



165 N. North Shore Drive, Lake Orion, MI 48362

Office (248) 340-8900

**FREE STANDING RETAIL BUILDING
36485 Garfield Road
Clinton Township, MI**



ASKING PURCHASE PRICE:	\$1,500,000
ASKING RENT:	\$12 psf NNN
REAL ESTATE TAXES ('24):	\$26,241 / year
BUILDING SIZE:	11,102 sf (approx. 86' x 130')
LAND SIZE:	1.45 acres
YEAR BUILT:	1998
TRAFFIC LIGHT:	Yes

Information contained herein was obtained from sources deemed reliable, but it is not guaranteed. Subject to prior sale, change of price, or withdrawal.

PARKING SPACES: 49

ZONING: B-2 (Community Business)

DEMOGRAPHICS ('24):	1 Mile	2 Mile	3 Mile
- Population:	10,223	43,726	107,305
- Avg. Hsehd Inc:	\$86,363	\$86,107	\$84,529
- Med. Hsehd Inc:	\$59,760	\$64,758	\$68,063

PYLON SIGN: Yes



Clinton Twp, MI



