



**AREA
RETAILERS:**



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PROPERTY INFORMATION

BUILDING SIZE	4,387 Sq. Ft.
LAND SIZE	1.19 Acres
PARKING	42 Spaces
ZONING	O-2 / Office Building District
ASKING PRICE	\$2,500,000

TRAFFIC COUNTS

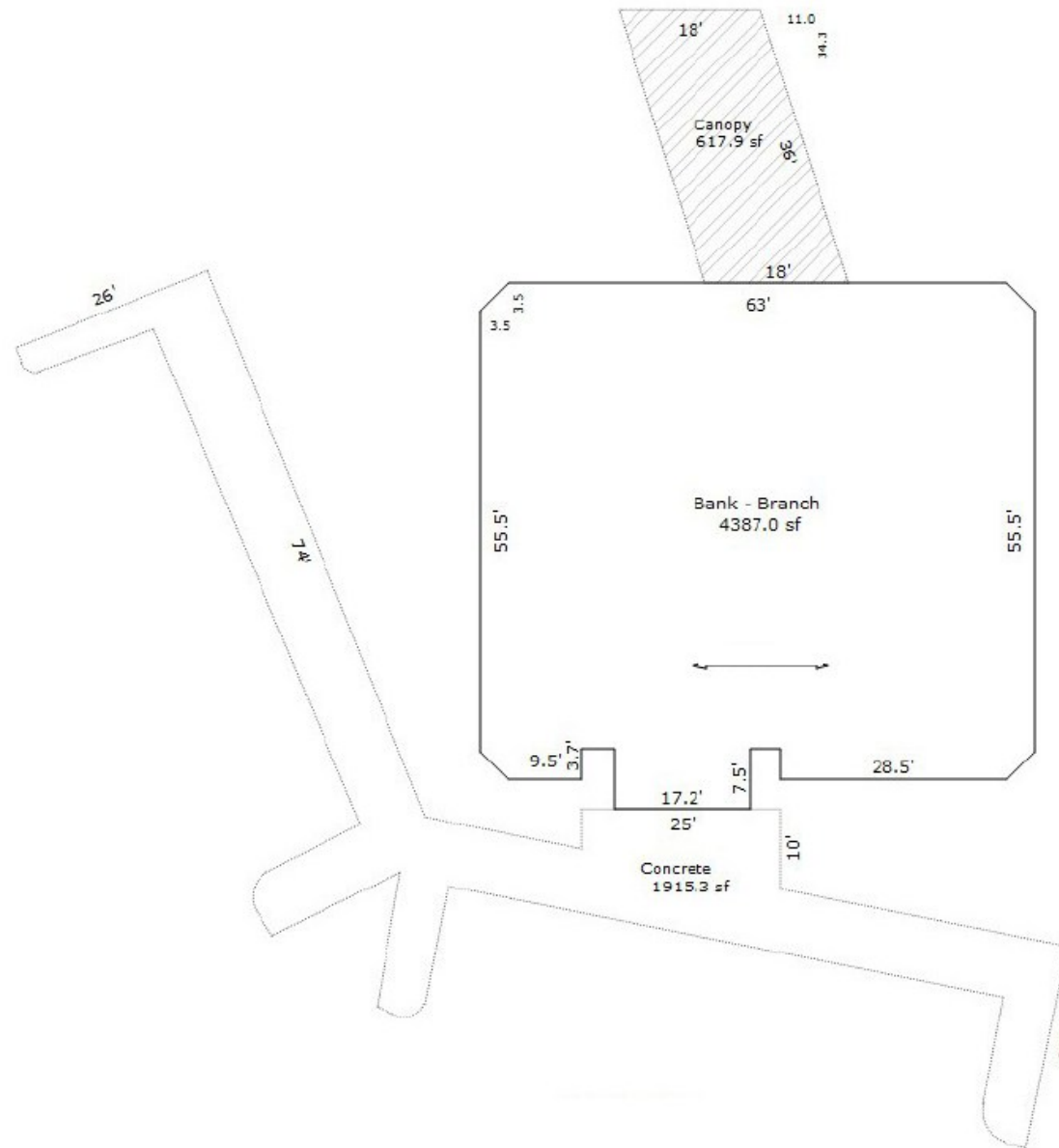
Haggerty Rd @ W. Maple Rd S.	21,359 VPD
W. Maple Rd@ Berry Creek Ln E	21,996 VPD
Haggety Road @ W. Maple Rd N.	19,762 VPD
E. West Maple @ W. Maple Rd SE	20,197 VPD
E. West Maple @ Laura Ln W.	17,502 VPD

ADDRESS

7950 W. Maple Road
West Bloomfield, Michigan 48322

PROPERTY HIGHLIGHTS

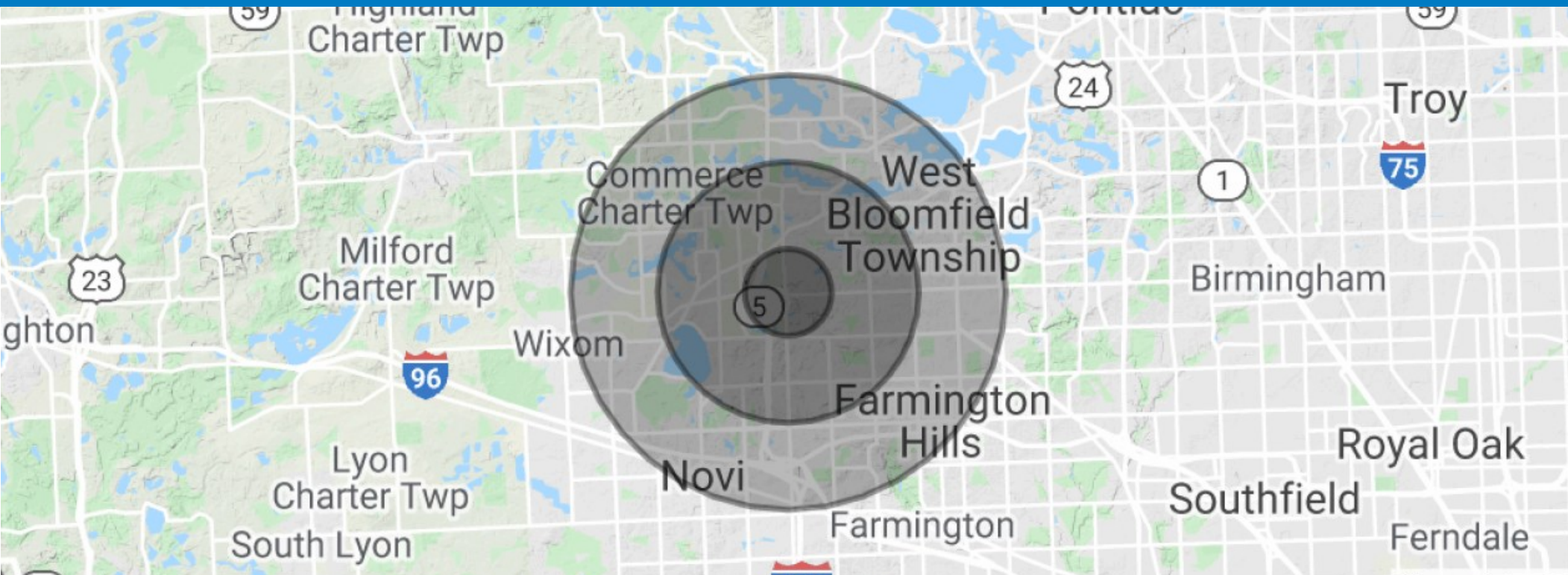
- Exceptional Opportunity to Purchase Free Standing Building Positioned at Hard Corner / High Profile Intersection
- 4,387 Sq. Ft. With Three Drive Thru Lanes Situated on Approximately 1.19 Acres
- Located at the NE Corner of Maple and Haggerty Roads
- Ingress / Egress off of Both Haggerty Road and Maple Road
- Convenient Access to M-5 and all Major Area Freeways
- Close Proximity to Several Big Box National Retailers Including Meijer, Walmart, Costco, Target, Home Depot, Lowe's, Kroger, Aldi and More











POPULATION	1 MILE	3 MILES	5 MILES
Total Population	5,733	66,659	160,715
Median Age	45.2	46.5	44.0
Median Age (Male)	42.2	43.6	42.0
Median Age (Female)	47.9	49.3	46.1

HOUSEHOLD INCOME	1 MILE	3 MILES	5 MILES
Total Households	2,216	27,769	67,345
Persons Per Household	2.5	2.3	2.3
Average Household Income	\$119,861	\$119,961	\$119,554
Median Home Value	\$407,281	\$342,038	\$334,625



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