

4533 GRAND RIVER

4533 Grand River Ave, Howell, MI 48843



EXCLUSIVELY LISTED BY:

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FOR SALE

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OFFERING SUMMARY: 4533 Grand River Ave | Howell, MI 48843



PROPERTY OVERVIEW

Build to Suit for Lease

OFFERING SUMMARY

Lease Rate: \$35.00, NNN
Lot Size: 0.7 Acres
Zoning: GCD - General Commercial District

PROPERTY HIGHLIGHTS

- Lighted Corner
- New I96 Latson Interchange nearby
- Drive thru allowed



BUILDING/PROPERTY INFORMATION: 4533 Grand River Ave | Howell, MI 48843

BUILDING INFORMATION

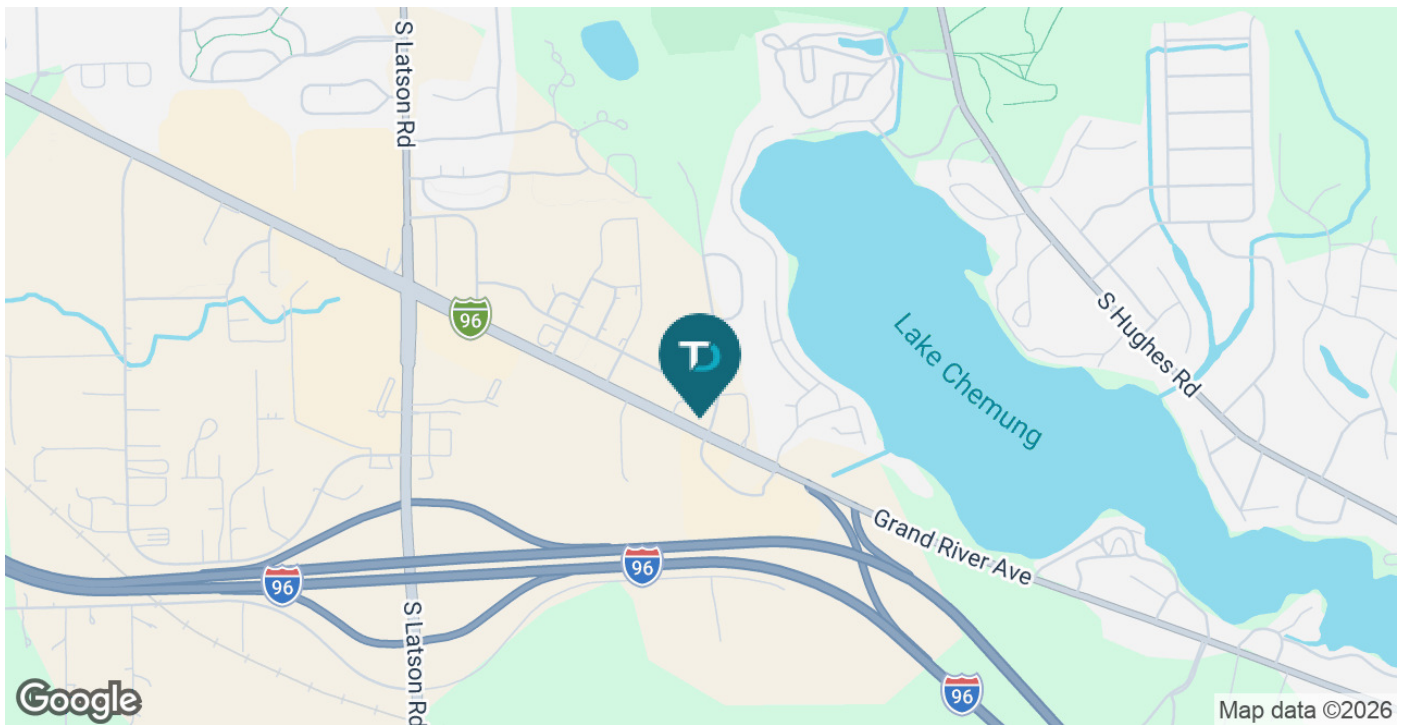
Lease Rate: \$35.00 SF/yr, NNN
Utilities: Sewer & Water
Legal Description: Available Upon Request

PROPERTY INFORMATION

Lot Size: 0.7 Acres
Property Type: Land
Zoning: GCD - General Commercial District
Traffic Count: Lawson Drive - 1,519 vpd(202
Grand River Ave - 29,993
vpd(2022)
APN: 11-09-200-014

LOCATION INFORMATION

NWC of Grand River at Lawson Drive in Genoa Township.



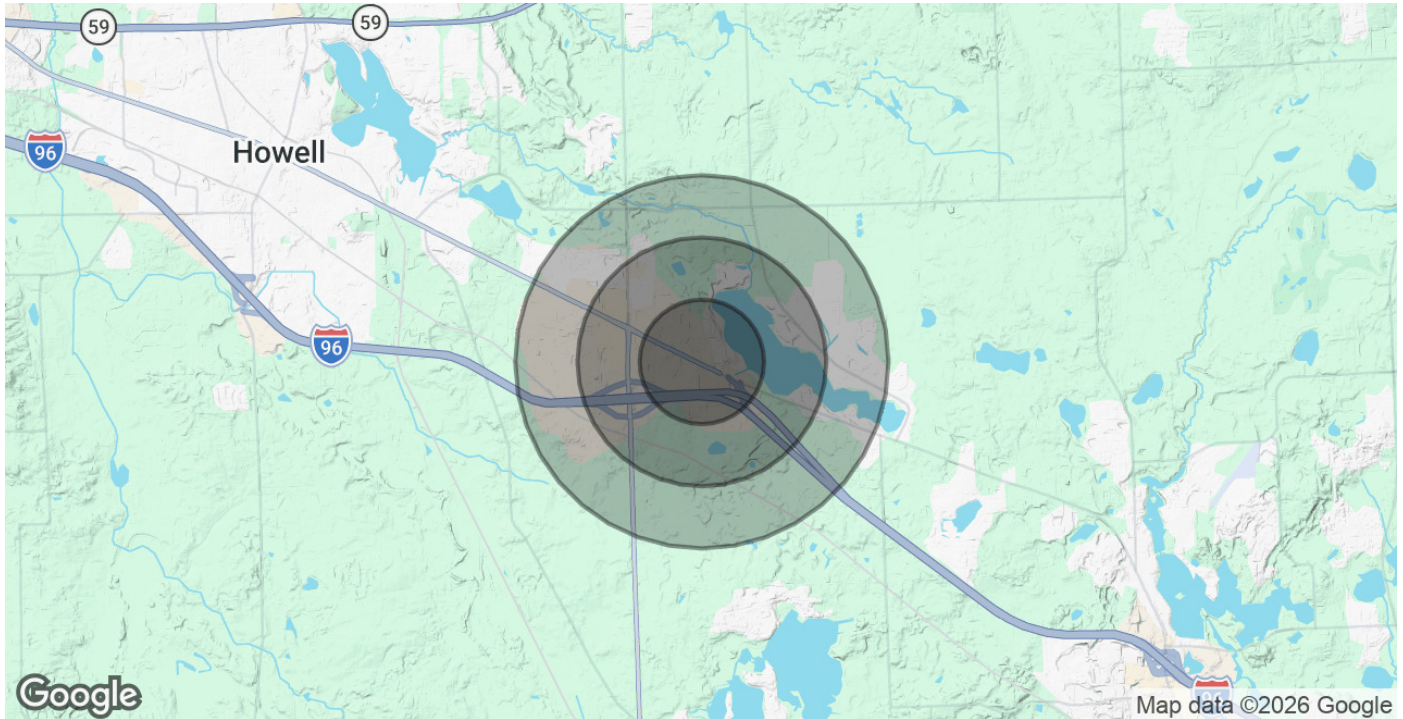
ADDITIONAL PHOTOS: 4533 Grand River Ave | Howell, MI 48843



RETAILER MAP: 4533 Grand River Ave | Howell, MI 48843



DEMOGRAPHICS MAP & REPORT: 4533 Grand River Ave | Howell, MI 48843



POPULATION

	0.5 MILES	1 MILE	1.5 MILES
Total Population	741	2,680	5,280
Average Age	45.0	44.9	42.8
Average Age (Male)	40.7	41.3	40.1
Average Age (Female)	47.6	47.1	44.7

HOUSEHOLDS & INCOME

	0.5 MILES	1 MILE	1.5 MILES
Total Households	362	1,269	2,344
# of Persons per HH	2.0	2.1	2.3
Average HH Income	\$78,957	\$81,997	\$83,897
Average House Value	\$202,020	\$214,111	\$224,129

2020 American Community Survey (ACS)