

RETAIL PROPERTY FOR SALE/LEASE

Detroit Convenience Liquor Store

12700 E. MCNICHOLS
DETROIT, MI 48205



Hood System Infrastructure

Refrigeration Equipment

Counter-Tops and Security Measures Installed

Small Attached Parking Lot



P.A. COMMERCIAL
Corporate & Investment Real Estate

DETROIT CONVENIENCE-LIQUOR STORE

12700 E. MCNICHOLS, DETROIT, MI

// EXECUTIVE SUMMARY



OFFERING SUMMARY

Building Size: 3,185 SF

Sale Price/Lease Rate: Contact Broker

Zoning: Retail

Year Built: 1960

Renovated: 2021

Market: Detroit

PROPERTY OVERVIEW

This convenience store is in mid-renovation and available for lease or sale. The property is equipped with the basic needs for an operator to open easily. A hood system allows room for a kitchen operation to be held.

LOCATION OVERVIEW

Located in the east side of Detroit on E. McNichols near Detroit City Airport. Northpoint Development is mid-construction of new big-box industrial just south of the airport, a mile and a half away. Detroit's busy Gratiot intersects McNichols a half-mile away allowing traffic flow between McNichols, Gratiot, and the north end of the airport.

PROPERTY HIGHLIGHTS

- Hood System Infrastructure
- Refrigeration Equipment
- Counter-Tops and Security Measures Installed
- Small Attached Parking Lot

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// COMPLETE HIGHLIGHTS



LOCATION INFORMATION

Street Address	12700 E. McNichols
City, State, Zip	Detroit, MI 48205
County	Wayne
Market	Detroit
Cross-Streets	Waltham/McNichols

BUILDING INFORMATION

Tenancy	Single
Number of Floors	1
Year Built	1960
Year Last Renovated	2021
Gross Leasable Area	3,185 SF
Construction Status	Under construction
Number of Buildings	1

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26555 Evergreen Road, Suite 1500 • Southfield, MI 48076

FOR MORE INFORMATION CONTACT:

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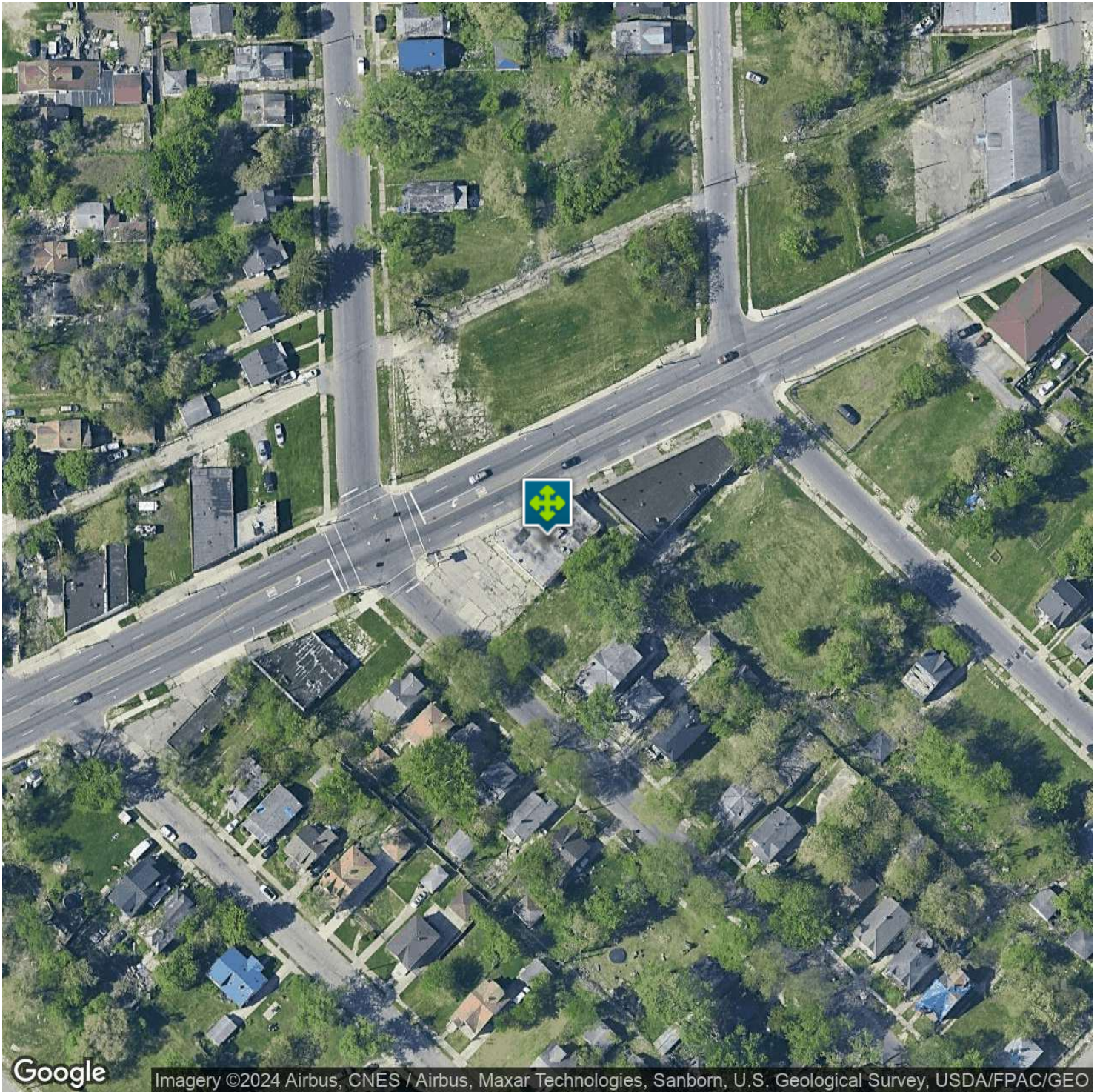
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// AERIAL MAP



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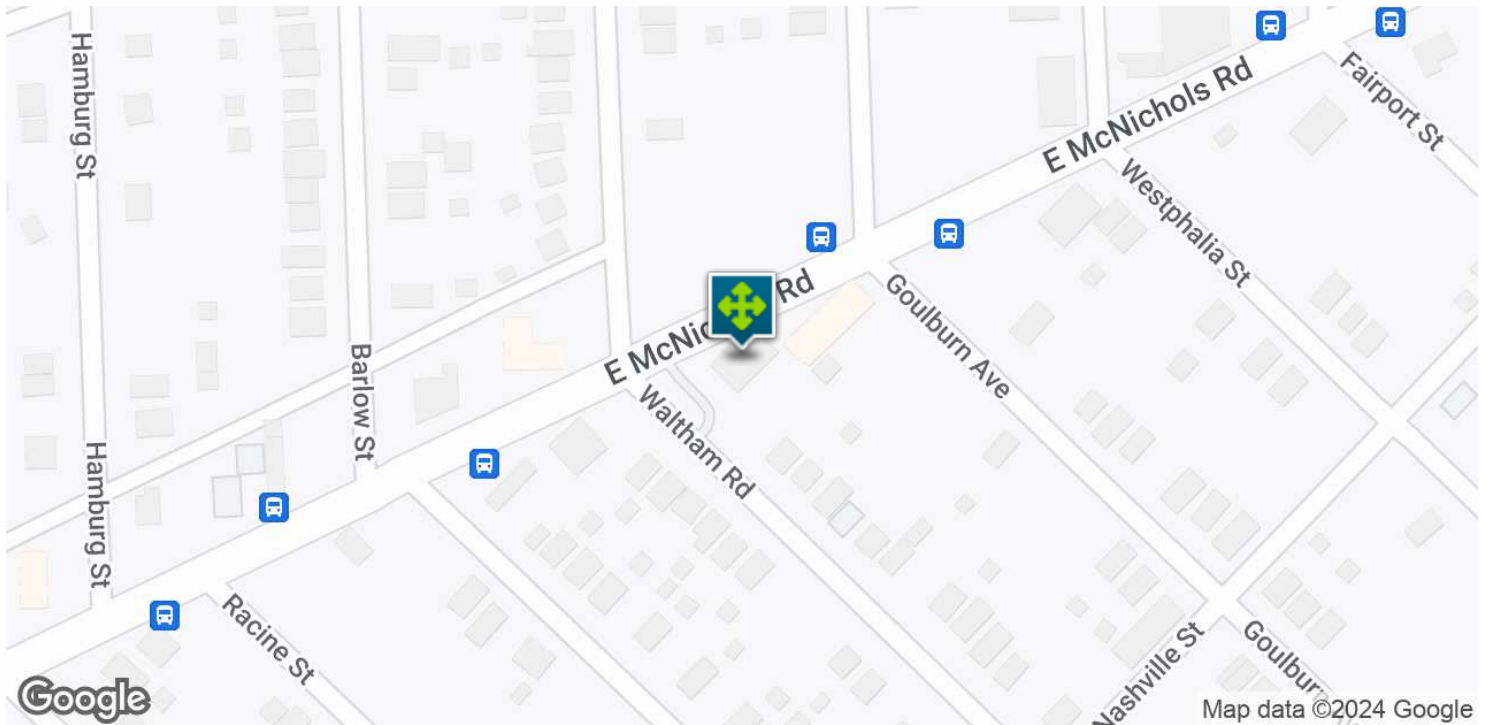
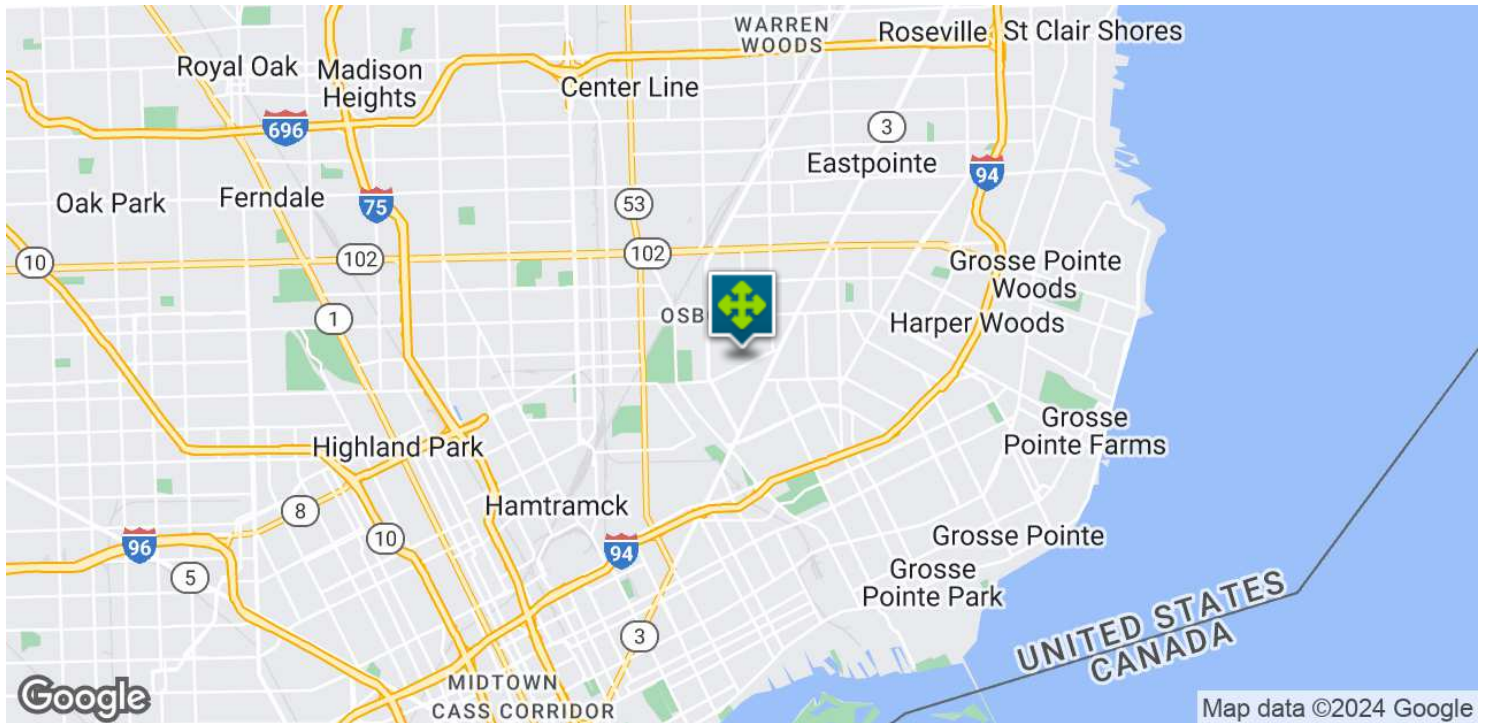
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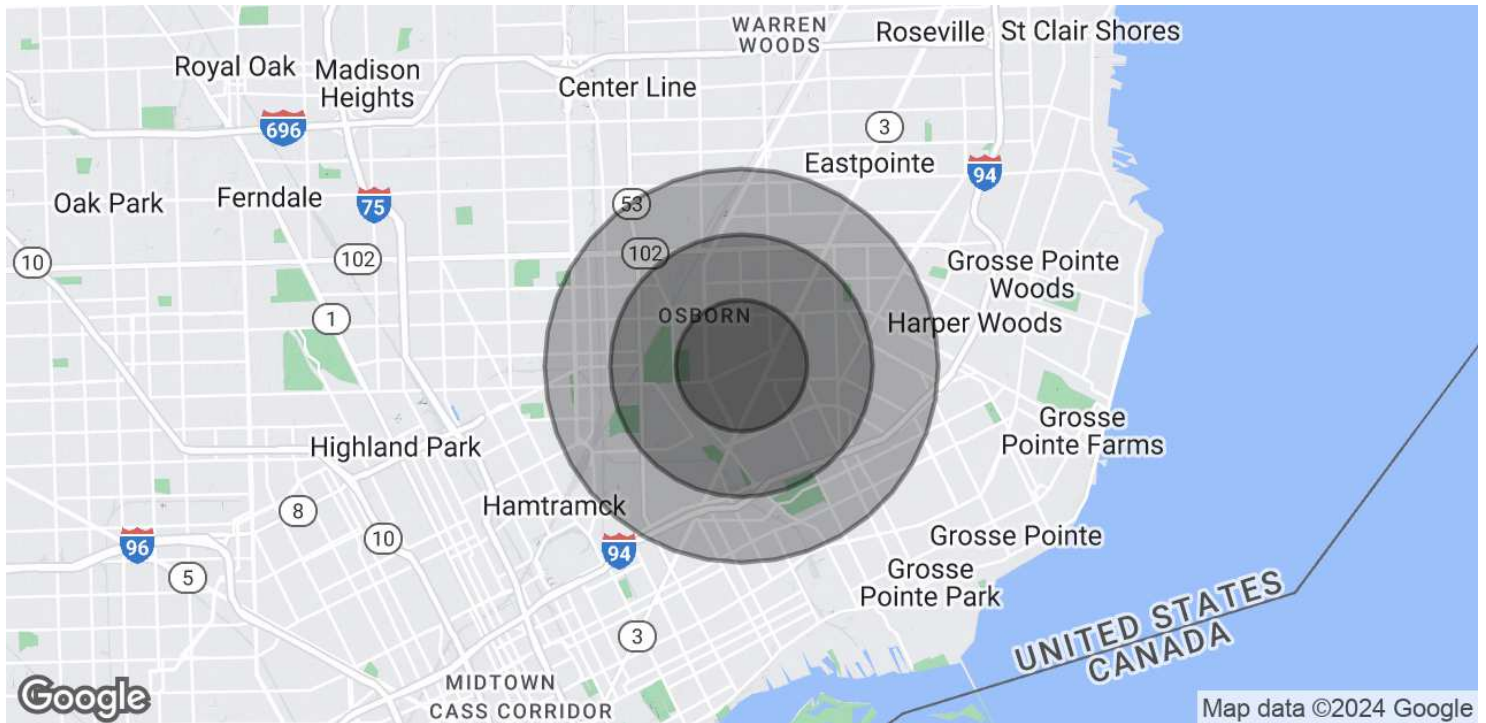
12700 E. MCNICHOLS, DETROIT, MI

// LOCATION MAP



12700 E. MCNICHOLS, DETROIT, MI

// DEMOGRAPHICS MAP & REPORT

**POPULATION**

	1 MILE	2 MILES	3 MILES
Total Population	24,022	77,315	154,785
Average Age	26.3	28.3	30.0
Average Age (Male)	23.7	25.5	27.3
Average Age (Female)	29.3	30.9	32.7

HOUSEHOLDS & INCOME

	1 MILE	2 MILES	3 MILES
Total Households	6,824	23,327	49,707
# of Persons per HH	3.5	3.3	3.1
Average HH Income	\$37,078	\$37,519	\$37,643
Average House Value	\$78,165	\$78,271	\$81,128

* Demographic data derived from 2020 ACS - US Census



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