

LAND FOR SALE

0.86 Acres at Great Location on 9 Mile Rd in Farmington Hills

29615 NINE MILE RD
FARMINGTON HILLS, MI 48336



Zoned B-3 General Business

Possible Mixed-use opportunity

Utilities at site

Near Target, CVS, and Riviera Theater



P.A. COMMERCIAL
Corporate & Investment Real Estate

.86 ACRES B-3 ZONING

29615 NINE MILE RD, FARMINGTON HILLS, MI

// EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	\$195,000
Price / SF:	\$5.21
Lot Size:	0.86 Acres
Zoning:	B-3 General Business
Market:	Detroit
Submarket:	Farmington/Farmington Hills
Traffic Count:	11,300

PROPERTY OVERVIEW

This property is that "hard to find" vacant commercial land on a major road that's in a good community - all at a great price! City water and sewer are available at the site. This parcel was previously approved for a 6,500 SF office. Can possibly be developed for mixed-use of apartments and commercial. Zoning also allows for auto service.

LOCATION OVERVIEW

Located on the south side of 9 Mile Rd, west of Middlebelt. Convenient location in the commercial corridor of southern Farmington Hills where Grand River, 9 Mile Rd, and Middlebelt meet. Located within close proximity to a brand new Target, Office Max, Edge Fitness, and Riviera Theater.

PROPERTY HIGHLIGHTS

- Zoned B-3 General Business
- Possible Mixed-use opportunity
- Utilities at site
- Near Target, CVS, and Riviera Theater

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// PROPERTY DETAILS

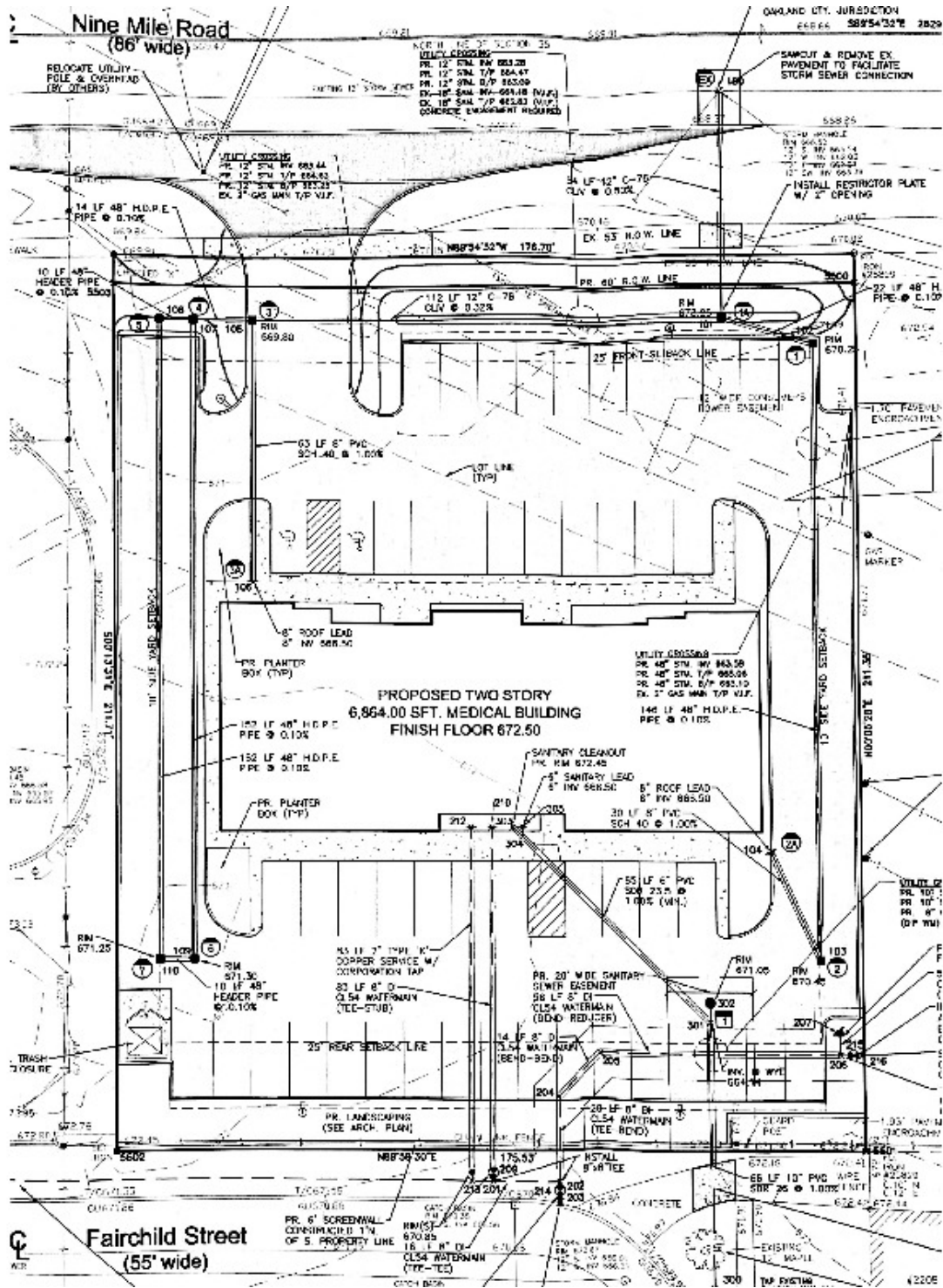
Sale Price	\$195,000	PROPERTY INFORMATION	
LOCATION INFORMATION		Property Type	Land
Street Address	29615 Nine Mile Rd	Property Subtype	Office
City, State, Zip	Farmington, MI 48336	APN #	23-35-226-003
County	Oakland	Lot Frontage	176 ft
Market	Detroit	Lot Depth	211 ft
Sub-market	Farmington/Farmington Hills	Traffic Count	11300
Cross-Streets	9 Mile Road and Middlebelt Rd	Traffic Count Street	9 Mile Rd
Side of the Street	South	Amenities	Water and Sewer are available to the site.
Signal Intersection	Yes	Waterfront	Yes
Road Type	Paved	Power	Yes
Market Type	Medium		
Nearest Highway	I-696, I-275		
Nearest Airport	DTW		
BUILDING INFORMATION			
Free Standing	Yes		

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FOR MORE INFORMATION CONTACT:

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// AERIAL MAPS



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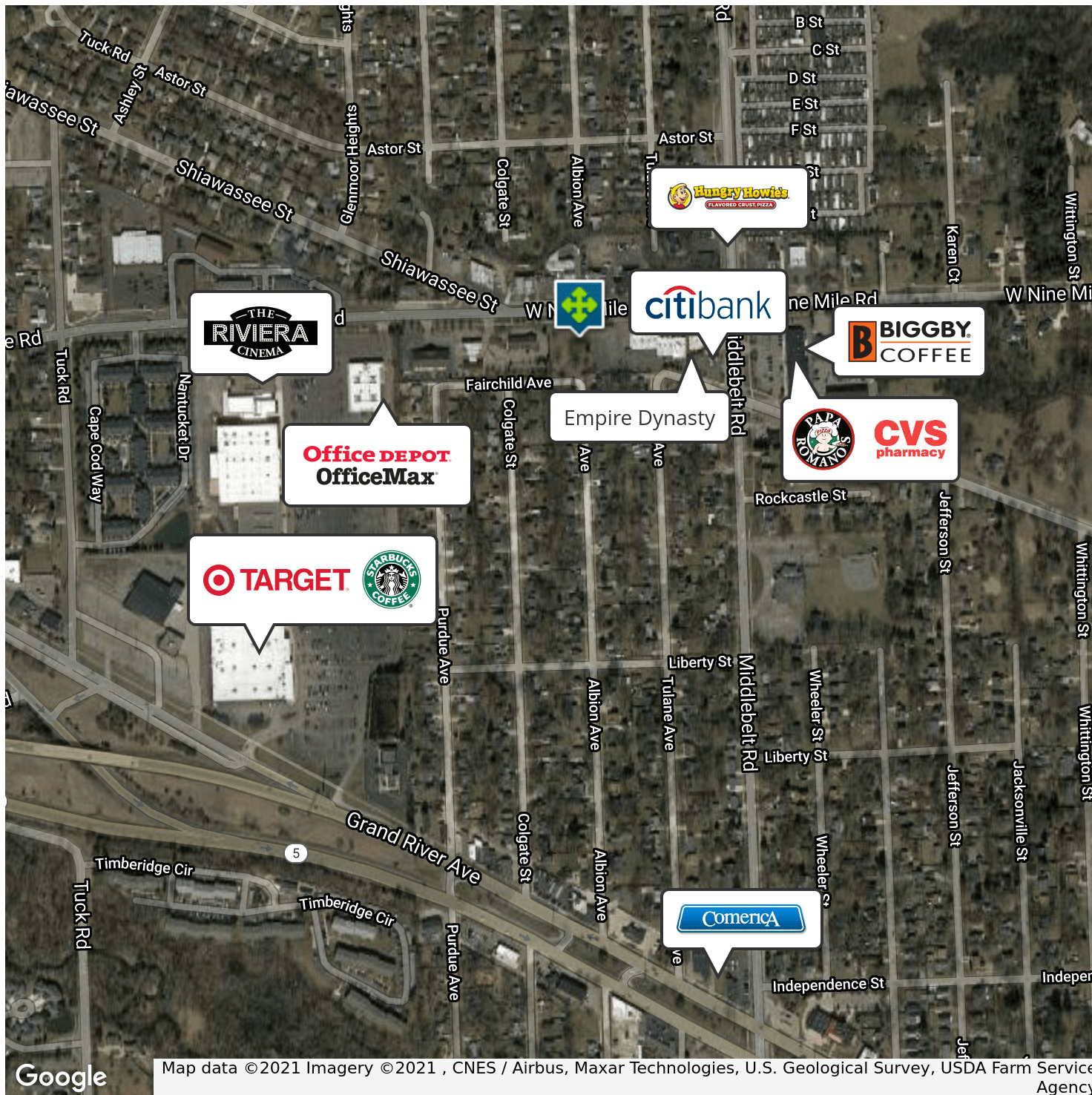
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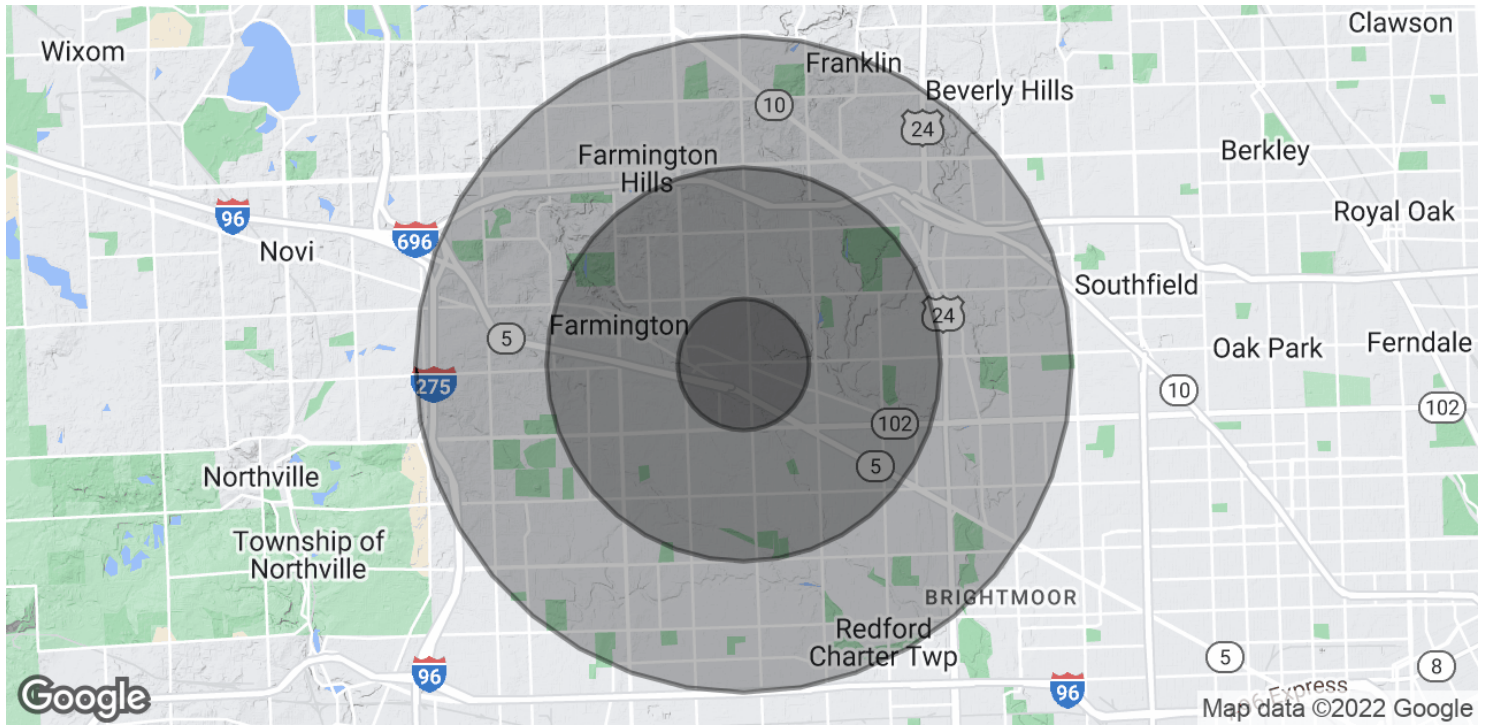
// RETAILER MAP



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// DEMOGRAPHICS MAP & REPORT



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	10,665	78,694	221,259
Average age	39.3	41.3	41.2
Average age (Male)	37.6	39.9	39.4
Average age (Female)	40.5	42.4	42.4

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	4,437	32,076	91,548
# of persons per HH	2.4	2.5	2.4
Average HH income	\$63,447	\$72,036	\$72,998
Average house value	\$163,400	\$195,739	\$202,171

* Demographic data derived from 2020 ACS - US Census

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// LOCATION MAPS

