

## Amazing Property With Drive-Thru Option In The New Downtown Keego Harbor!

- Ideal location for: Starbucks, Jimmy Johns, pizza establishment, fast food establishment, coffee shop, bakery, bank/credit union, take-out food service concepts and full service market.
- .45 acre / 19,602 SF
- Highly visible property on Cass Lake Road
- Parking available on-site
- Frontage of 97' on Cass Lake Road
- Great location for national tenants with ample parking, dedicated entrance, & building signage

### Details:

- Located in prime, highly-desirable Oakland County, Michigan
- Within minutes from Cass Lake, Sylvan Lake, Orchard Lake and Elizabeth Lake
- Traffic Count: 17,222 Vehicles/day (Costar, 2018)

### Demographics:

- Population: 170,178 | Households: 66,796 | Employees: 68,109
- Average household income: \$103,544/annually







Gibbs Planning Group is currently leading a six-month master planning process to explore the transformation of Cass Lake Road into a traditional walkable village.