

3153 Rochester Road / Troy, MI



FOR LEASE



RETAIL OPPORTUNITY

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NEW DEVELOPMENT COMING SOON



Address

3153 Rochester Road
Troy, MI 48083

Availability

- 1,133 SF (Fast Food Restaurant w/ Drive-Thru & Patio)
- 4,136 SF (Restaurant Opportunity)
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Features

- New retail development planned at the southwest corner of Rochester Road and Hartland Avenue in Troy, Michigan.
- ±3.38-acre (147,226 SF) development site located within the General Business (GB) District.
- Opportunities include a fast-food restaurant with drive-thru and patio, as well as two restaurant pads.
- Drive-thru use subject to Special Land Use approval.
- Highly desired trade area near Somerset Collection, regional power centers, upscale restaurants, hotels, and a significant office population.

Area Tenants



Demographics (2026)

	1 MILE	3 MILES	5 MILES
POPULATION	9,926	93,142	259,108
HOUSEHOLDS	4,013	39,151	108,977
AVG HOUSEHOLD INCOME	\$135,828	\$130,246	\$139,420
DAYTIME POPULATION	13,678	135,899	318,642

