

RETAIL PROPERTY FOR SALE

2,400 SF Retail Building on 1-Acre

32328 GRAND RIVER AVE
FARMINGTON, MI 48336



- Main Street retail building
- Easy parking and great visibility
- New furnace in 2018 / AC in 2020
- Property size is 1.04 Acres



P.A. COMMERCIAL
Corporate & Investment Real Estate



OFFERING SUMMARY

Sale Price:	\$300,000
Price / SF:	\$125.00
Building Size:	2,400 SF
Lot Size:	1.04 Acres
Zoning:	C2 - Community Commercial
Year Built:	1984
Renovated:	2005
Market:	Detroit
Submarket:	Farmington / Farmington Hills
Traffic Count:	9,000: Grand River Ave & Power Rd

PROPERTY OVERVIEW

2,400 SF street-front retail duplex building with Grand River Ave frontage. The space can also be divided into two 1,200 SF spaces as the building has two addresses (32326 & 32328 Grand River) two front doors, two restrooms, and two HVAC systems. This property has been occupied by the same tenant, Kil's Karate for the last fifteen years. They are currently on a month to month basis due to the State of MI pandemic restrictions. The total property size is 1.04-acres, Note: Adjacent Eco Cleaners is not owned by this seller.

LOCATION OVERVIEW

This retail building is located at a "main street" location in Farmington. Visible from the signal intersection of Grand River Ave and Power Road and west of Orchard Lake Road.

PROPERTY HIGHLIGHTS

- Main Street retail building
- Easy parking and great visibility
- New furnace in 2018 / AC in 2020
- The property size is 1.04-acres

32328 GRAND RIVER AVE, FARMINGTON, MI

// COMPLETE HIGHLIGHTS



LOCATION INFORMATION

Street Address	32328 Grand River Ave
City, State, Zip	Farmington, MI 48336
County	Oakland
Market	Detroit
Sub-market	Farmington / Farmington Hills
Cross-Streets	Grand River Ave & Power Rd
Side of the Street	North
Signal Intersection	Yes
Road Type	Paved
Market Type	Medium

BUILDING INFORMATION

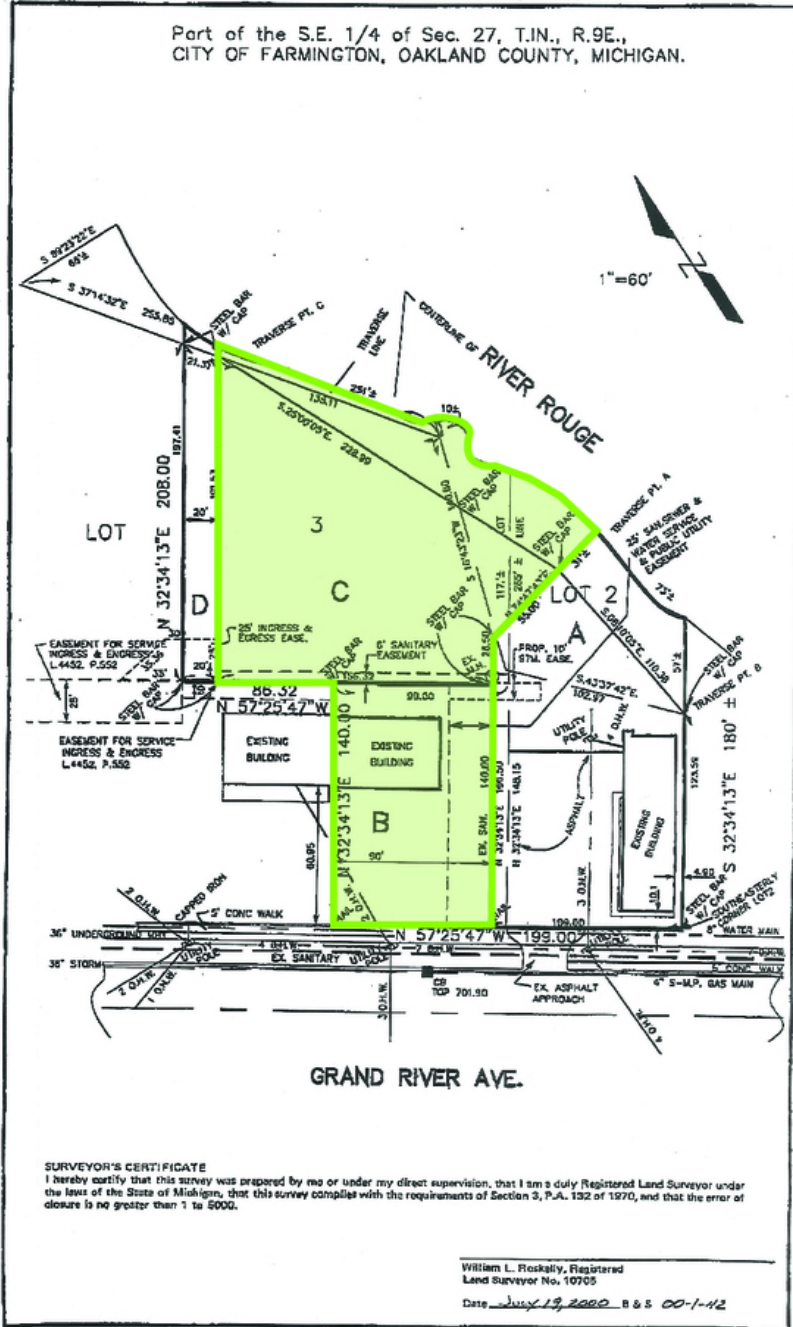
Occupancy %	100.0%
Tenancy	Single
Number of Floors	1
Average Floor Size	2,400 SF
Year Built	1984
Year Last Renovated	2005
Gross Leasable Area	2,400 SF
Construction Status	Existing
Condition	Good
Free Standing	Yes
Annual Taxes	\$4,732

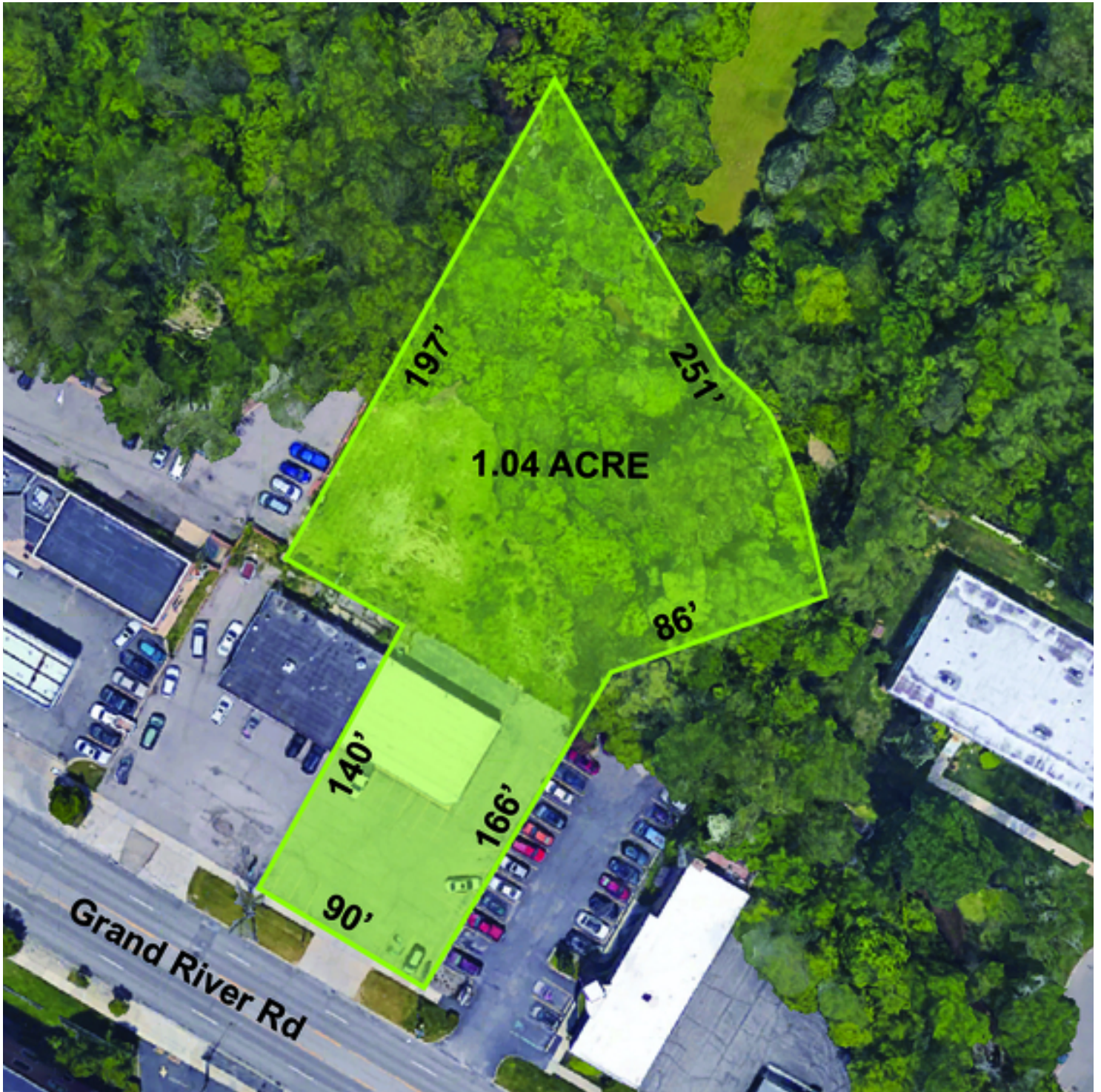
PROPERTY HIGHLIGHTS

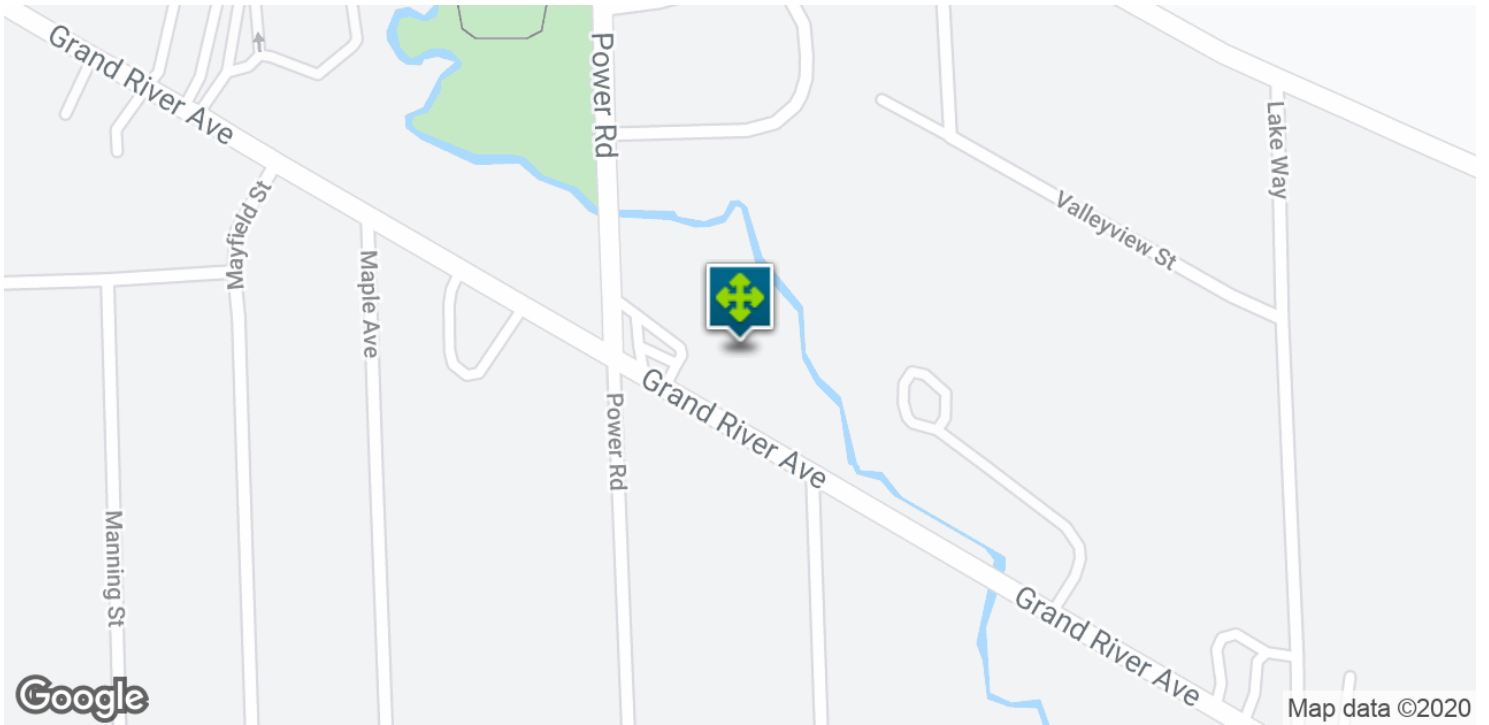
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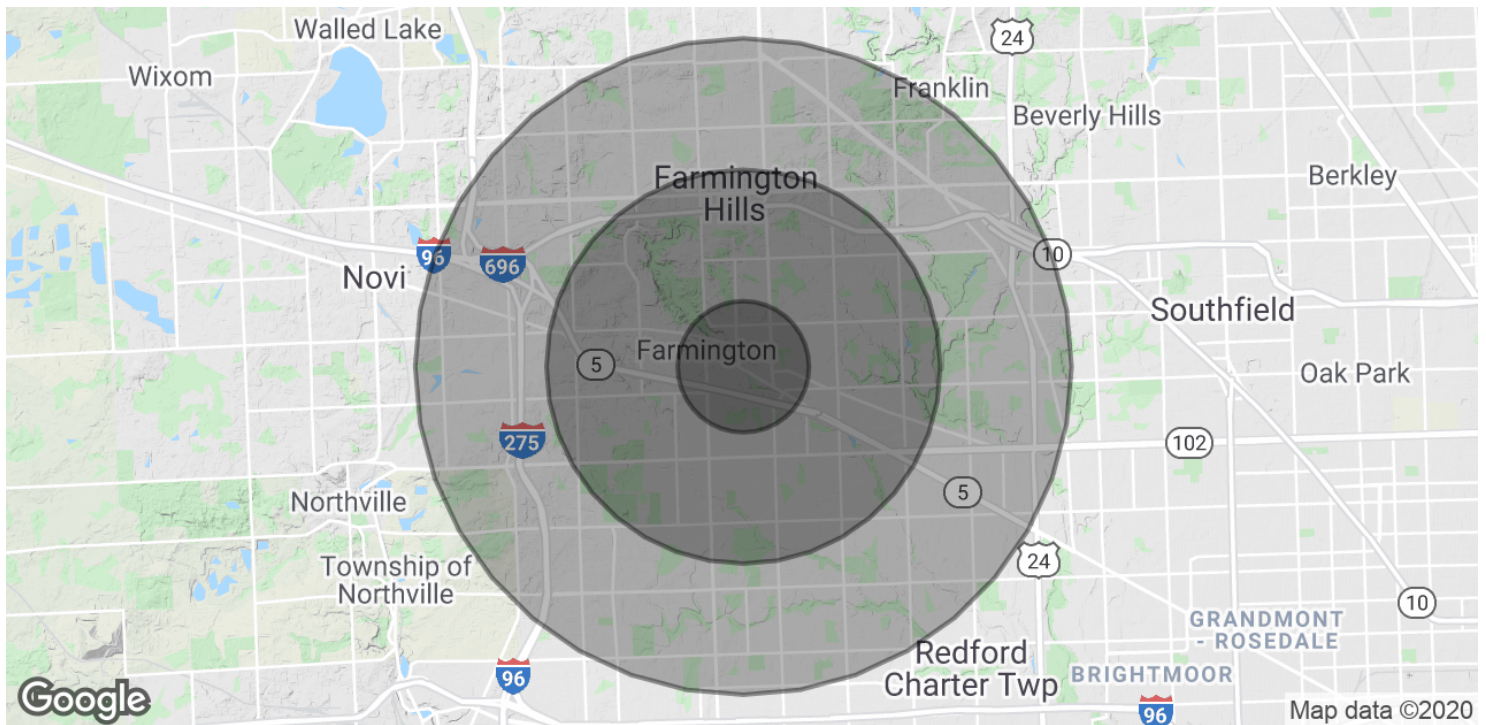


Jul-20-2000 09:40am From:WOODKULL +2484763660 T-047 P.002/003 F-232
BASNEY & SMITH, INC., Engineers & Surveyors 33177 Schoolcraft, Livonia, Mi. 48150 458-2098









POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	8,969	76,736	204,927
Average age	43.8	41.2	42.2
Average age (Male)	42.0	39.7	40.9
Average age (Female)	45.0	42.3	43.2

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	4,009	32,646	84,055
# of persons per HH	2.2	2.4	2.4
Average HH income	\$74,456	\$78,745	\$84,186
Average house value	\$302,693	\$238,319	\$238,187

* Demographic data derived from 2010 US Census