



JOIN

LA Z BOY
FURNITURE GALLERIES®

AREA
TENANTS

SOMERSET
COLLECTION

SHAKE
SHACK

GREAT FOOD • CLASSIC ROCK
Yard House

RUTH'S
CHRIS
STEAK HOUSE

FOGO DE CHÃO
BRAZILIAN STEAKHOUSE

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PROPERTY INFORMATION

Shopping Center Size	17,000 SF
Space Available	3,000 SF
Asking Rate	\$37.00 PSF
NNN Charge's	\$5.00 PSF
Parking	105 Spaces

DEMOGRAPHICS

Population	243,622 people
Households	100,799 homes
Average Household Income	\$110,766/annually
Employees	199,442 employees

ADDRESS

1475 WEST BIG BEAVER ROAD
TROY, MICHIGAN 48084

PROPERTY HIGHLIGHTS

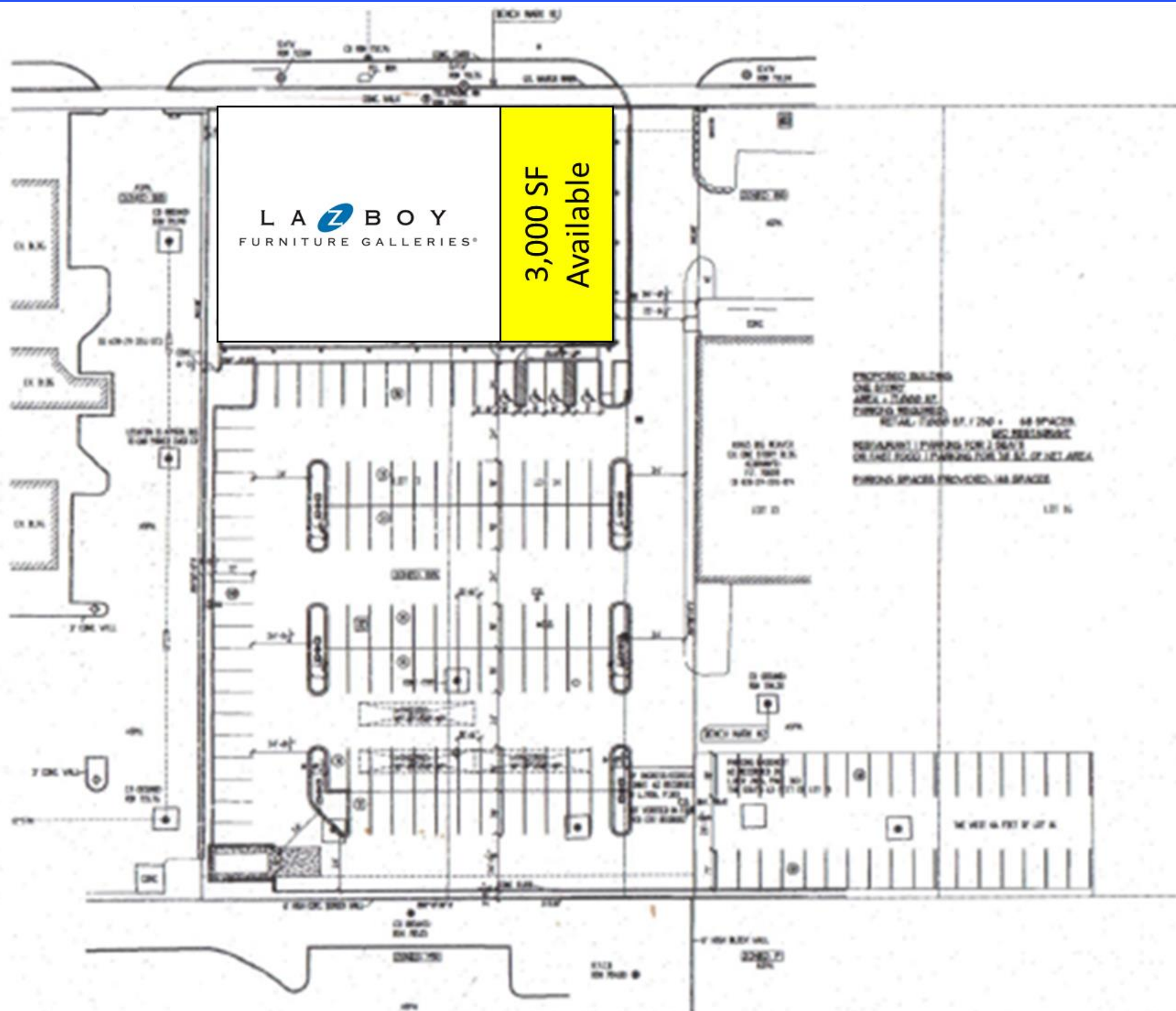
Rare opportunity for restaurant/retailer to join LA-Z-Boy Furniture at Troy Shoppe's located at the SWC of Big Beaver and Crooks Roads.

Outstanding visibility and access to over 60,000 vehicles per day.

Big Beaver Road is considered the "Golden Corridor" and a major retail/restaurant trade area for the Troy and Rochester surrounding communities.

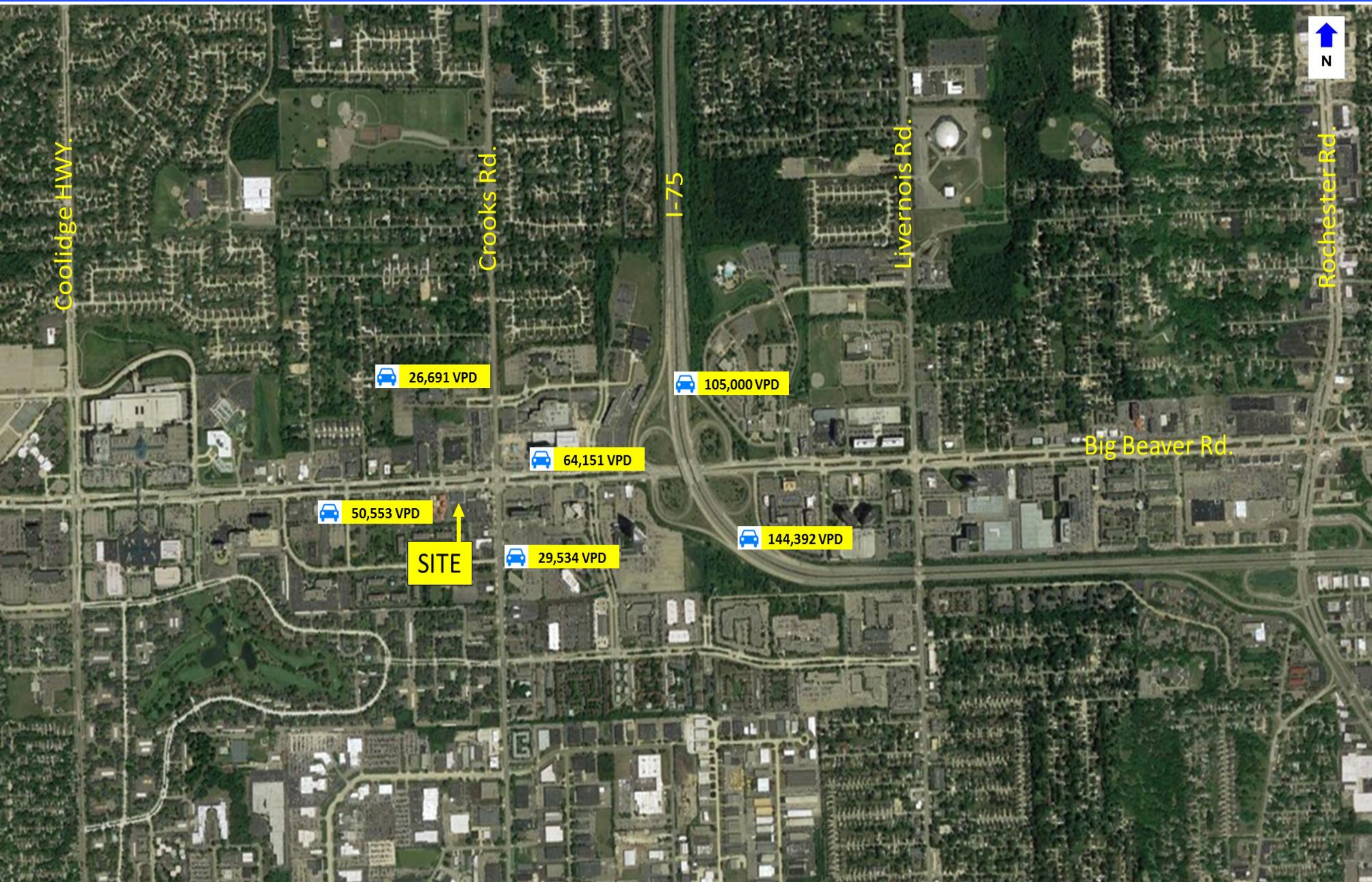
Site is situated just East of Somerset Collection, which is approximately 2,000,000 square feet of retail.

Excellent daytime population with affluent surroundings and over 25,000,000 square feet of office space.









POPULATION	1 MILE	3 MILE	5 MILE
2024 Projection	8,586	92,482	246,056
2019 Estimate	8,318	90,832	243,622
2010 Census	7,093	84,272	237,120
Growth 2019-2024	3.22%	1.82%	1.00%
Growth 2010-2019	17.27%	7.78%	2.74%
2019 Population Hispanic Origin	265	2,603	5,940

2019 Population by Race:

White	3,971	69,925	191,363
Black	427	3,794	15,960
Am. Indian & Alaskan	21	241	560
Asian	3,715	15,068	30,502
Hawaiian & Pacific Island	0	15	85
Other	184	1,789	5,152
U.S. Armed Forces:	7	33	76

HOUSEHOLDS	1 MILE	3 MILE	5 MILE
2024 Projection	3,999	39,855	101,736
2019 Estimate	3,874	39,155	100,799
2010 Census	3,302	36,425	98,548
Growth 2019 - 2024	3.23%	1.79%	0.93%
Growth 2010 - 2019	17.32%	7.49%	2.28%
Owner Occupied	1,045	26,110	72,936
Renter Occupied	2,829	13,044	27,863
2019 Avg Household Income	\$92,153	\$113,312	\$110,766
2019 Med Household Income	\$80,049	\$87,057	\$85,632

2019 Households by Household Inc:

<\$25,000	489	4,591	12,775
\$25,000 - \$50,000	679	6,272	16,621
\$50,000 - \$75,000	617	5,987	15,087
\$75,000 - \$100,000	755	5,654	13,913
\$100,000 - \$125,000	476	4,460	11,518
\$125,000 - \$150,000	384	3,094	8,265
\$150,000 - \$200,000	259	3,636	9,373
\$200,000+	216	5,460	13,248

DAYTIME EMPLOYMENT

NUMBER OF BUSINESSES

NUMBER OF EMPLOYEES

	1 MILE	3 MILE	5 MILE	1 MILE	3 MILE	5 MILE
Total Businesses	1,782	8,638	16,206	25,963	118,353	199,442
Retail	251	971	1,787	4,941	13,948	25,215
Wholesale	47	314	532	885	5,212	9,275
Hospitality & Food Service	83	393	743	2,806	8,600	14,812
Real Estate, Renting, Leasing	63	361	597	709	3,550	4,839
Finance & Insurance	263	910	1,378	1,827	11,865	14,617
Information	51	229	359	1,513	4,022	5,345
Scientific & Technology Services	387	1,571	2,381	4,549	17,839	24,682
Management of Companies	2	11	25	6	47	86
Health Care & Social Assistance	327	1,800	4,579	1,712	9,474	32,952
Education Services	20	132	288	311	2,875	8,757
Public Administration & Sales	38	80	145	1,398	2,456	3,327
Arts, Entertainment, Recreation	10	124	222	67	1,085	2,521
Utilities	0	5	9	0	519	566
Admin Support & Waste Management	58	290	492	1,593	4,328	6,209
Construction	44	394	712	560	3,027	5,876
Manufacturing	67	397	688	1,431	23,949	30,537
Agriculture, Mining, Fishing	0	3	9	0	33	98
Other Services	71	653	1,260	1,655	5,524	9,728



Specializing in retail real estate services, our team is committed to working with each client in to achieve their objectives from assisting with project leasing, site selection, acquisitions/dispositions of income producing properties or property management.

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