EST. 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

MILL VALLEY RETAIL CENTER

525 N Main St, Milford, MI 48381



FOR LEASE

248.476.3700

EXCLUSIVELY LISTED BY:
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OFFERING SUMMARY: 525 N Main St | Milford, MI 48381



PROPERTY OVERVIEW

A+/- 32,000 square foot retail center in downtown Milford with space for lease.

OFFERING SUMMARY

Lease Rate:	$22.00/SF (NNN)
NNN Expenses:	$6.52/SF
Building Size:	32,000 SF
Usable Area:	30,544 SF
Available SF:	1,716 - 2,600 SF
Year Built:	1999
Zoning:	B-2 Central Business District

PROPERTY HIGHLIGHTS

- Located in the heart of downtown Milford.
- Numerous national and regional co-tenants.
- Heavy pedestrian traffic.

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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BUILDING/PROPERTY INFORMATION: 525 N Main St | Milford, MI 48381

BUILDING INFORMATION

LEASE RATE:	$22.00/SF, NNN
NNN Expenses:	$6.52/SF
Usable Area:	30,544 SF
Available Space:	Suite 270 - 1,716 SF Suite 180 - 2,600 SF
Year Built:	1999
Number of Floors:	2
Utilities:	City Water and Sewer
Parking Spaces:	107

PROPERTY INFORMATION

Lot Size:	4.6 Acres
Property Type:	Office/Retail
Zoning	B-2 Central Business District
Traffic Count:	N. Main Street = 18,691 N. Milford = 20,333
APN:	16-10-228-002 & 16-10-228-006
2025 Taxes (Combined):	Village - $16,090.68 Summer -$69,109.02 Winter - $20,292.77

LOCATION INFORMATION

On the west side of Main Street just north of Commerce st. It anchors the north end of Milford Downton Comm. District.



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LEASE SPACES: 525 N Main St | Milford, MI 48381



LEASE INFORMATION

Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,716 - 2,600 SF	Lease Rate:	$22 SF/yr

AVAILABLE SPACES

SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
180	Available	2,600 SF	NNN	$22.00 SF/yr	-
270	Available	1,716 SF	NNN	$22.00 SF/yr	-

ADDITIONAL PHOTOS: 525 N Main St | Milford, MI 48381









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SUITE 270 PHOTOS: 525 N Main St | Milford, MI 48381





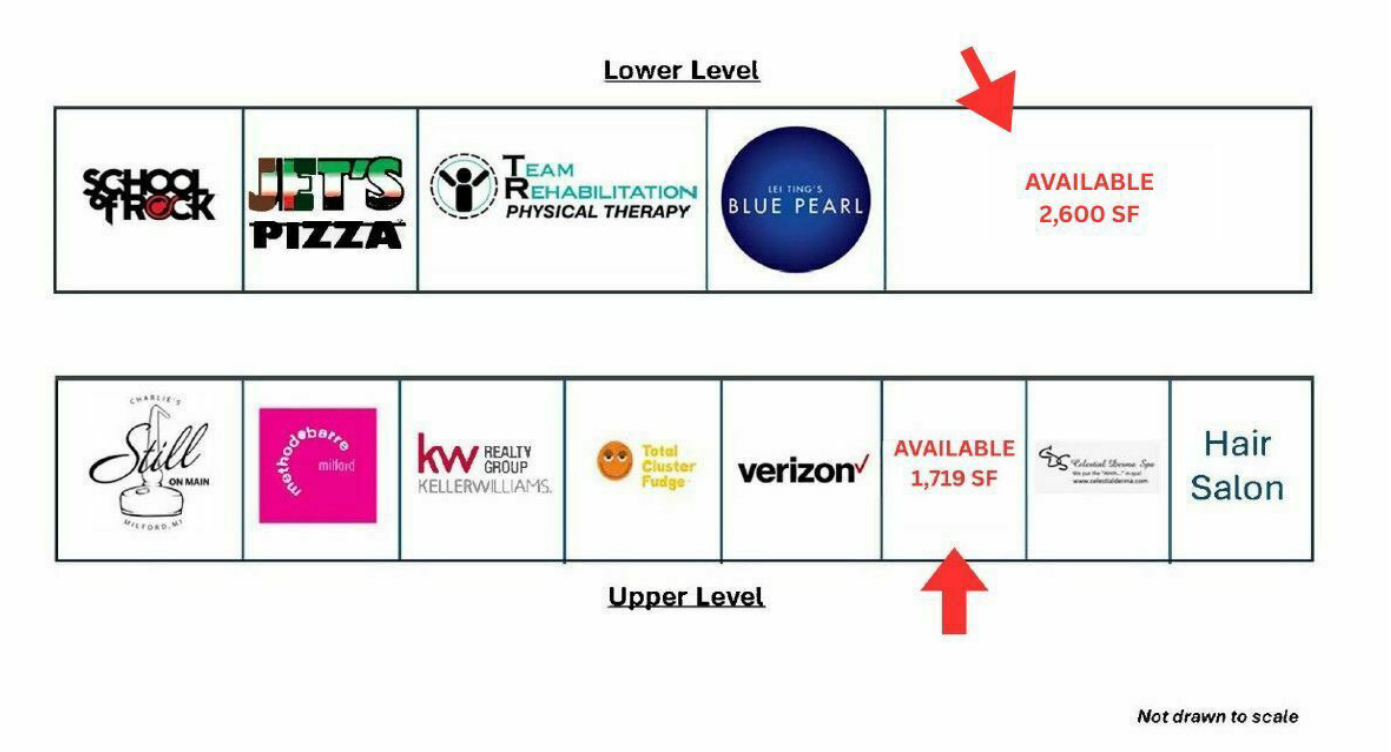


SUITE 270 PHOTOS: 525 N Main St | Milford, MI 48381





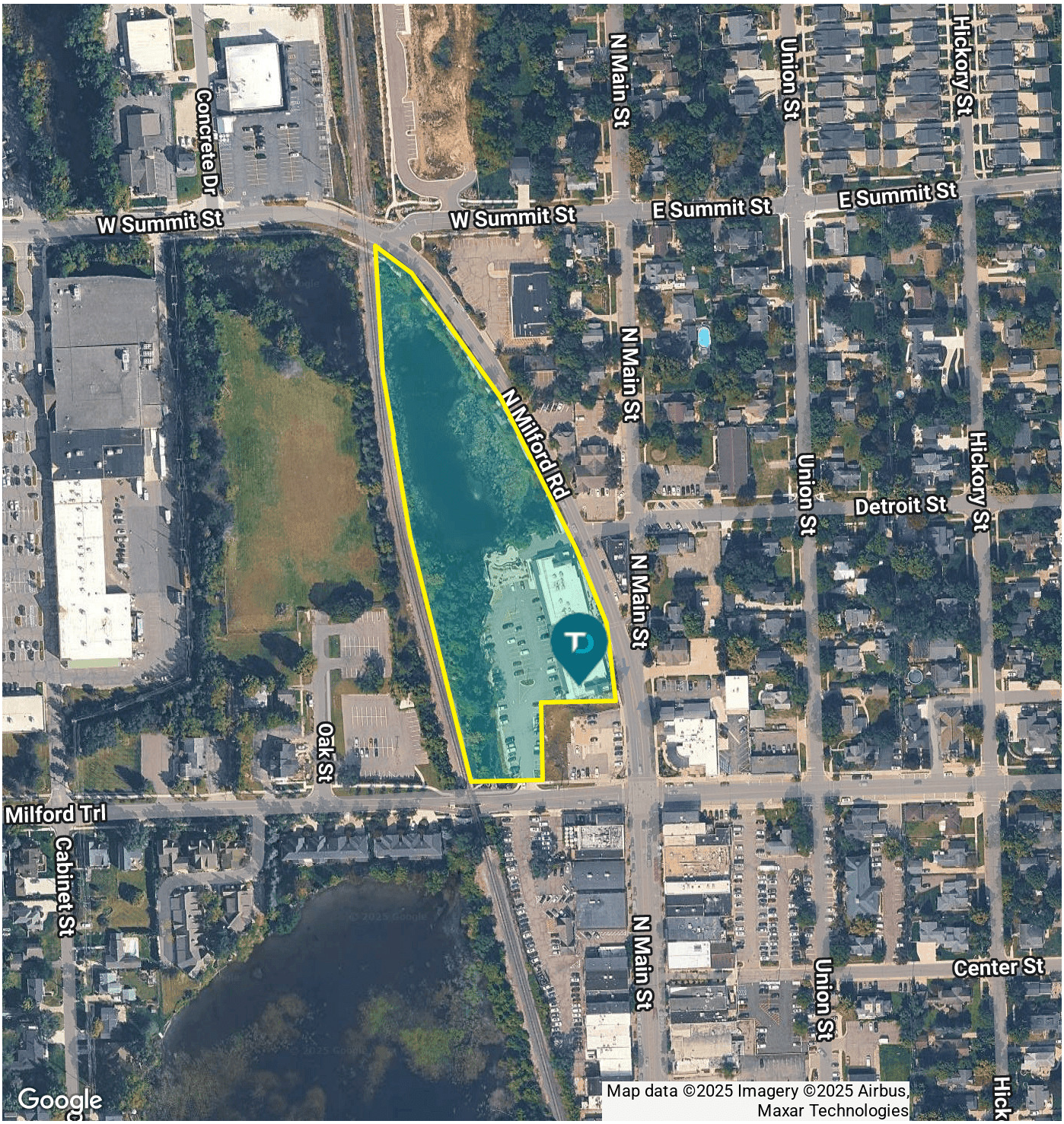
TENANT PLAN: 525 N Main St | Milford, MI 48381



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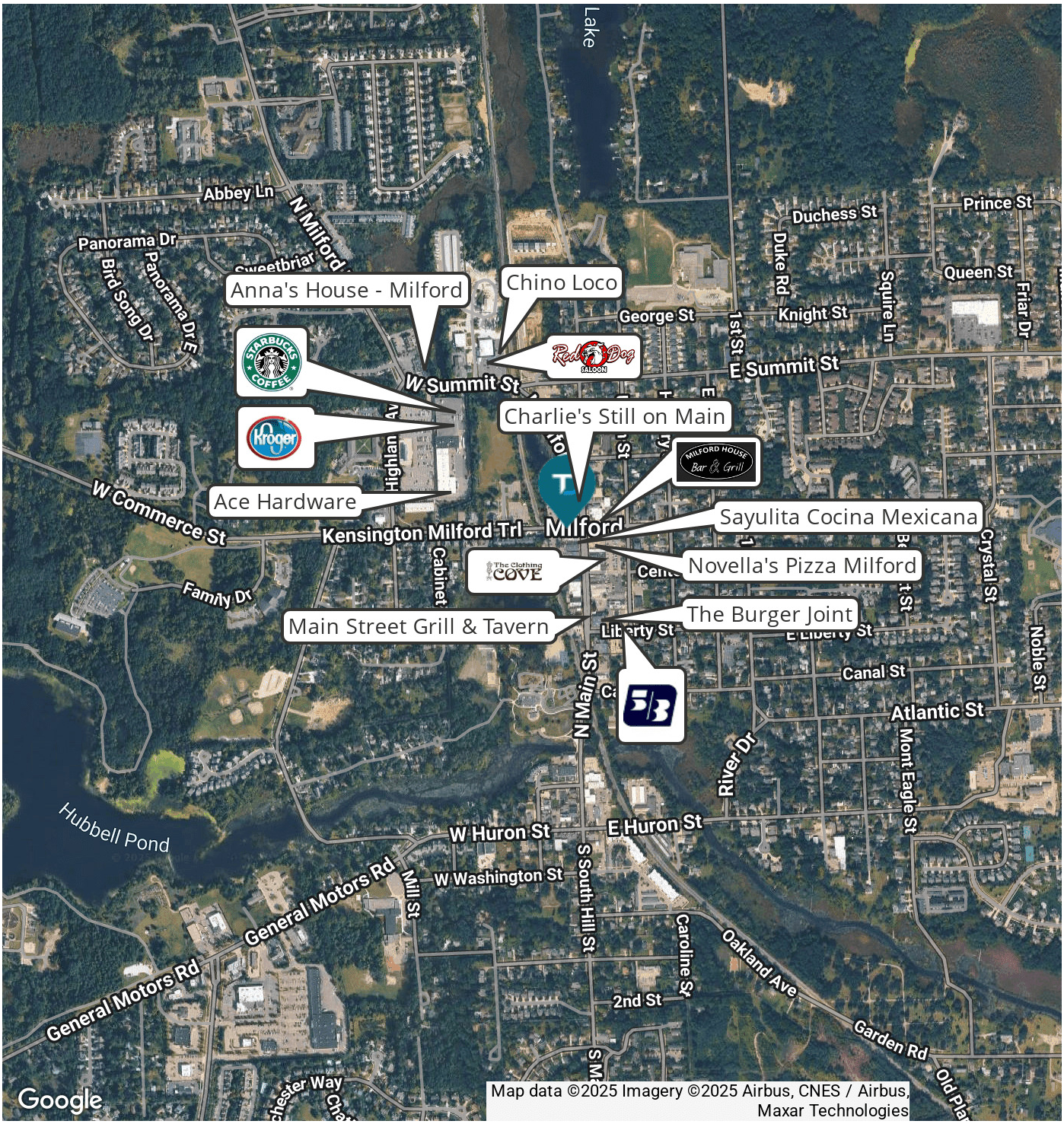
AERIAL MAP: 525 N Main St | Milford, MI 48381



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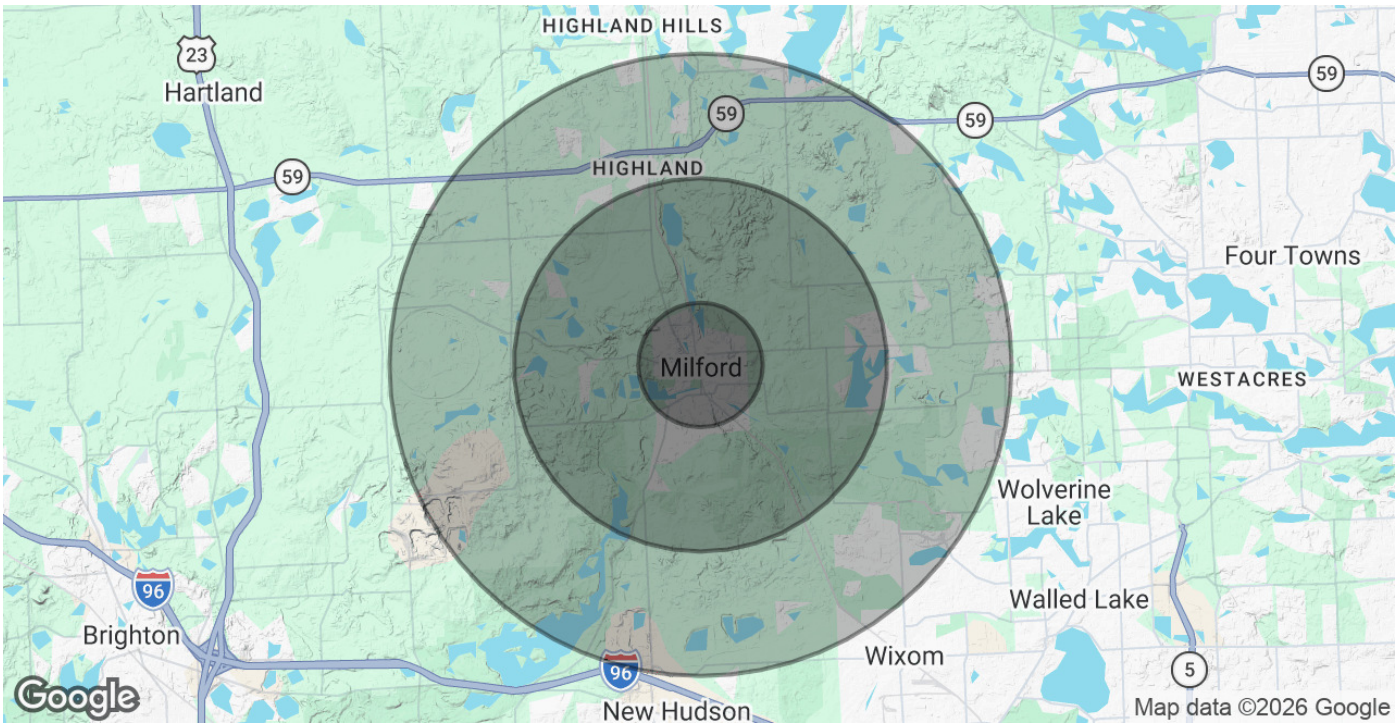
RETAILER MAP: 525 N Main St | Milford, MI 48381



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DEMOGRAPHICS MAP & REPORT: 525 N Main St | Milford, MI 48381



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	6,302	17,046	51,559
Average Age	45	45	42
Average Age (Male)	43	43	42
Average Age (Female)	47	46	43

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,750	6,774	19,591
# of Persons per HH	2.3	2.5	2.6
Average HH Income	$139,658	$159,765	$150,471
Average House Value	$417,375	$488,116	$421,618

2020 American Community Survey (ACS)

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