

LINCOLN PARK PLAZA

24960-24970 W. OUTER DRIVE | LINCOLN PARK, MI 48146

Retail Property For Lease



PROPERTY HIGHLIGHTS

- 1,061 - 2,419 SF in-line space available in this high quality retail center
- Join Family Dollar & Subway
- Surrounded by many national and regional retailers
- Over 279,000 people within a five-mile radius
- 21,681 daily passing motorists on W. Outer Drive, and 19,781 on Dix Toledo Highway



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Disclosure: The information provided herein has been given to us by the owner of the property or other sources we deem reliable. We make no representations or warranties, expressed or implied, as to the accuracy of the information. All information should be verified prior to purchase or lease.



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OFFERING SUMMARY

Lease Rate:	\$19.00 PSF, NNN
Estimated NNN:	\$7.00 PSF
Zoning:	MBD, Municipal Business
Year Built:	2007
Building Size:	13,479 SF
Parking:	+/- 55

AVAILABLE SPACES

SIZE (SF)

Suite 24970	1,358 SF
Suite 24960	1,061 SF
Max Contiguous	2,419 SF

PROPERTY DESCRIPTION

1,061 - 2,419 SF in-line space available in this high quality retail center. Join Family Dollar & Subway. Surrounded by many national and regional retailers. Over 279,000 people within a five-mile radius. 21,681 daily passing motorists on W. Outer Drive, and 19,781 on Dix Toledo Highway.

LOCATION DESCRIPTION

Located at the southwest corner of W. Outer Drive and Dix Toledo Highway.

CURRENT OCCUPANCY

Family Dollar & Subway

SURROUNDING BUSINESSES

Boost Mobile, Pancho's Mexican Restaurant, New Canton Inn Chinese, Burger King, Tim Hortons, Wendy's, Dollar General, Home Depot, LA Fitness, and many many more.

TRAFFIC (VEHICLES PER DAY)

W. Outer Drive	21,681
Dix Toledo Highway	19,781
(2WAY/ADT/CoStar 2022)	



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KJ COMMERCIAL
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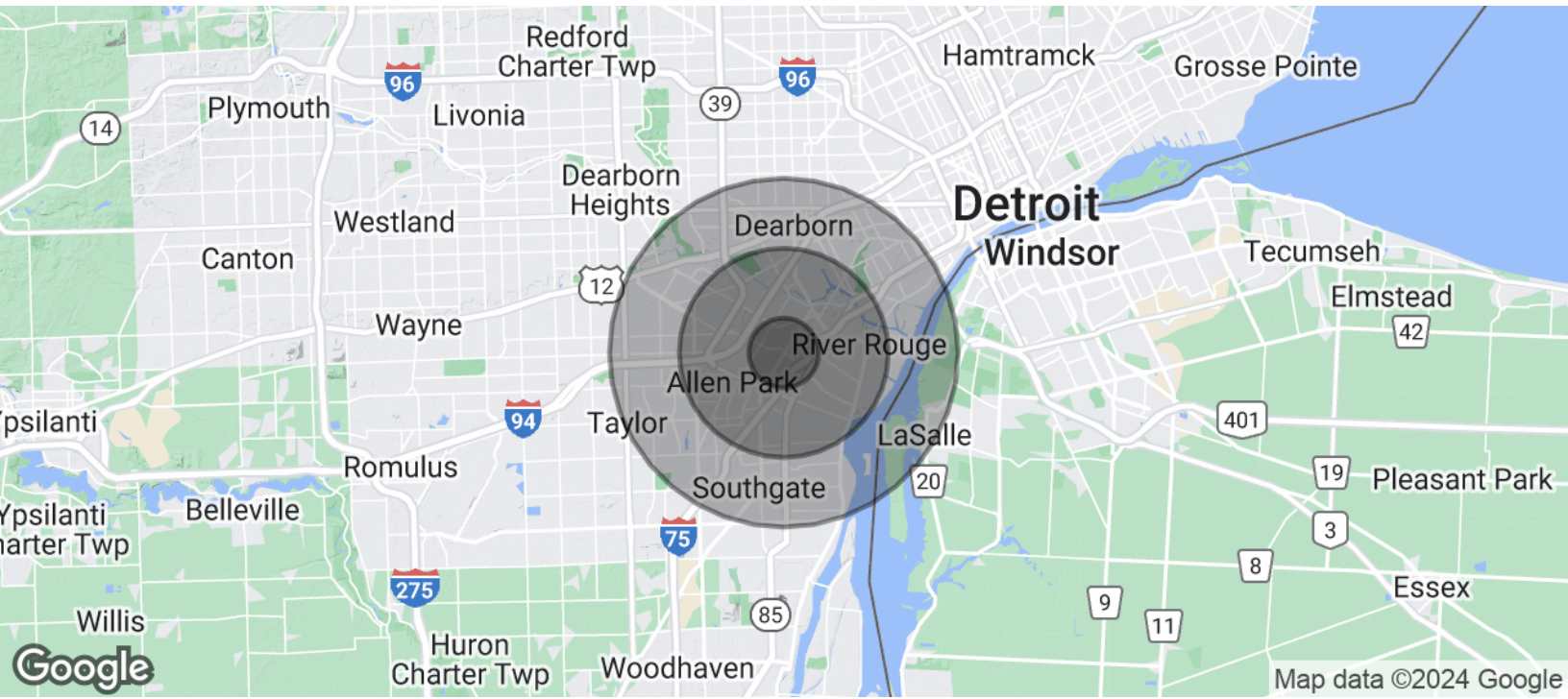
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	13,190	106,667	279,596
Average Age	38.6	39.0	36.3
Average Age (Male)	38.5	37.3	35.1
Average Age (Female)	39.2	40.2	37.8

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	5,714	47,446	118,066
# of Persons per HH	2.3	2.2	2.4
Average HH Income	\$51,251	\$56,837	\$57,352
Average House Value	\$71,957	\$90,515	\$107,626

* Demographic data derived from 2020 ACS - US Census



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