EST. 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

THE HUB RETAIL DEVELOPMENT

7201-7207 Canton Center Road, Canton, MI 48187



FOR LEASE

248.476.3700

EXCLUSIVELY LISTED BY:
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Vice President
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OFFERING SUMMARY: 7201-7207 Canton Center Road | Canton, MI 48187



PROPERTY OVERVIEW

New Development in the Heart of Canton, Michigan.

OFFERING SUMMARY

Lease Rate:	$35 SF/yr (NNN)
Building Size:	7,451 SF
Zoning:	C-1 - Village Shopping District

PROPERTY HIGHLIGHTS

- New Retail Development
- Outstanding Canton Location
- Situated Among Retail, Medical, and Heavy Residential Density
- Prominent Corner Location with Excellent Visibility
- Outdoor Patio Seating Available
- Two Access Points Providing Excellent Site Circulation
- End cap space available - 1,700 SF
- Join Detroit Perk, The Brunch Room, and Bruster's Ice Cream

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: 7201-7207 Canton Center Road | Canton, MI 48187

BUILDING INFORMATION

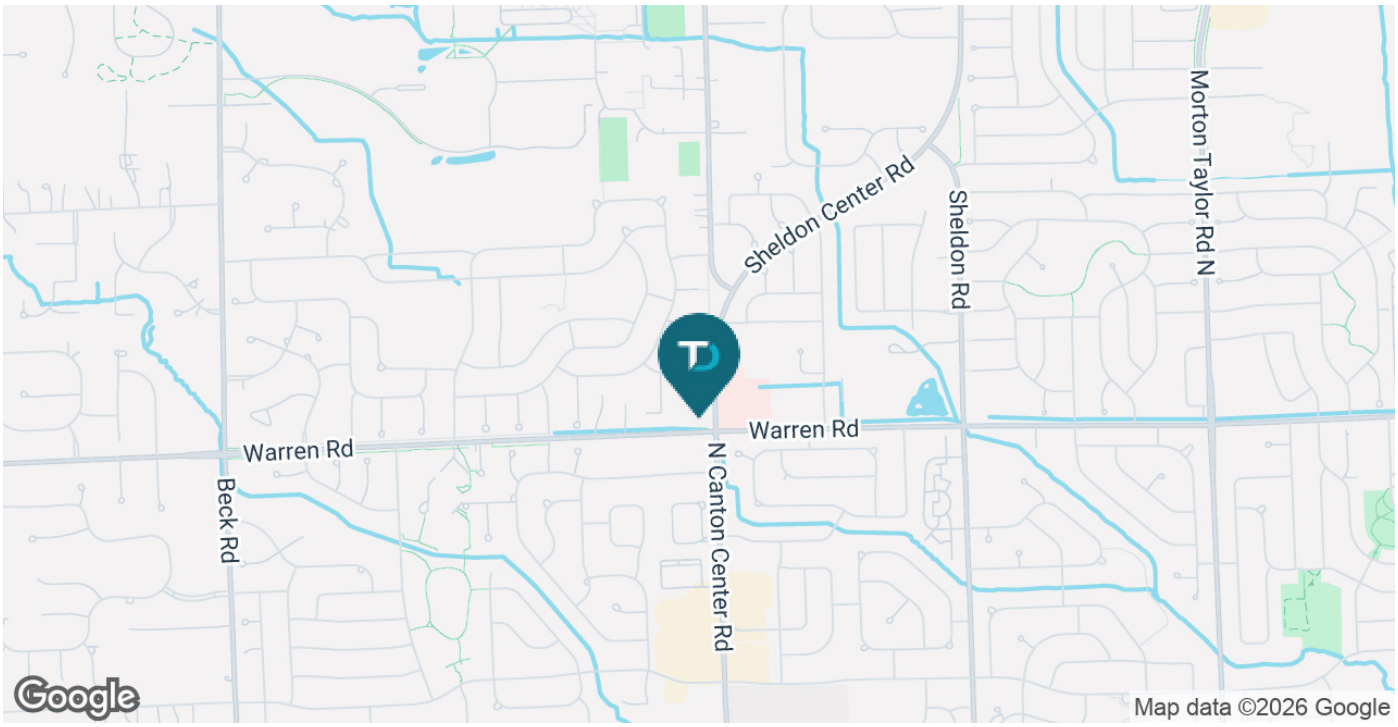
Building Size:	7,451 SF
Availability:	1,700 SF
Number of Floors:	1
Parking Spaces:	35

PROPERTY INFORMATION

Lot Size:	0.92 Acres
Property Type:	Retail
Property Subtype:	Strip Center
Zoning	C-1 - Village Shopping District
Traffic Count:	Canton Cntr Rd - 20,438 VPD Warren Rd - 21,686 VPD
Legal Description:	Available Upon Request
APN:	71-016-0013-003

LOCATION INFORMATION

Located on the Northwest Corner of Warren & Canton Center Road.



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LEASE SPACES: 7201-7207 Canton Center Road | Canton, MI 48187



LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,700 SF	Lease Rate:	$35 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE
7207	Available	1,700 SF	NNN	$35.00 SF/yr

ADDITIONAL PHOTOS: 7201-7207 Canton Center Road | Canton, MI 48187



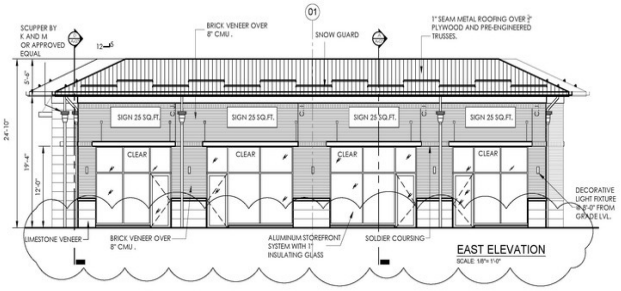


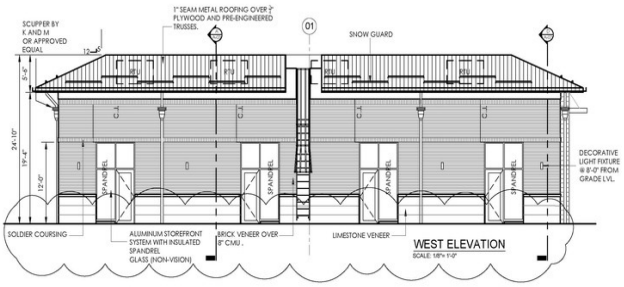
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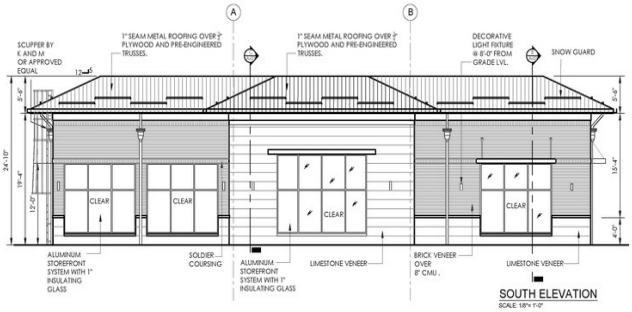


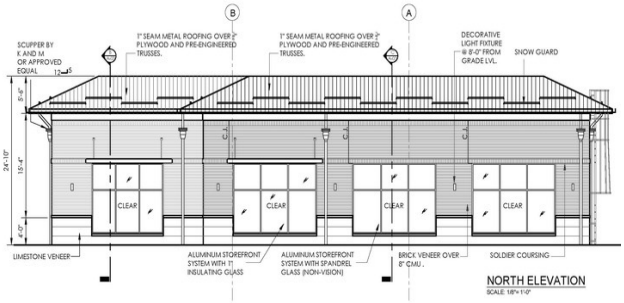


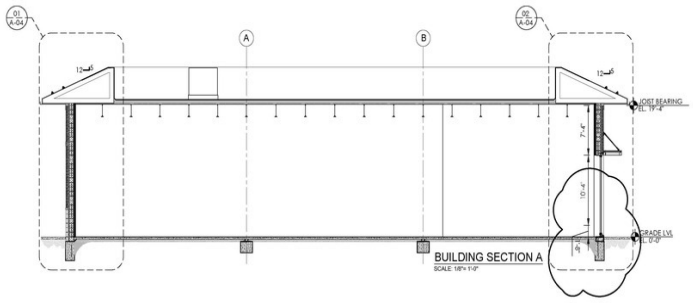
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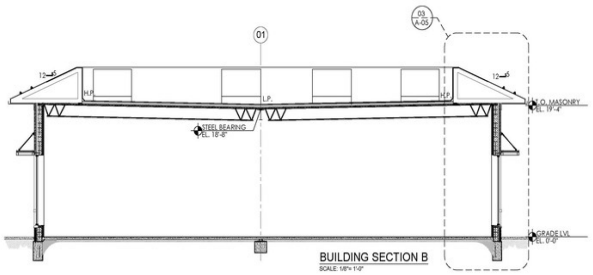


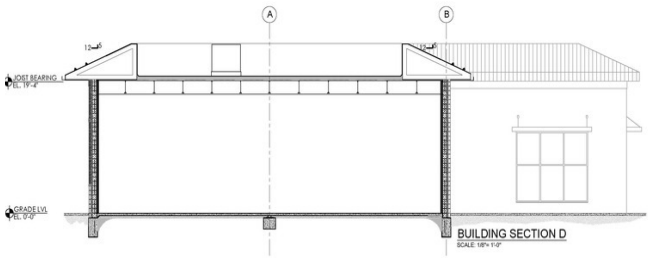


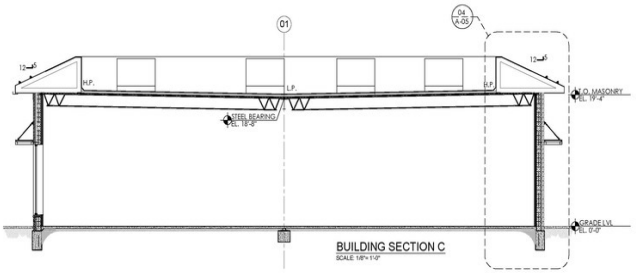




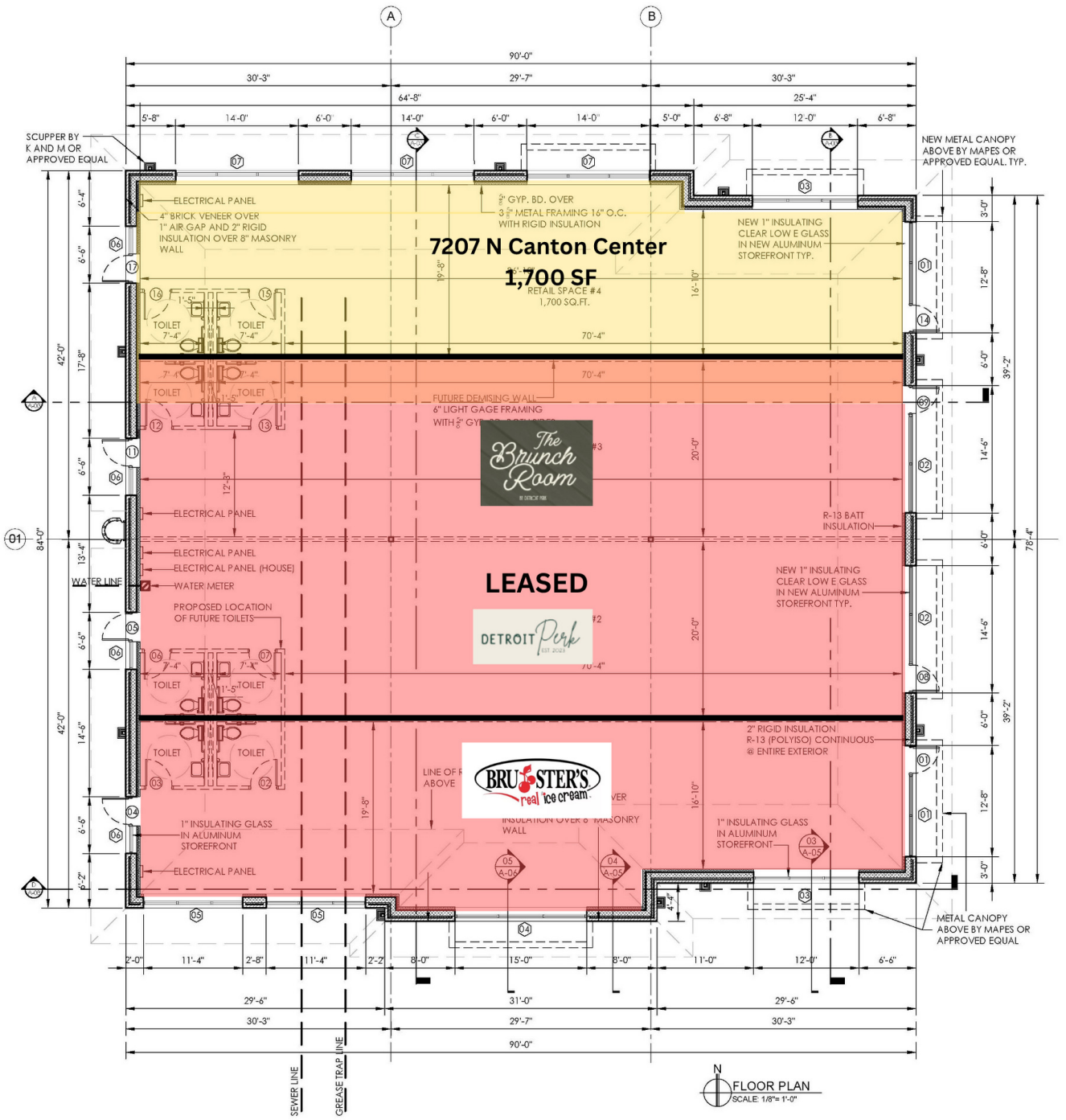








FLOOR PLAN: 7203-7207 Canton Center Road | Canton, MI 48187



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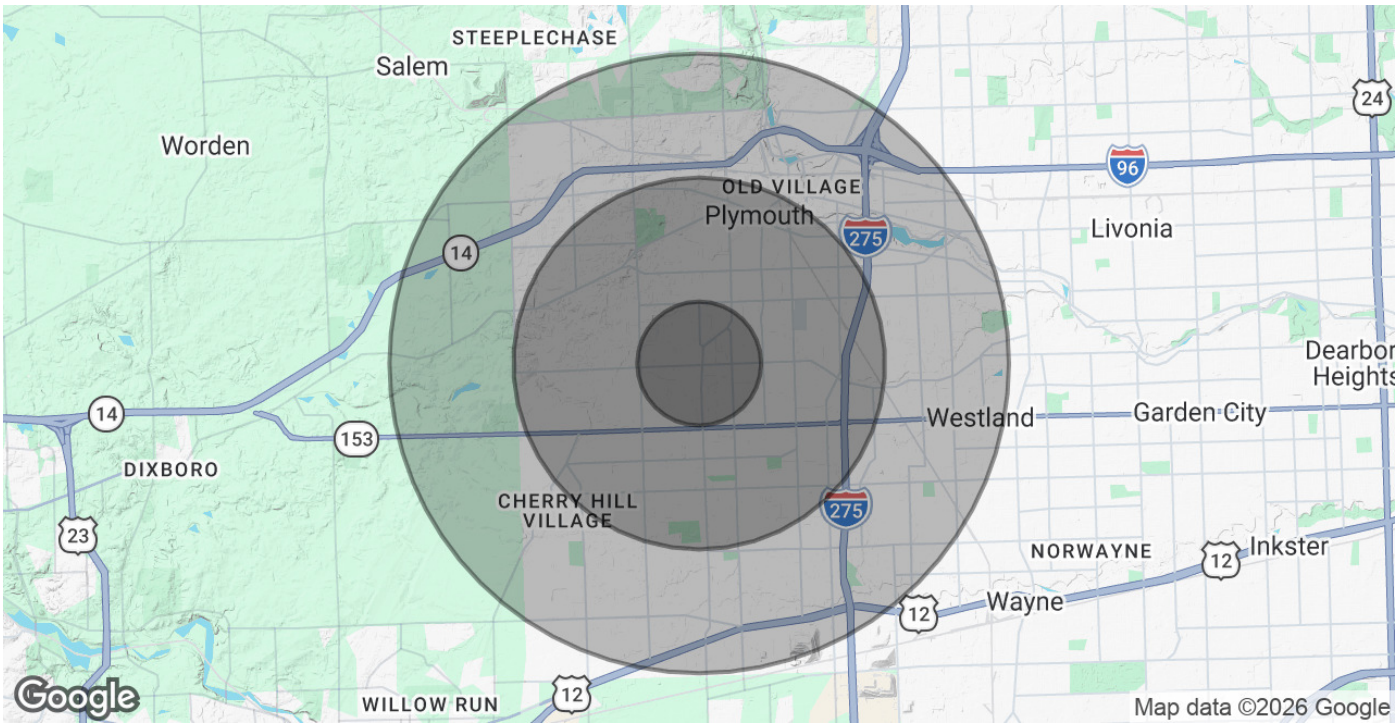
RETAILER MAP: 7201-7207 Canton Center Road | Canton, MI 48187



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DEMOGRAPHICS MAP & REPORT: 7201-7207 Canton Center Road | Canton, MI 48187



POPULATION	**1 MILE**	**3 MILES**	**5 MILES**
Total Population	12,355	82,300	170,082
Average Age	41	41	42
Average Age (Male)	40	40	41
Average Age (Female)	42	42	43

HOUSEHOLDS & INCOME	**1 MILE**	**3 MILES**	**5 MILES**
Total Households	4,323	31,404	67,166
# of Persons per HH	2.9	2.6	2.5
Average HH Income	$152,226	$154,662	$146,520
Average House Value	$370,020	$423,622	$395,629

2020 American Community Survey (ACS)

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