EST. 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

+/- 0.68 ACRES PENNSYLVANIA RD

14386 Pennsylvania Rd, Southgate, MI 48195



FOR SALE

248.476.3700

EXCLUSIVELY LISTED BY:

FRANK RAKIPI

Vice President

frakipi@thomasduke.com

OFFERING SUMMARY: 14386 Pennsylvania Rd | Southgate, MI 48195



PROPERTY OVERVIEW

Vacant Land Available, Located on Corner Lot.

OFFERING SUMMARY

Sale Price:	$175,000
Lot Size:	0.68 Acres
Price / Acre:	$257,353
Zoning:	C-2 - General Business

PROPERTY HIGHLIGHTS

- Corner Lot
- Commercial Zoning
- Adjacent properties available for assemblage. Contact broker for details.
- Excellent exposure
- .68 Acres Available

The information contained herein has been obtained from sources deemed reliable; however, its accuracy, completeness, or correctness cannot be guaranteed. This brochure is subject to errors, omissions, change of price or conditions, prior sale or lease, or withdrawal without notice. The reader is strongly advised to independently verify all information and consult with appropriate professional advisors (including legal, tax, and financial experts) before making any decisions.

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37000 Grand River, Ste. 360 | Farmington Hills, MI 48335

BUILDING/PROPERTY INFORMATION: 14386 Pennsylvania Rd | Southgate, MI 48195

BUILDING INFORMATION

Price/AC:	$257,353
Utilities:	City Water & Sewer

PROPERTY INFORMATION

Lot Size:	0.68 Acres
Property Type:	Land
Property Subtype:	Retail
Zoning	C-2 - General Business
Traffic Count:	Pennsylvania Rd - 10,158 Fort St - 30,861
2023 Taxes	Summer - $1,278.48 Winter - $210.06
Legal Description:	Available Upon Request
APN:	53-028-99-0005-702

LOCATION INFORMATION

Located on the Northeast Corner of Helen St and Pennsylvania Rd.



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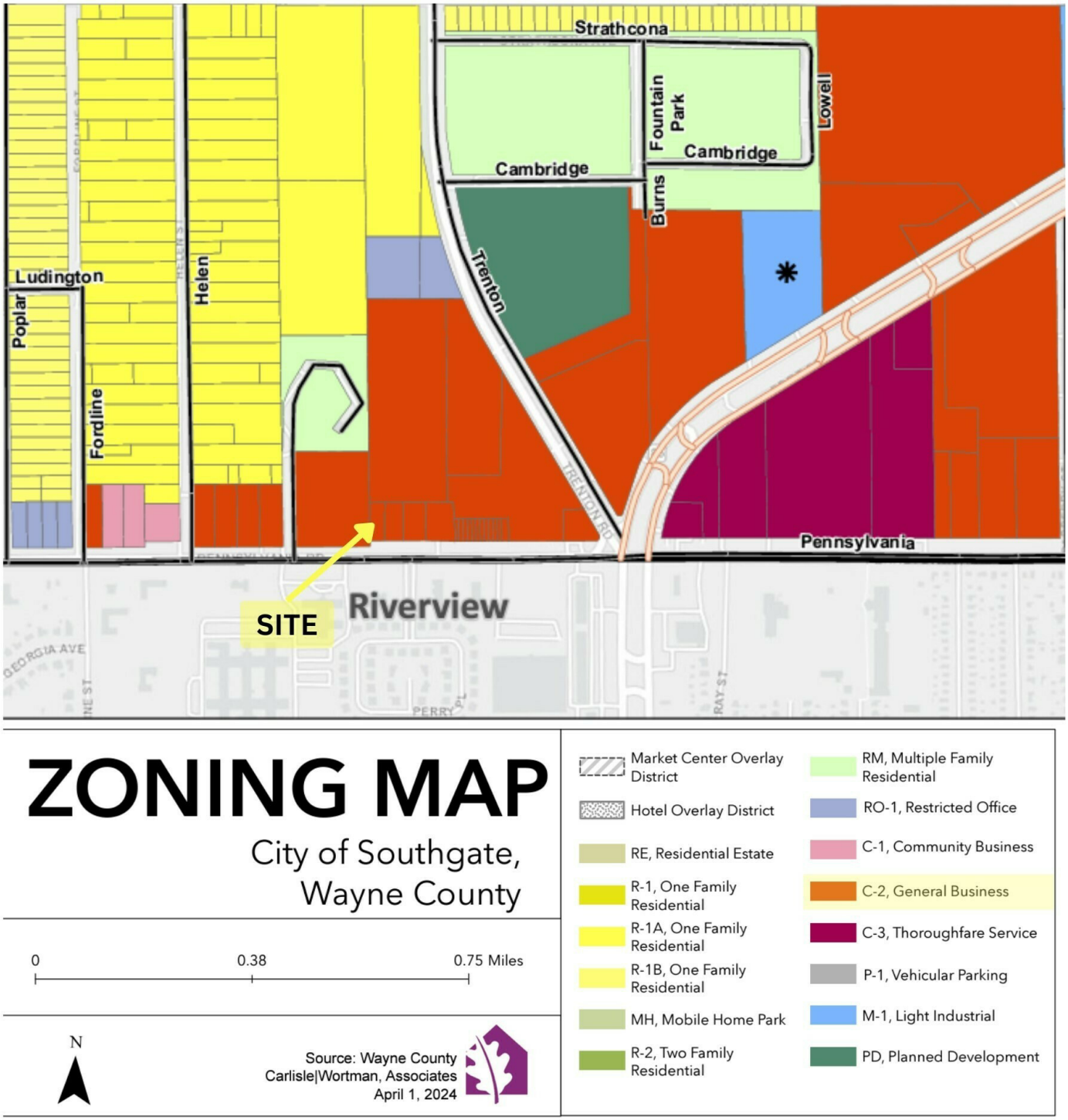
AERIAL MAP: 14386 Pennsylvania Rd | Southgate, MI 48195



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ZONING MAP: 14386 Pennsylvania Rd | Southgate, MI 48195



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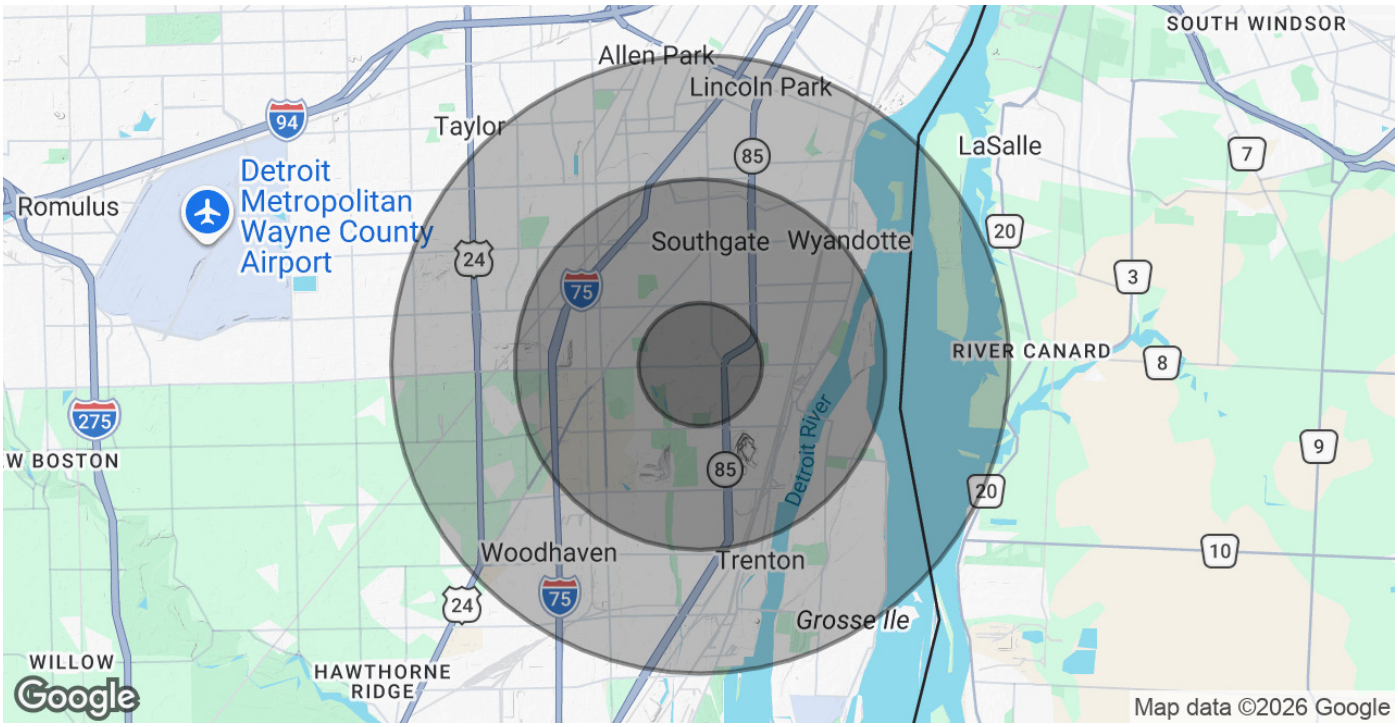
RETAILER MAP: 14386 Pennsylvania Rd | Southgate, MI 48195



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DEMOGRAPHICS MAP & REPORT: 14386 Pennsylvania Rd | Southgate, MI 48195



POPULATION	**1 MILE**	**3 MILES**	**5 MILES**
Total Population	13,295	79,003	204,564
Average Age	44	43	42
Average Age (Male)	42	42	41
Average Age (Female)	46	45	43

HOUSEHOLDS & INCOME	**1 MILE**	**3 MILES**	**5 MILES**
Total Households	5,886	34,763	86,204
# of Persons per HH	2.3	2.3	2.4
Average HH Income	$87,916	$89,268	$86,474
Average House Value	$193,799	$193,521	$194,323

2020 American Community Survey (ACS)

Disclaimer:
No warranty or representation, expressed or implied, is made as to the condition of the herein, and same is submitted subject to errors,

omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by the property owner(s)

any projections, opinions or estimates are subject to uncertainty and do not signify current or future property performances.

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