



**SIGNATURE
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Retail For Sale

Property Name:

Location: 9805 Davis Highway
City, State: Dimondale, MI
Cross Streets: Old Lansing Road
County: Eaton
Zoning: B2
Year Built: 1989

Total Building Sq. Ft.:	3,544	Property Type:	Restaurant
Available Sq. Ft.:	3,544	Bldg. Dimensions:	N/A
Min Cont. Sq. Ft.:	3,544	Total Acreage:	1.29
Max Cont. Sq. Ft.:	3,544	Land Dimensions:	N/A
Ceiling Height:	N/A	Parking:	50
Overhead Door(s) / Height:	0	Curb Cuts:	3
Exterior Construction:	Masonry	Power:	N/A
Structural System:	N/A	Restrooms:	Yes
Heating:	Yes	Sprinklers:	Yes
Air-Conditioning:	Yes	Signage:	Pylon & Building
Basement:	No	Roof:	N/A
Number of Stories:	1	Floors:	N/A
Condition:	N/A	Delivery Area:	N/A

Population:	Median HH Income:	Traffic:	Yr: 2024	Count: 10,623	Creyts Rd. N. of Lansing Rd. 2-Way
1 Mile: 433	1 Mile: \$69,306		Yr: 2024	Count: 8,226	Creyts Rd. S. of Lansing Rd. 2-Way
3 Miles: 20,038	3 Miles: \$64,930		Yr: 2024	Count: 11,374	Lansing Rd. E. of Creyts Rd. 2-Way
5 Miles: 88,514	5 Miles: \$71,097		Yr: 2024	Count: 15,745	Lansing Rd. W. of Creyts Rd. 2-Way
Current Tenant(s): N/A			Major Tenants: N/A		

Sale Price:	\$1,095,000 (\$308.97/sqft)	Improvement Allowance:	N/A
Sale Terms:	N/A	Assessor #:	N/A
Security Deposit:	N/A	Date Available:	Immediately
Options:	N/A		
Taxes:	\$23,407.73 (2025)		
TD:	N/A		
Parcel #:	080-086-500-342-00		

Utilities	Electric: Yes
Sanitary Sewer: Yes	Gas: Yes
Storm Sewer: Yes	Water: Yes
Tenant Responsibilities:	N/A

Comments: This 1.29-acre commercial redevelopment site is strategically located just off I-96, offering excellent visibility, convenient access, and existing drive-thru infrastructure. The property is improved with 3,544 sq. ft. former restaurant, presenting an exceptional opportunity for adaptive reuse or complete redevelopment provides flexibility for a variety of concepts.

Broker: SIGNATURE ASSOCIATES

Agent(s):

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