

# THE NORTH SHACK

1990 E. Auburn Road / Rochester Hills, MI



**MID-AMERICA®**  
Real Estate-Michigan, Inc.

**BUSINESS FOR SALE**  
**BUILDING FOR LEASE**



RETAIL OPPORTUNITY

# THE NORTH SHACK



## Address

1990 E. Auburn Road  
Rochester Hills, MI 48307

## Availability

2,150 SF

## Features

Independently owned for 40 years. Exceptional opportunity to purchase an established restaurant business and lease a freestanding building with a drive-through, ideally situated on the southwest corner of Auburn and Dequindre Roads in Rochester Hills, Michigan. Nearby retailers include Planet Fitness, Dollar Tree, Ace Hardware, as well as many local shops, restaurants and national retailers. The M-59 (102,261 vpd) interchange and the Corewell Health Beaumont Troy Hospital (530-beds) is located less than 1.5 miles south of the property.

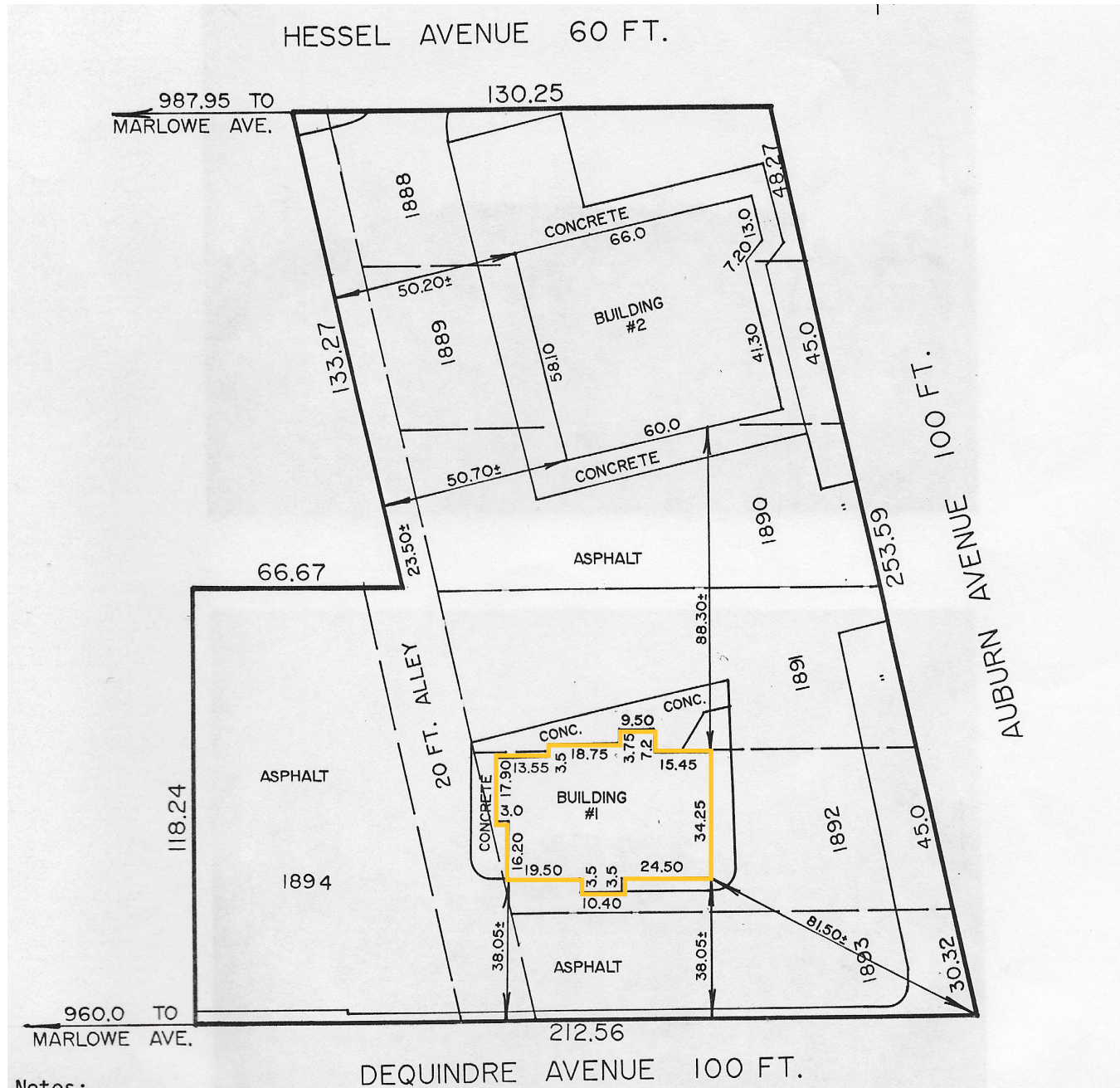
## Area Tenants



## Demographics (2025)

|                      | 1 MILE    | 3 MILES   | 5 MILES   |
|----------------------|-----------|-----------|-----------|
| POPULATION           | 9,219     | 75,302    | 211,434   |
| HOUSEHOLDS           | 4,205     | 30,644    | 84,993    |
| AVG HOUSEHOLD INCOME | \$103,048 | \$125,379 | \$129,872 |
| DAYTIME POPULATION   | 5,647     | 69,371    | 208,097   |

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