

31425 TWELVE MILE RD
FARMINGTON HILLS, MI 48334



RETAIL/RESTAURANT SPACE FOR SALE



Contact: **Emil Cherkasov** | **248-662-5066** | emil@forwardcommercial.com
www.forwardcommercial.com

Above information is subject to verification and no liability for errors or omissions is assumed. Price is subject to change and listing withdrawn without notice.

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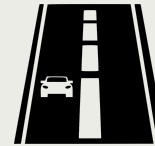
INCLUDES EQUIPMENT & LIQUOR LICENSE

PROPERTY FEATURES



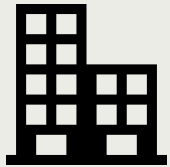
NEWLY RENOVATED. FULLY EQUIPPED KITCHEN.
LOCATED AT TWELVE MILE & ORCHARD LAKE ROAD.
WINE CELLAR. BUILDING & MONUMENT SIGNAGE.
TOTAL 2018 TAXES: \$27,020.53
ZONING: EXPRESSWAY SERVICE DISTRICT

TRAFFIC COUNT



2016 MPSI
AADT: 84,866 DAILY TWELVE/ORCHARD LAKE

AREA TENANTS



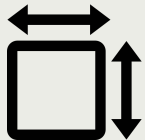
RADISSON HOTEL
STARBUCKS
PAUL M BEAUTY SCHOOL
OCC

FAIRFIELD INN & SUITES
COMERICA BANK
GOOGLE
MUNICIPALITY OFFICES

AREA DEMOGRAPHICS

1 MILE	3 MILE	5 MILE
9,789 POPULATION	87,249 POPULATION	240,231 POPULATION
\$271,172 MED. HOME VALUE	\$250,564 MED. HOME VALUE	\$226,089 MED. HOME VALUE
4,539 EST. HOUSEHOLDS	37,908 EST. HOUSEHOLDS	99,967 EST. HOUSEHOLDS
260,247 EST. DAYTIME POP.	119,346 EST. DAYTIME POP.	209,095 EST. DAYTIME POP.

SQUARE FOOTAGE



TOTAL BOTH FLOORS 8,108 SF GROSS
WALK-OUT LOWER LEVEL



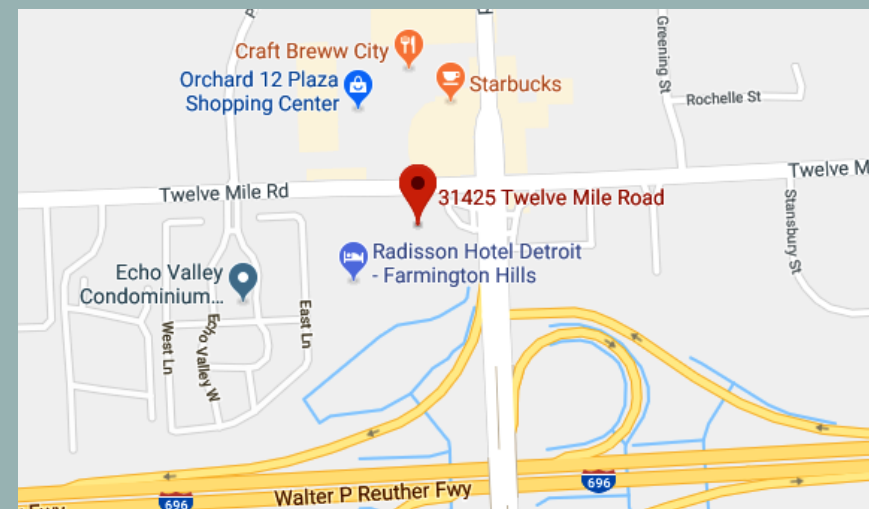
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NEWLY RENOVATED, UPSCALE SPACE



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