

LAND FOR SALE

Office/Medical/Daycare High-Visibility Site

12 MILE RD
FARMINGTON HILLS, MI 48334



- Land for office / medical / daycare
- Existing drive and parking
- Water and sewer
- High-visibility site



P.A. COMMERCIAL
Corporate & Investment Real Estate



OFFERING SUMMARY

Sale Price:	Make Offer
Lot Size:	3 Acres
Zoning:	Office
Market:	Detroit
Submarket:	Farmington / Farmington Hills
Traffic Count:	34,000

PROPERTY OVERVIEW

Prime 3-acre development property that is suitable for office, medical, daycare, etc. The property has 208' of frontage on 12 Mile Rd, with a depth of 580'. Municipal water and sewer are both available at the site. The property has a shared driveway, parking lot, and retention pond with Players Barn (Deed restriction against Assisting Living and Memory Care).

Previous plans are available upon request.

LOCATION OVERVIEW

This parcel of vacant land is conveniently located on 12 Mile Rd, west of Orchard Lake Road. The parcel is close to the I-696 entrance/exit ramp, Oakland Community College, Farmington Public Library, YMCA, and Heartland Market. Several hotels close to the property including new Holiday Inn, Courtyard by Marriott and Raddison Suites

FOR MORE INFORMATION CONTACT:

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LOCATION INFORMATION

Street Address	12 Mile Rd
City, State, Zip	Farmington Hills, MI 48334
County	Oakland
Market	Detroit
Sub-market	Farmington / Farmington Hills
Cross-Streets	12 Mile Rd and Orchard Lake Rd
Side of the Street	North
Signal Intersection	Yes
Road Type	Paved
Market Type	Medium
Nearest Highway	I-696
Nearest Airport	Detroit Metropolitan Airport

LAND INFORMATION

Number of Lots	1
APN #	23-10-378-012
Best Use	Office, Medical, Daycare

PROPERTY HIGHLIGHTS

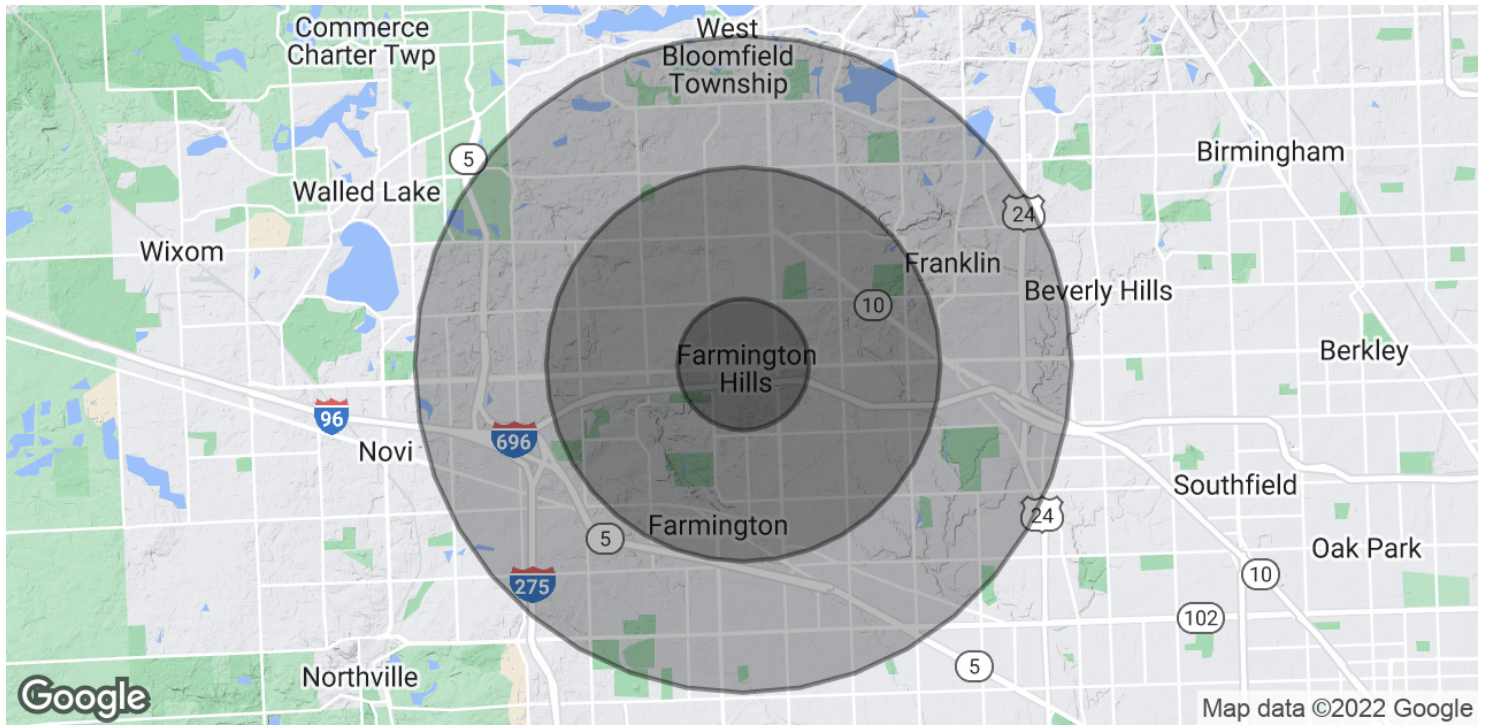
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Google

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POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	7,472	61,486	187,048
Average age	41.1	43.7	42.2
Average age (Male)	44.9	43.1	41.1
Average age (Female)	37.3	44.2	43.2

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	3,607	25,300	77,415
# of persons per HH	2.1	2.4	2.4
Average HH income	\$65,089	\$94,920	\$96,414
Average house value	\$245,084	\$269,859	\$287,663

* Demographic data derived from 2020 ACS - US Census