EST. 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

758 WING STREET

758 Wing Street, Plymouth, MI 48170



FOR LEASE

248.476.3700

EXCLUSIVELY LISTED BY:
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Partner
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OFFERING SUMMARY: 758 Wing Street | Plymouth, MI 48170



PROPERTY OVERVIEW

This 1,415 SF retail suite offers a clean, open floor plan in the heart of downtown Plymouth, Michigan, providing flexibility for a wide range of retail or office concepts. The space benefits from dedicated on-site parking, excellent corner visibility, and strong signage exposure

OFFERING SUMMARY

Lease Rate:	$19 SF/yr (NNN)
Building Size:	3,840 SF
Available SF:	1,415 SF
Year Built:	1956
Zoning:	B-1

PROPERTY HIGHLIGHTS

- 1,415 SF open floorplan suite
- Dedicated on-site parking
- Located Inside the Plymouth DDA
- Prime Corner Location with Excellent Visibility
- Strong Signage Exposure



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.

Thomas Duke Company | 248.476.3700

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

BUILDING/PROPERTY INFORMATION: 758 Wing Street | Plymouth, MI 48170

BUILDING INFORMATION

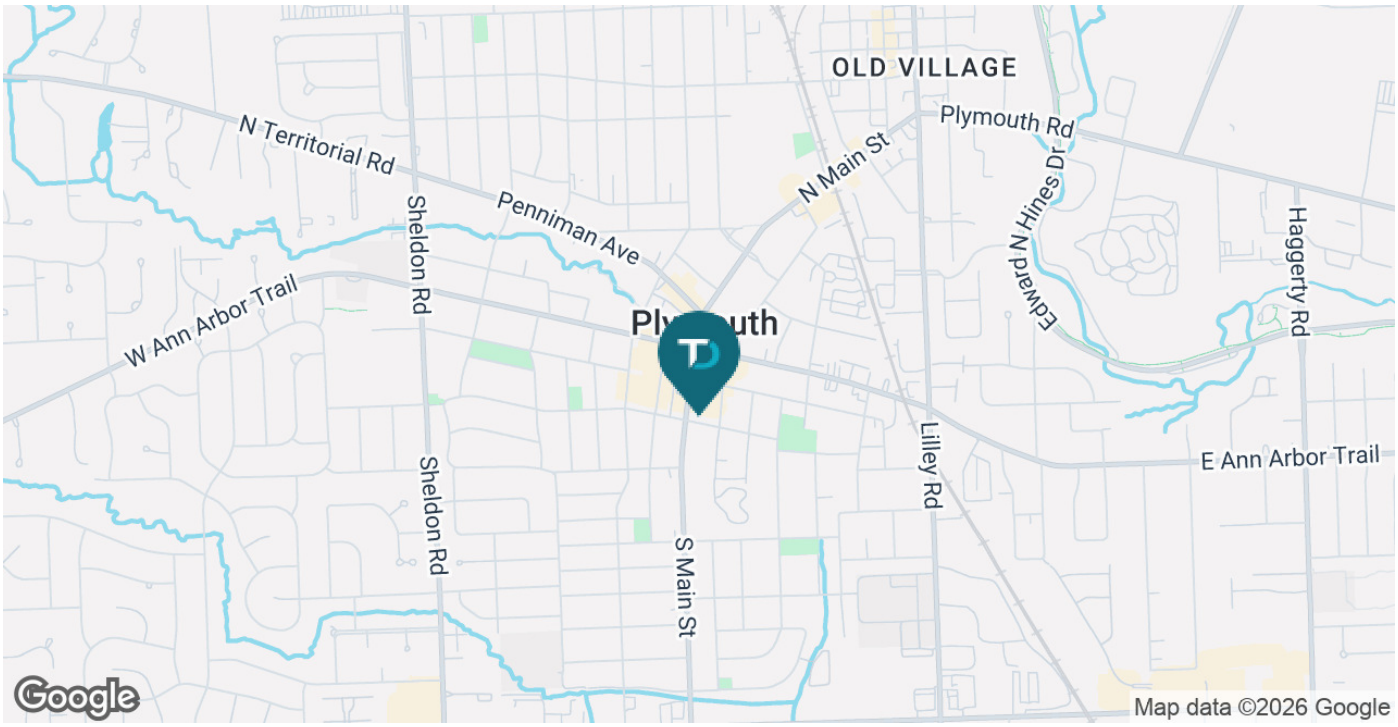
Price/SF:	$19.00
Building Size:	3,840 SF
Est. NNN:	$6.00/RSF
Year Built:	1956
Number of Floors:	1
Utilities:	Gas & electric
Parking Spaces:	12 spaces

PROPERTY INFORMATION

Property Type:	Retail
Property Subtype:	Strip Center
Zoning	B-1
Traffic Count:	9,380 VPD at S.Main & Wing
Legal Description:	Available upon request
APN:	006-10-0754-000

LOCATION INFORMATION

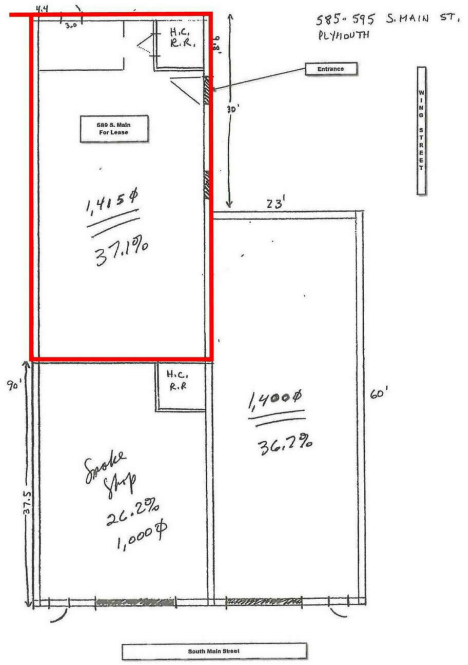
Positioned on the southeast corner of Wing and Main Street, this property sits at one of downtown Plymouth's most pro intersections. Located within the Plymouth DDA, the site offers immediate access to the boutiques, restaurants, and daily foot tra define downtown Plymouth's vibrant retail environment.



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LEASE SPACES: 758 Wing Street | Plymouth, MI 48170



LEASE INFORMATION

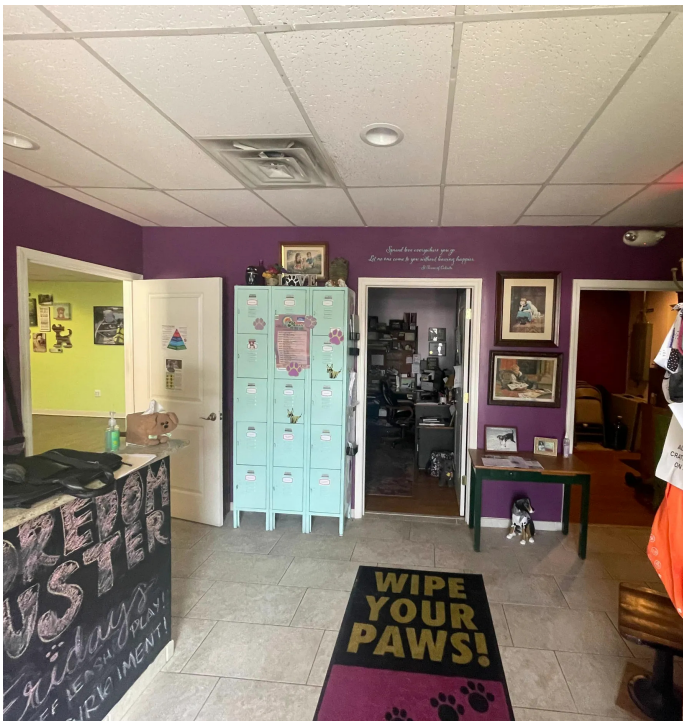
Lease Type:	NNN	Lease Term:	Negotiable
Total Space:	1,415 SF	Lease Rate:	$19 SF/yr

AVAILABLE SPACES

SUITE	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
758	1,415 SF	NNN	$19.00 SF/yr	Available 10/1/2026

ADDITIONAL PHOTOS: 758 Wing Street | Plymouth, MI 48170



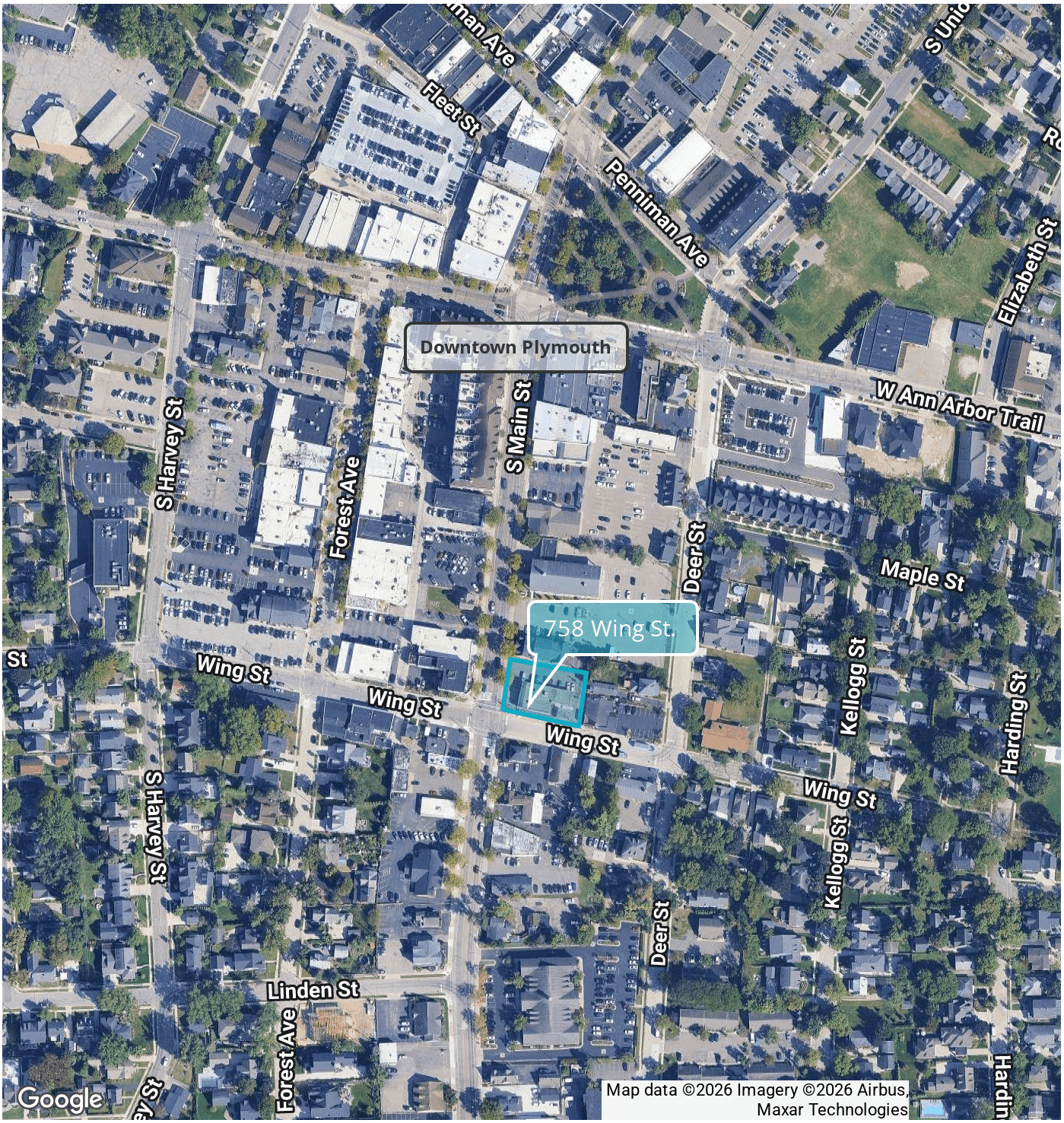




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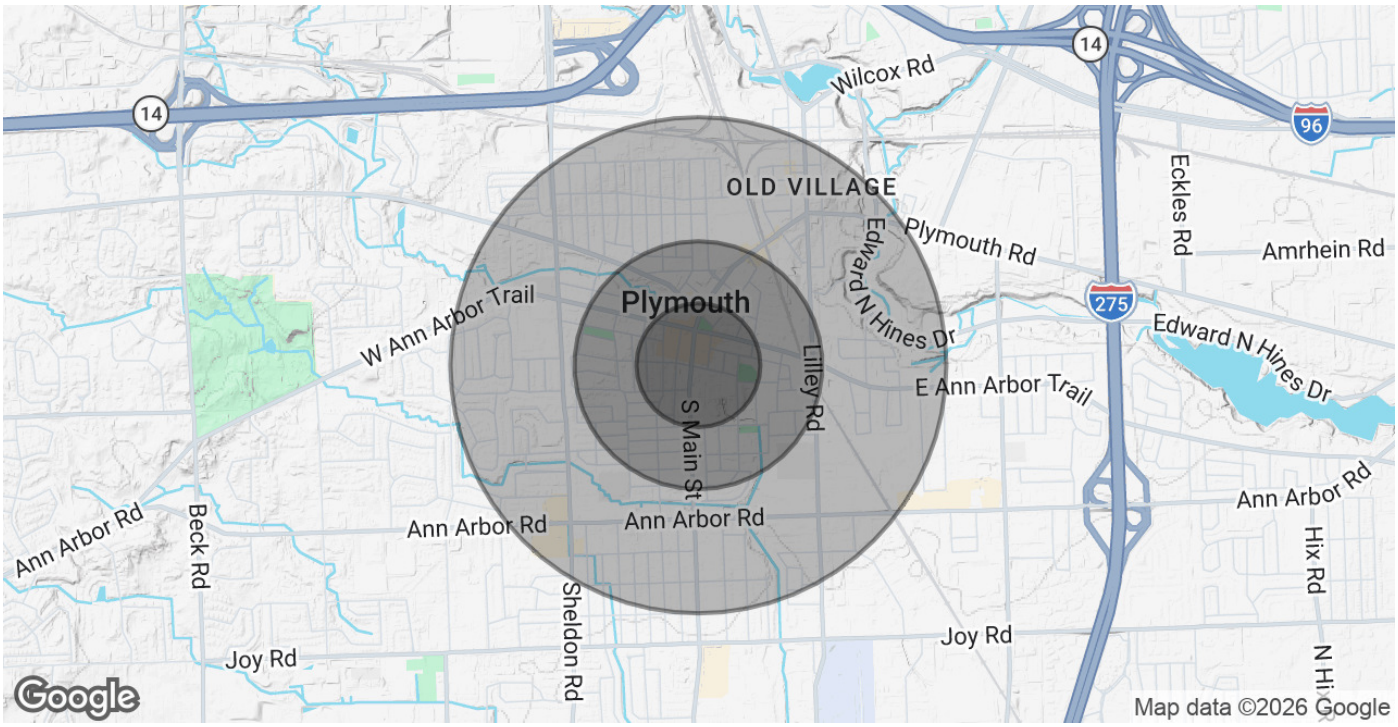
RETAILER MAP: 758 Wing Street | Plymouth, MI 48170



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DEMOGRAPHICS MAP & REPORT: 758 Wing Street | Plymouth, MI 48170



POPULATION	**0.25 MILES**	**0.5 MILES**	**1 MILE**
Total Population	954	3,796	11,882
Average Age	45.3	44.9	43.4
Average Age (Male)	47.1	45.8	42.6
Average Age (Female)	41.6	42.7	44.1

HOUSEHOLDS & INCOME	**0.25 MILES**	**0.5 MILES**	**1 MILE**
Total Households	397	1,589	5,146
# of Persons per HH	2.4	2.4	2.3
Average HH Income	$165,544	$164,666	$146,989
Average House Value	$534,697	$533,712	$459,622

2023 American Community Survey (ACS)