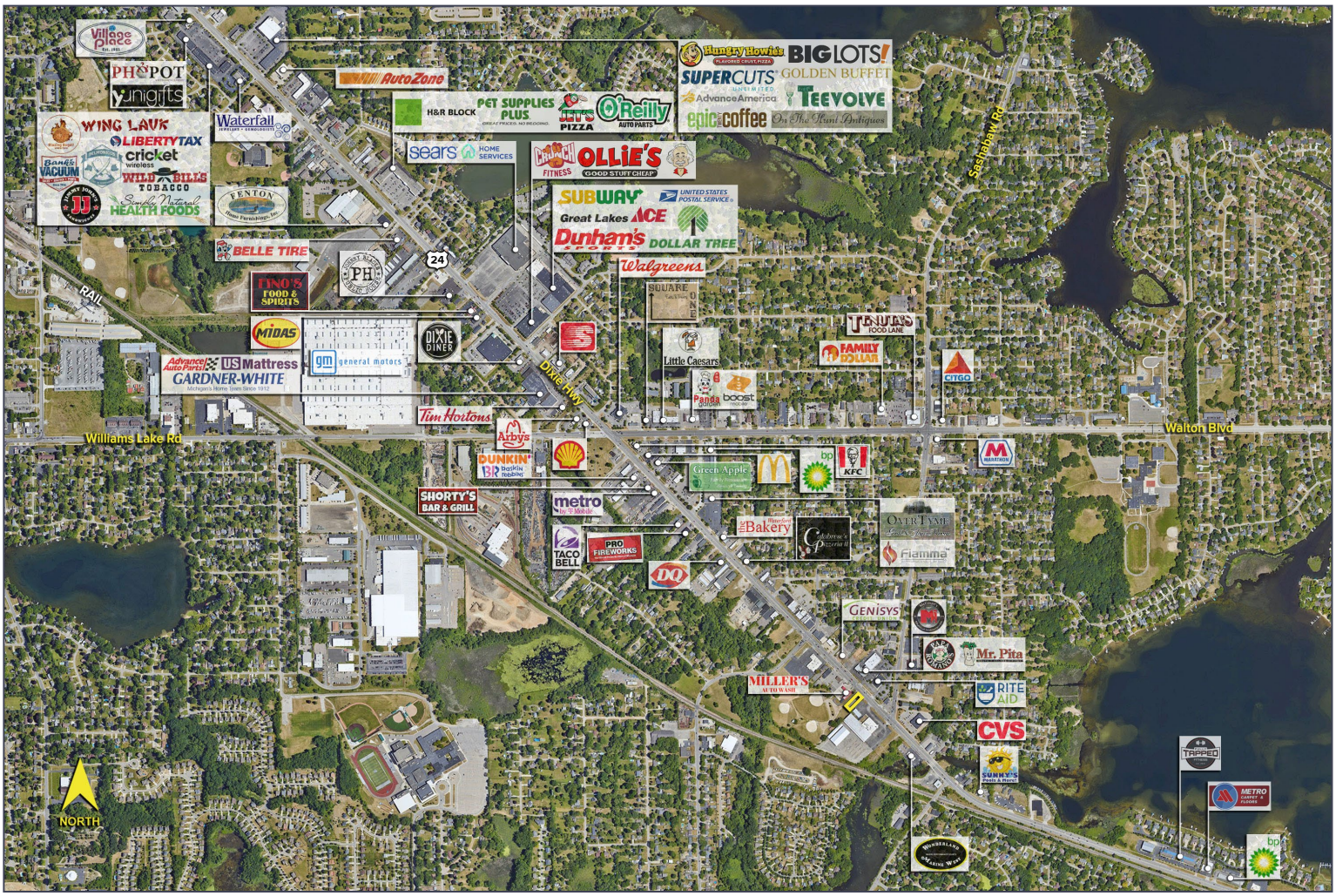
Retail For Sale

1,459 Square Feet AVAILABLE



DEMOGRAPHICS	POPULATION	MED. HH INCOME
1 MILE	6,888	$87,539
3 MILE	53,774	$79,915
5 MILE	141,402	$86,031

TRAFFIC COUNTS (TWO-WAY)	
33,321	Dixie Hwy. SE of Sashabaw Rd.
29,168	Dixie Hwy. NE of Sashabaw Rd.
11,262	Sashabaw Rd. N. of Dixie Hwy.
9,864	Hatchery Rd. S. of Dixie Hwy.



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