

FORMER MACOMB DAILY BUILDING



FOR SALE/LEASE/BTS



67 Cass Ave.

Mount Clemens, Michigan 48043

Property Highlights

- Office/Retail – Redevelopment Opportunity
- Built 1928
- 7-Story 60,000 ± SF Building
- 1.23 Acres
- Zoning Residential – Office Building
- Commercial Downtown District
- Central Business District (CB) allows for a wide range of commercial, residential and mixed-use projects
- Located on Cass Avenue just East of Gratiot in the Heart of Downtown Mt. Clemens
- Parcel 05-11-14-212-001 to -043
- Available For Sale, Lease or Build to Suit

OFFERING SUMMARY

Sale Price:	Contact Listing Agent(s)
Lot Size:	1.23 Acres
Building Size:	60,000 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	5,565	33,981	79,311
Total Population	12,491	78,238	193,875
Average HH Income	\$48,454	\$56,406	\$63,993



Commercial Real Estate Services, Worldwide.
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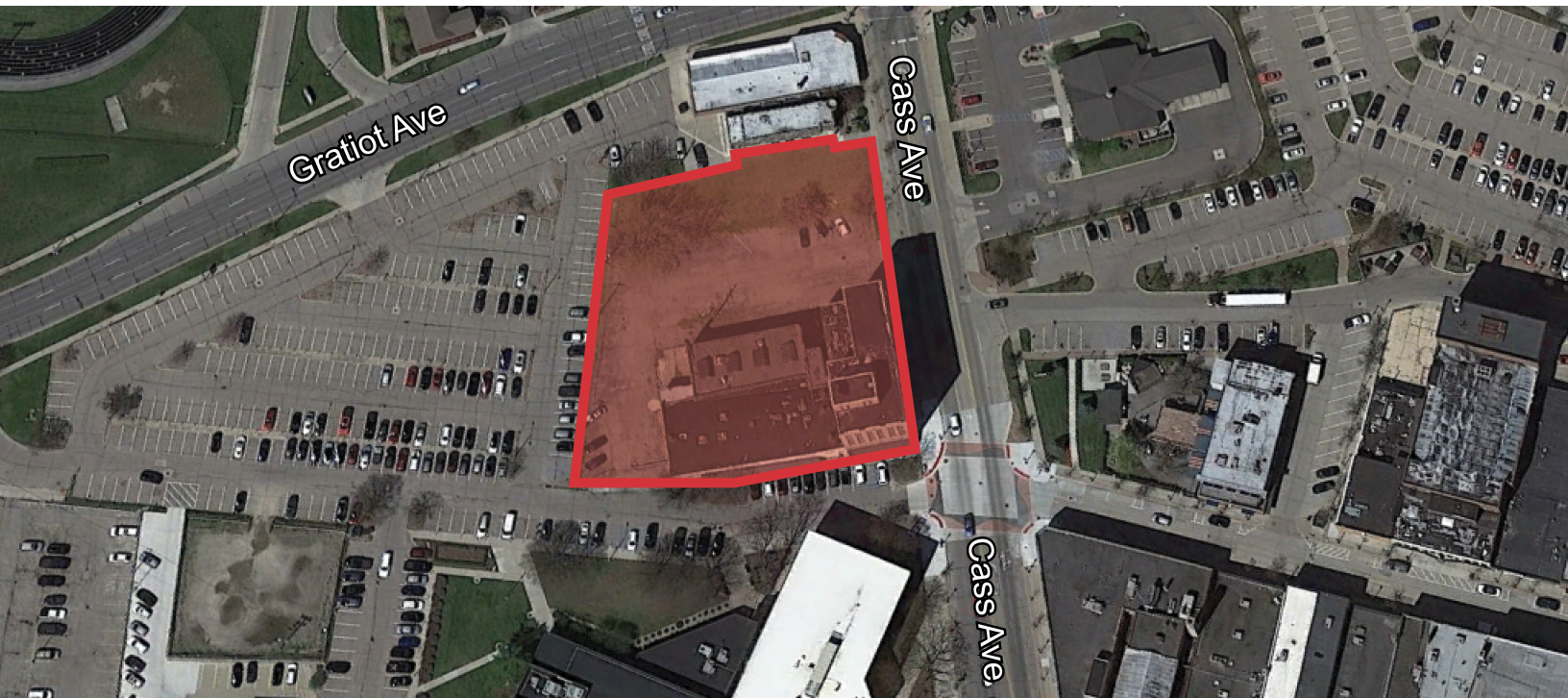
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Google

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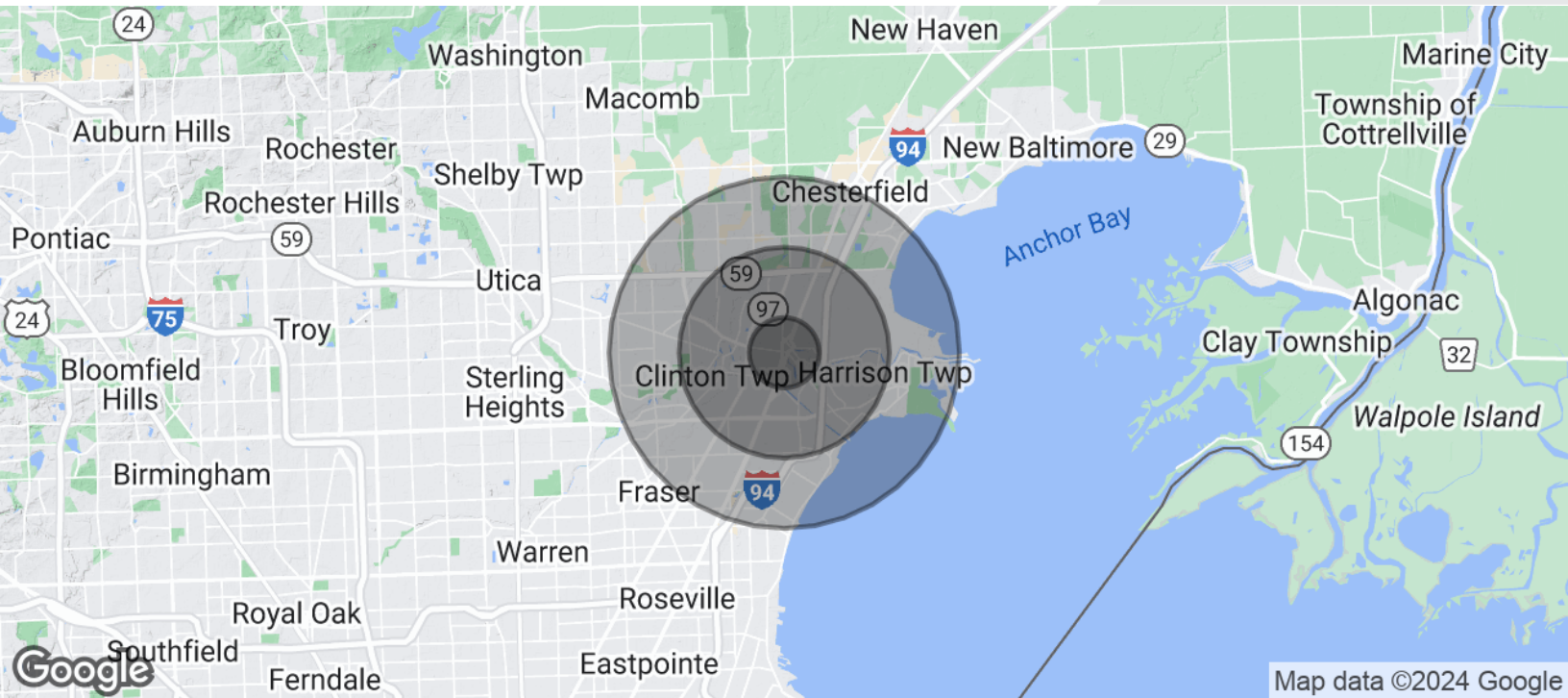
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	12,491	78,238	193,875
Average age	39.7	39.4	39.2
Average age (Male)	39.2	37.8	37.8
Average age (Female)	39.8	40.6	40.1
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	5,565	33,981	79,311
# of persons per HH	2.2	2.3	2.4
Average HH income	\$48,454	\$56,406	\$63,993
Average house value	\$103,512	\$145,004	\$166,015

* Demographic data derived from 2020 ACS - US Census



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