

17425 TELEGRAPH ROAD

17425 TELEGRAPH ROAD | DETROIT, MI 48219

Restaurant/Retail For Lease



PROPERTY HIGHLIGHTS

- 2,400 SF former restaurant available for lease
- Furniture, fixtures, and restaurant equipment included in the lease
- Profitable restaurant location for over 20 years
- Ample parking
- Excellent visibility from building and pylon signage
- Over 57K VPD on busy Telegraph Road
- More than 300K people within a 5-mile radius



30201 Orchard Lake Road, Suite 100 | Farmington Hills, MI 48334 | 248.851.8900 | kjcre.com

Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.

KEVIN JAPPAYA, CCIM

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OFFERING SUMMARY

Lease Rate:	\$3,500/Month, Gross
Building Size:	4,800 SF
Parking:	Ample

AVAILABLE SPACES

	SIZE (SF)
17425	2,400 SF

PROPERTY DESCRIPTION

This 2,400 SF former restaurant is available for lease with furniture, fixtures, and restaurant equipment included. The property has operated as a profitable restaurant location for over 20 years and offers ample parking, excellent visibility from building and pylon signage, and over 57K VPD on busy Telegraph Road. More than 300K people are located within a 5-mile radius.

LOCATION DESCRIPTION

Located on the west side of Telegraph Road, just south of Grand River Avenue.

CURRENT OCCUPANCY

Grand House of Liquor

SURROUNDING BUSINESSES

Nicky D's Coney, ORSA Credit Union, Motor City Coney, Urban Grill, CVS, Total Wireless, Dollar General, Aldi, Corewell Health, AutoZone, McDonald's, O'Reilly, Meijer, Motor City Java, Sam's Club, Save A Lot and more.

TRAFFIC (VEHICLES PER DAY)

Telegraph Road	57,350
(2WAY/ADT/CoStar 2024)	



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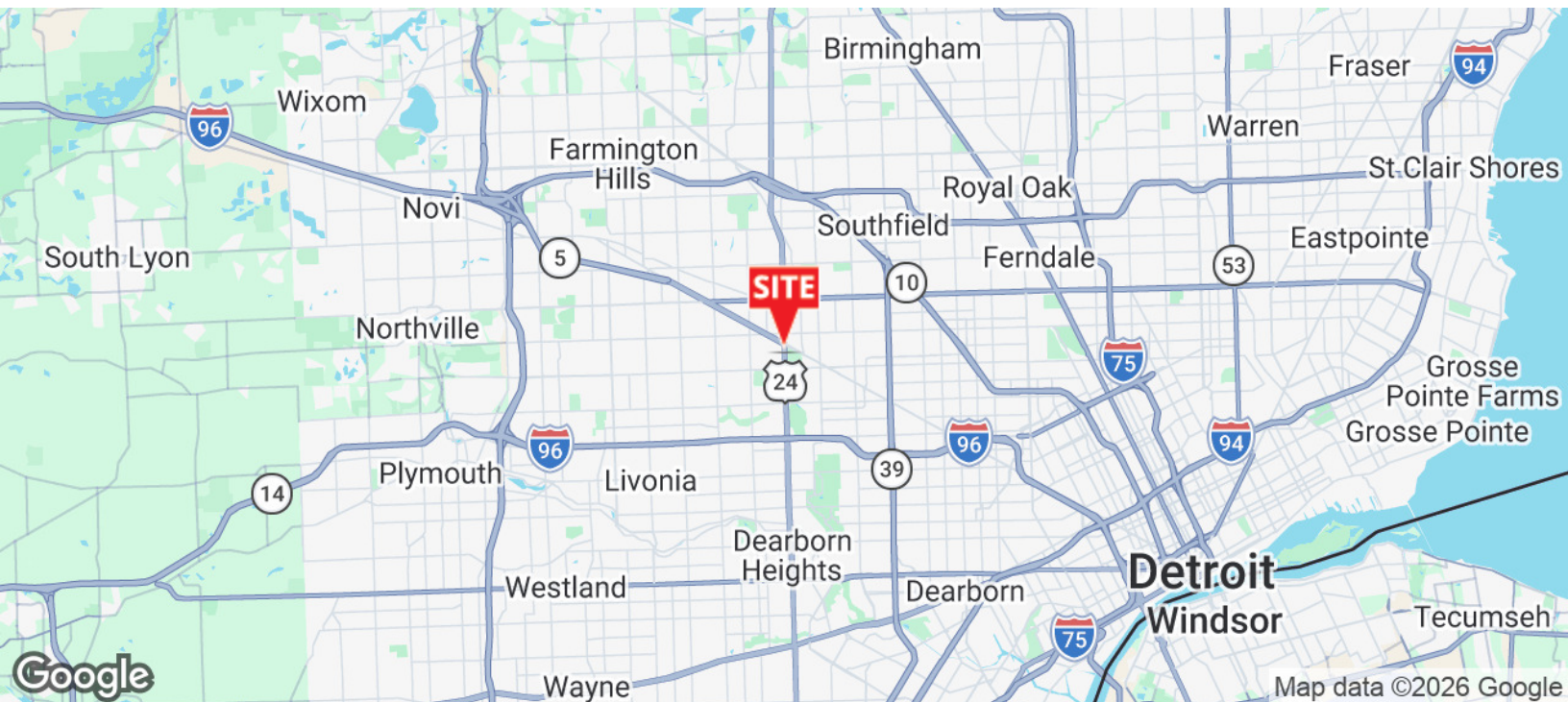
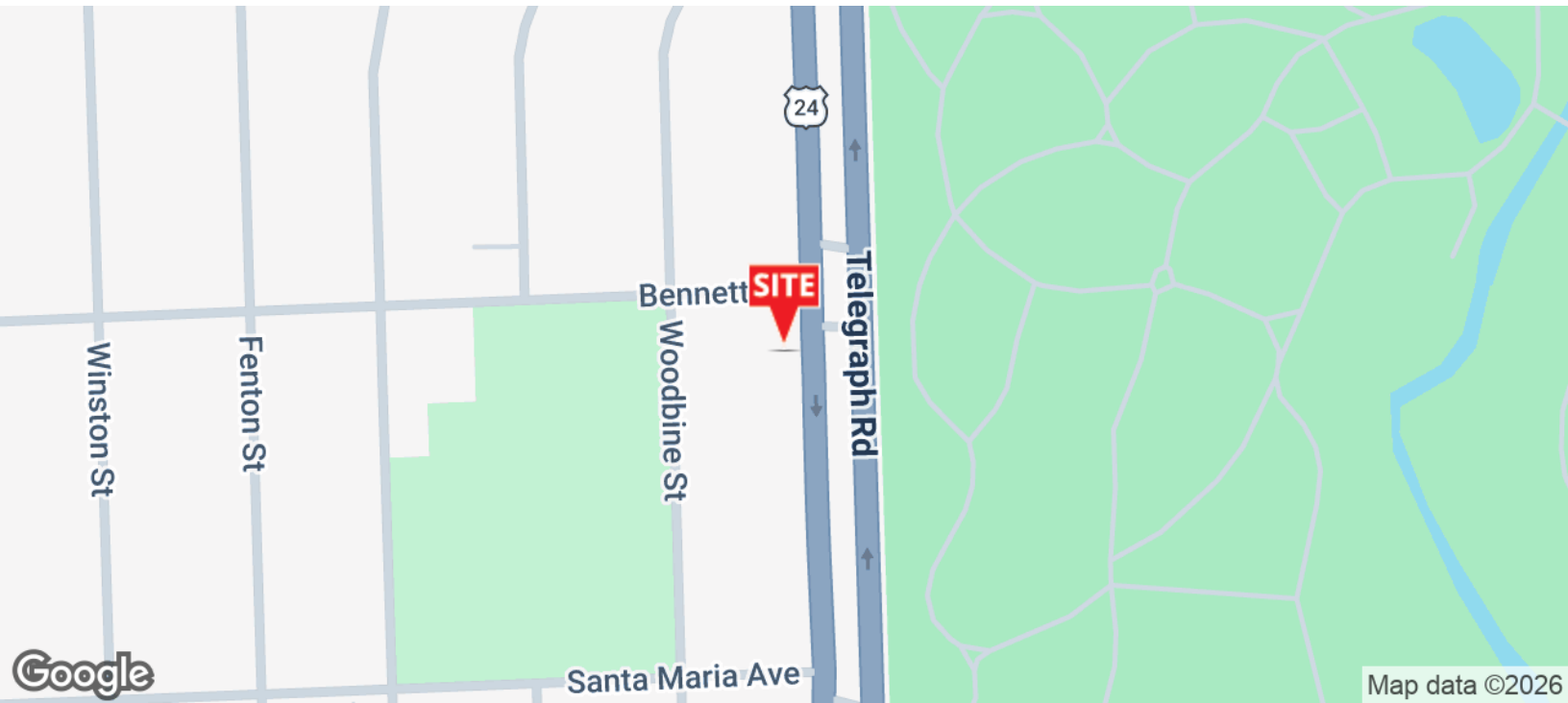
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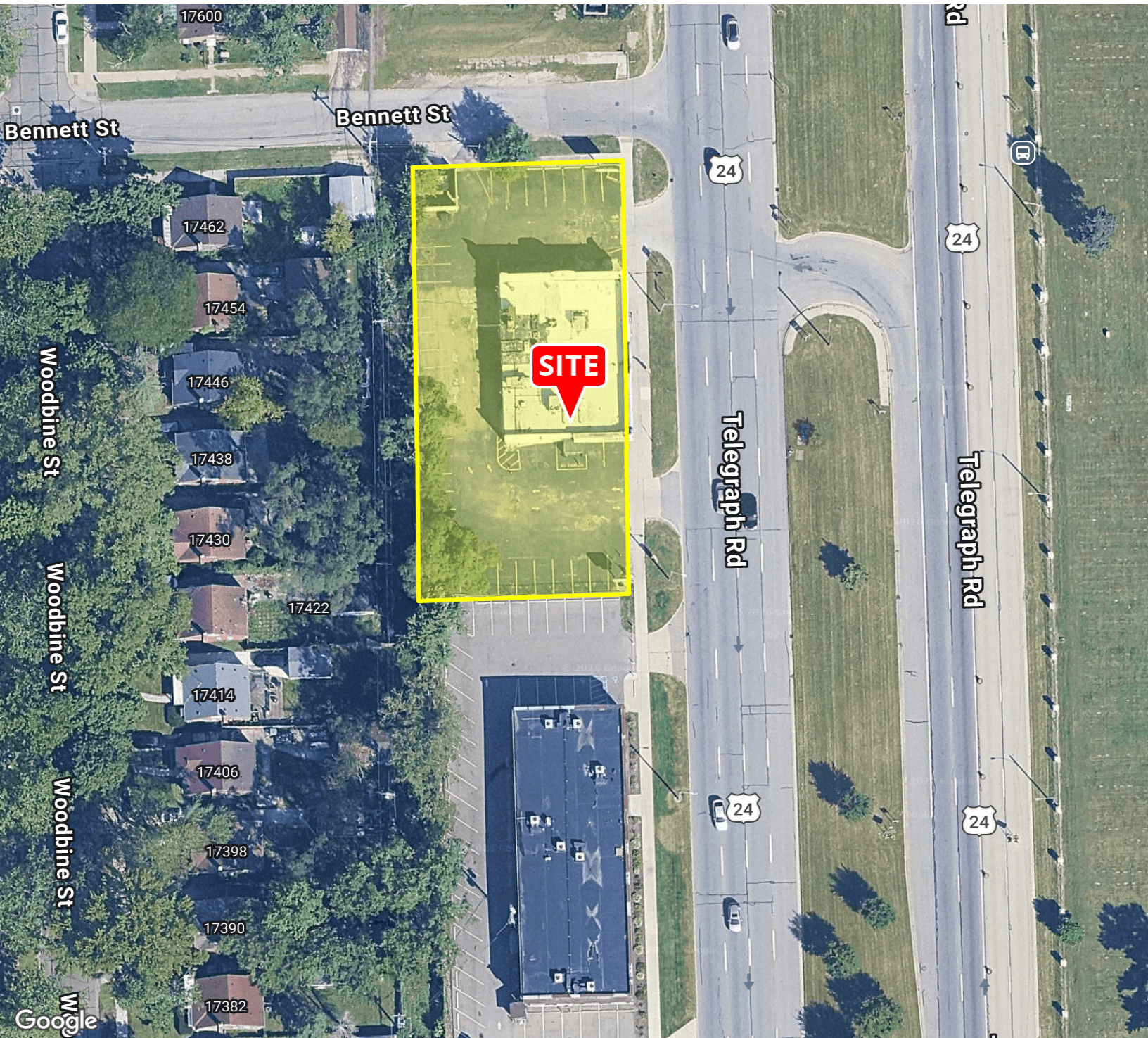
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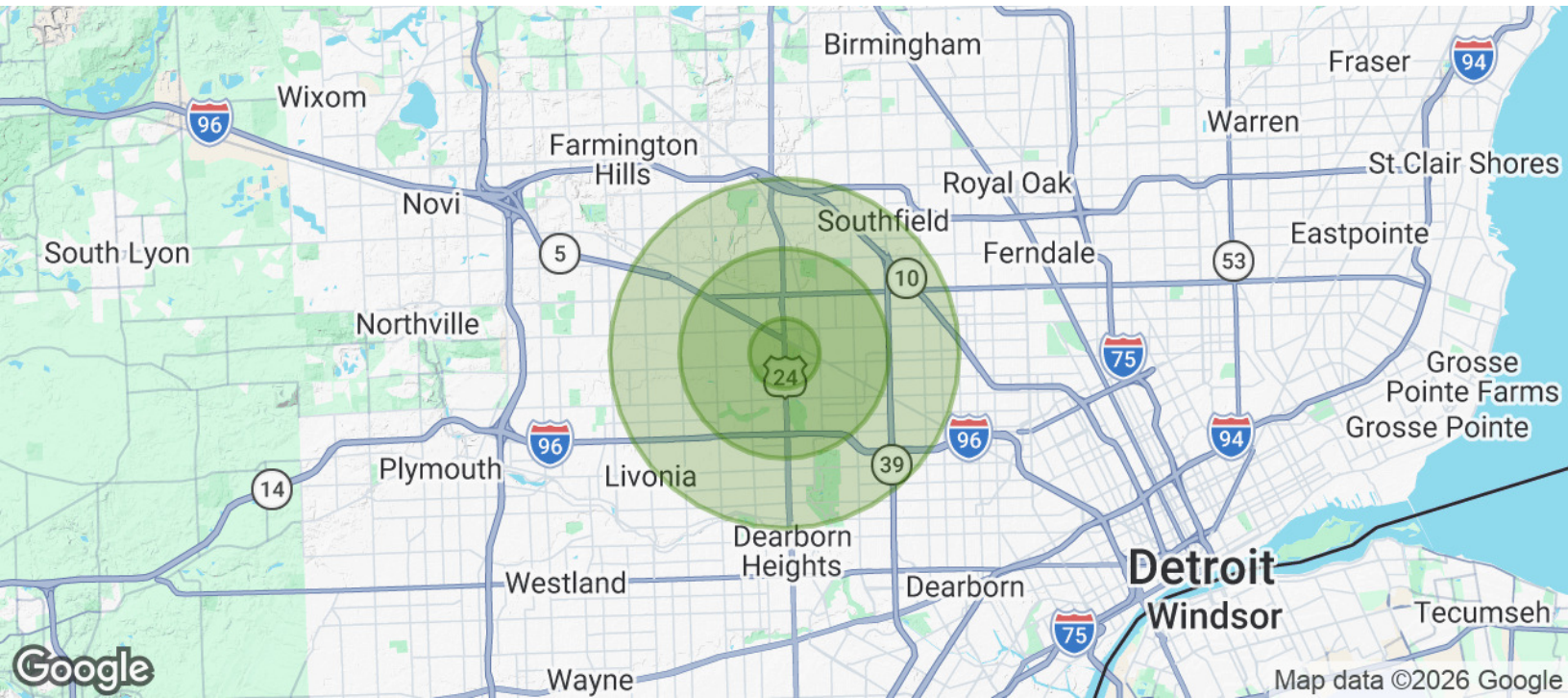
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,659	110,381	302,940
Average Age	35.7	38.6	39.5
Average Age (Male)	35.2	36.8	37.2
Average Age (Female)	37.5	40.3	41.5

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,502	44,000	123,116
# of Persons per HH	2.5	2.5	2.5
Average HH Income	\$54,477	\$67,686	\$72,751
Average House Value	\$90,763	\$129,698	\$158,091

2023 American Community Survey (ACS)



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