

2.34 ACRES  
LAND



FOR SALE

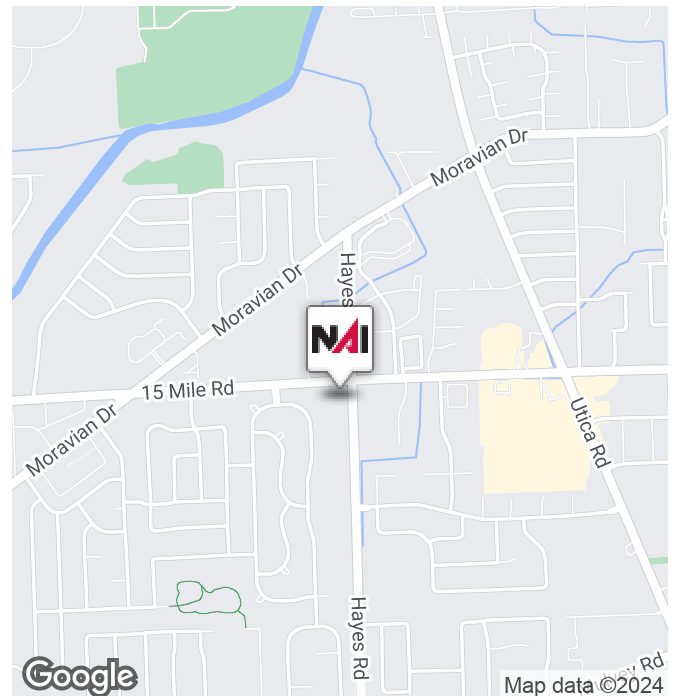


## 15 Mile Rd and Hayes Rd

Sterling Heights, Michigan 48312

### Property Highlights

- Corner of 15 Mile & Hayes Rd – Sterling Heights
- 2.34 Acres
- Multi-Use Residential, Commercial
- Exceptional Drive-By Visibility, High Traffic Counts
- Corner of Sterling Heights, Clinton Township, Fraser



**NAI Farbman**

Commercial Real Estate Services, Worldwide.

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Proposed Site Plan



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Frank  
Salamone

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architects  
engineers  
planners

45701 hwyee rd  
shelby, nc 28150  
508-532-0099

**Architect**

Z.B.A. 037096

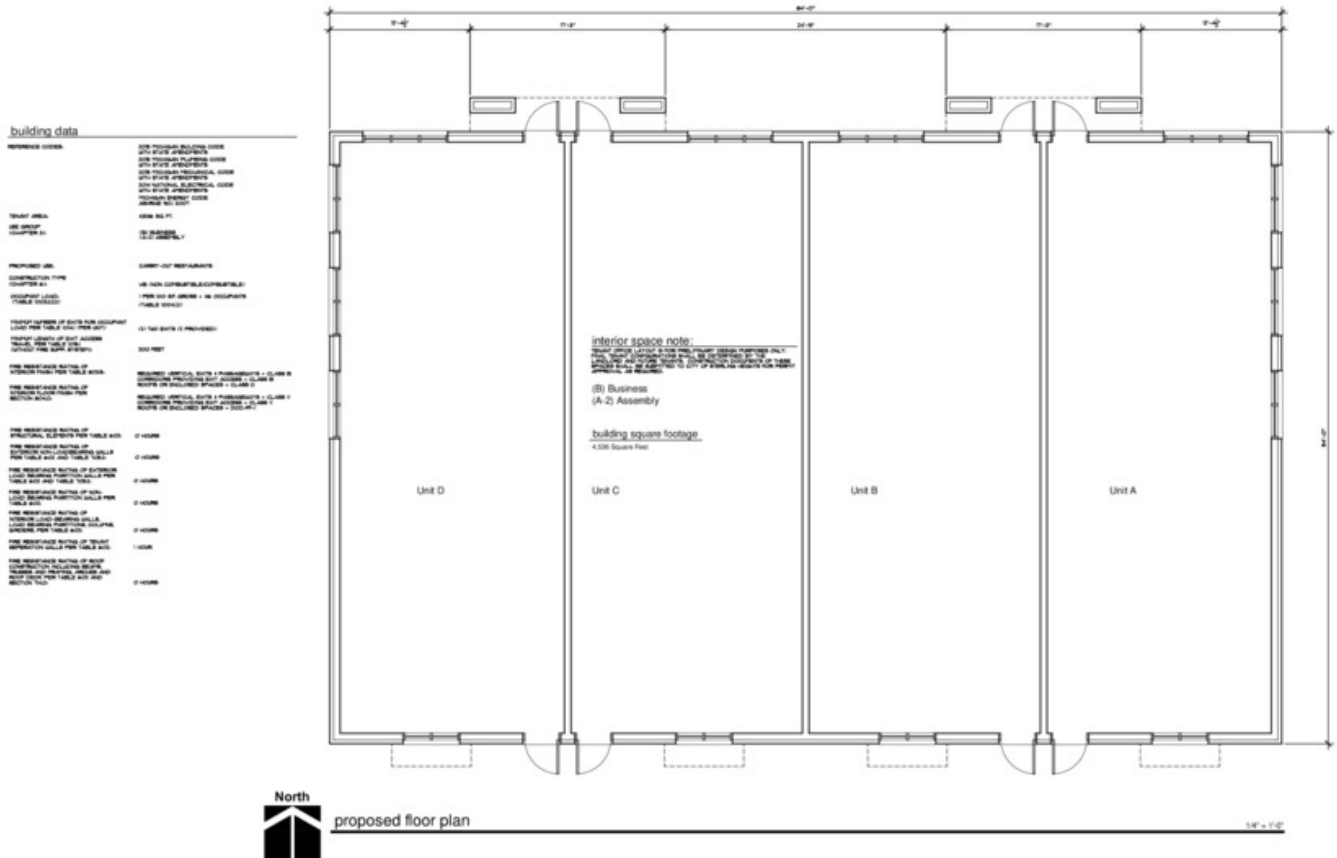
**Mark Pittao**  
33379 Growth Dr.  
Sawdust Bls, MI 48312  
586-872-3886



☐ preliminary  
☒ construction  
☐ record

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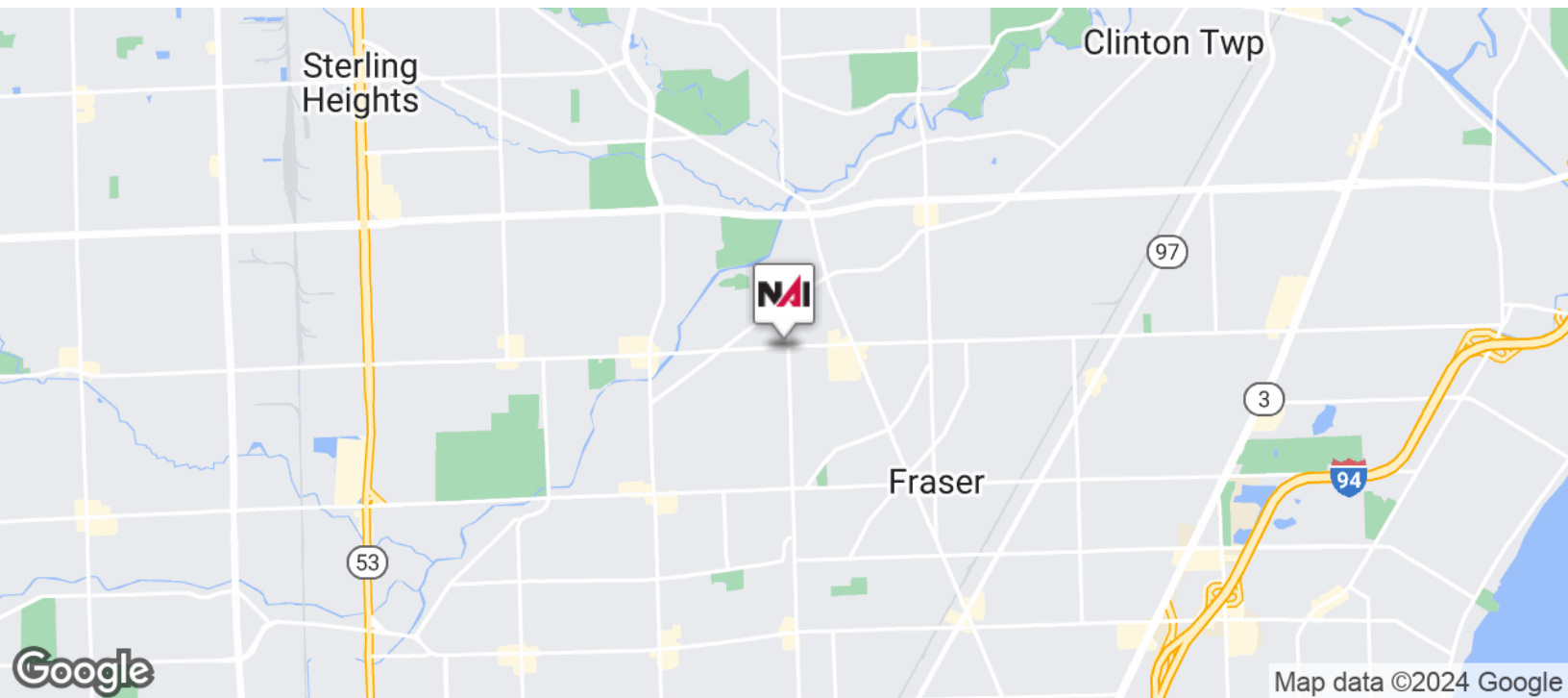
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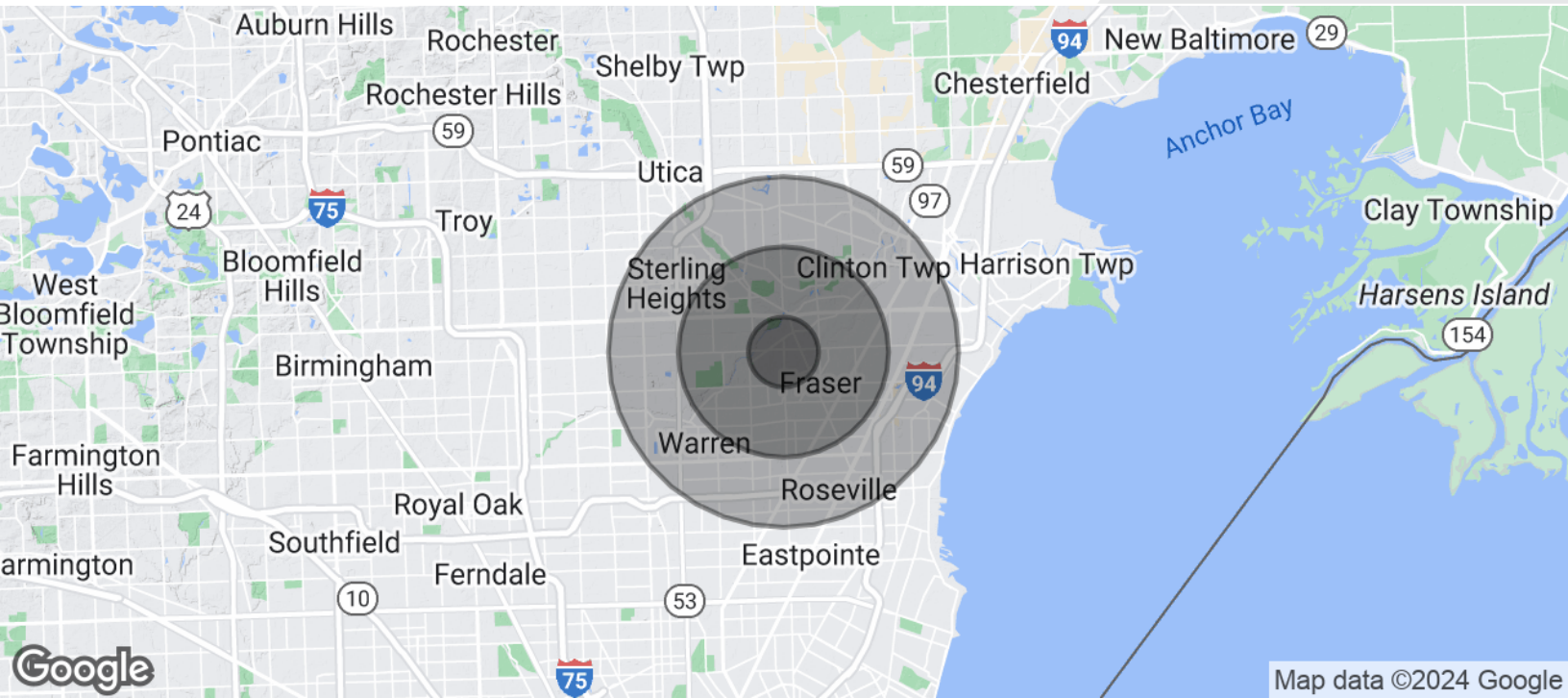
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	10,857	110,188	307,615
Average Age	45.6	42.6	41.0
Average Age (Male)	41.6	40.7	39.2
Average Age (Female)	48.1	44.3	42.7
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	4,520	45,716	128,265
# of Persons per HH	2.4	2.4	2.4
Average HH Income	\$71,359	\$66,271	\$62,133
Average House Value	\$191,907	\$164,736	\$154,885

\* Demographic data derived from 2020 ACS - US Census