



FOR SALE

FORMER BANK BRANCH

19000 E. 9 MILE RD, EASTPOINTE, MI



LANDMARK
COMMERCIAL ▲ REAL ESTATE ▲ SERVICES

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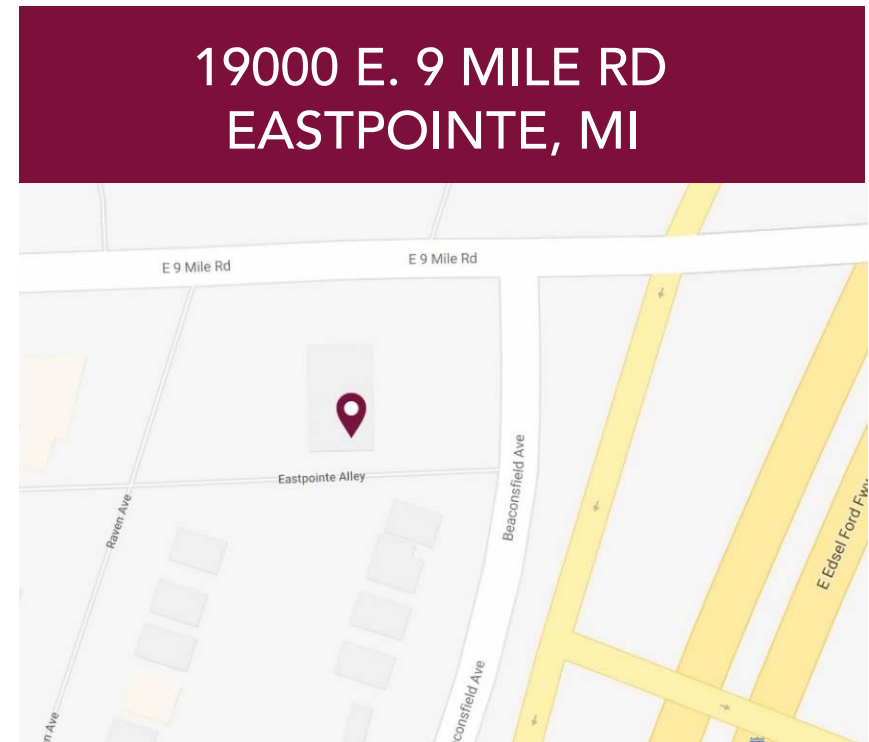
FOR SALE

PROPERTY DETAILS

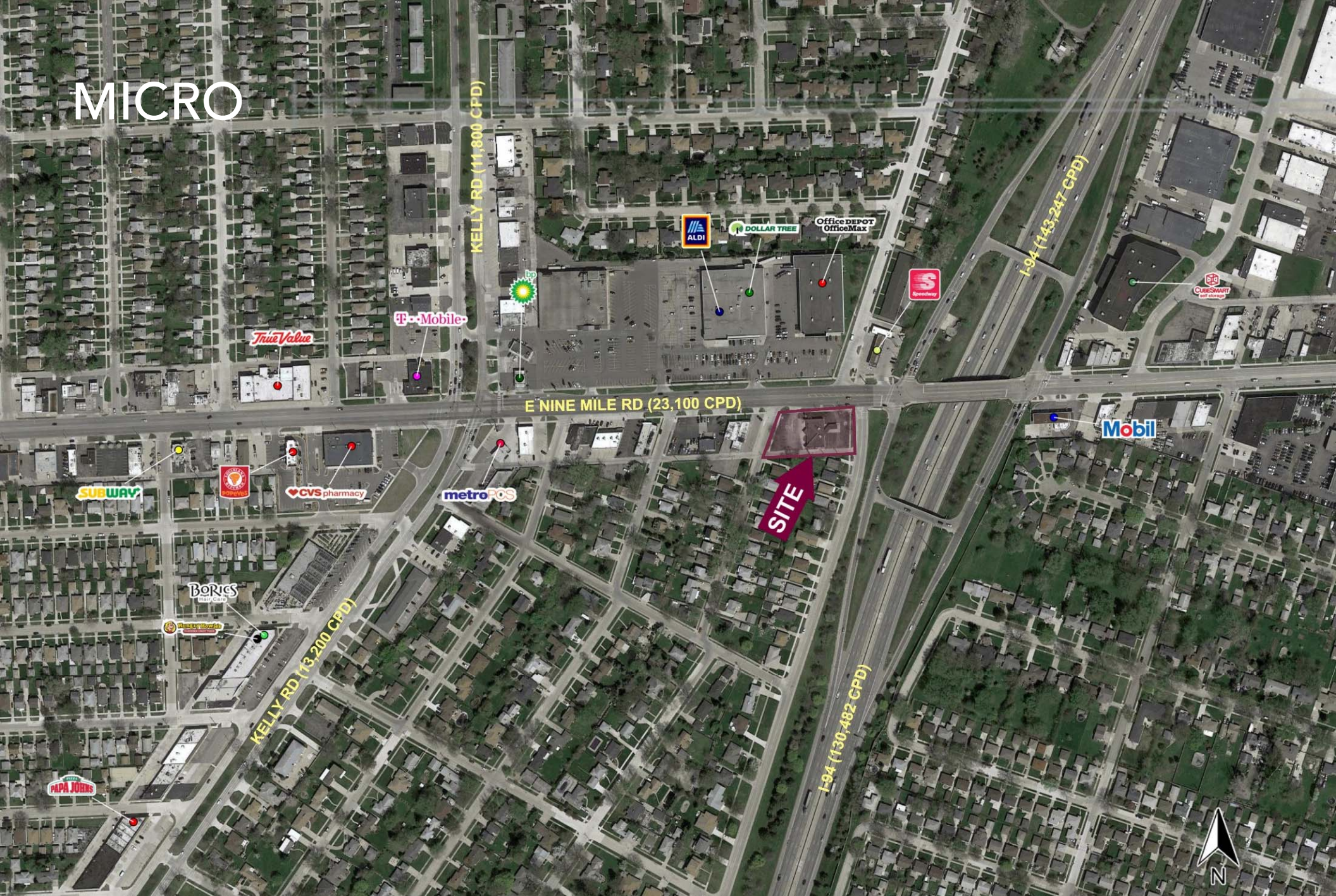
Location:	19000 E. 9 Mile Rd, Eastpointe, MI
Property Type:	Freestanding Building
Date Available:	Immediately
Price:	\$499,000
Property Taxes:	\$21,930
Building Size:	4,386 SF
Lot Size:	.56 acres
Zoning:	B-3 Retail
Traffic Count:	9 Mile Rd west of I-94 = 23,100 cpd I-94 south of 9 Mile Rd = 130,482 cpd
Contact:	Louis J. Ciotti lcriotti@landmarkcres.com John Kello jkello@landmarkcres.com (248) 488-2620

DESCRIPTION

Freestanding former bank branch that can be repurposed or redeveloped.



MICRO

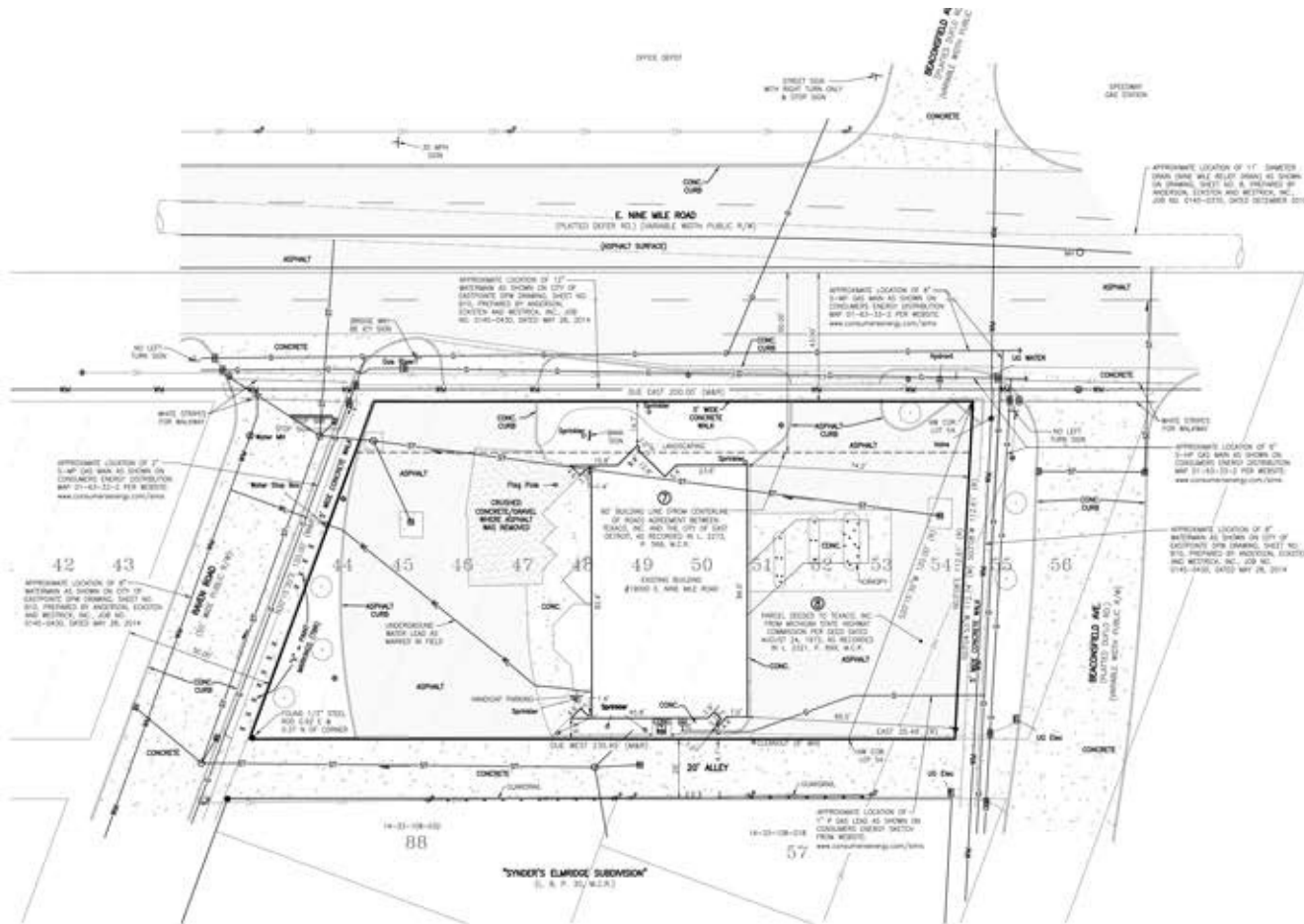


SURVEY



LEGEND

- STORM DRAINAGE FLOW
- POKER POLE
- SOFT WIRE
- TRANSFORMER PAD
- ELECTRICAL PANEL
- U.S. ELECTRIC MARKER
- ELECTRICAL METER
- AIR CONDITIONING UNIT
- LIGHT POLE
- HYDRANT
- GATE VALVE
- WATER MANHOLE
- MANHOLE
- STORM CATCH BASIN (RECTANG)
- STORM CATCH BASIN (SQUARE)
- GAS METER
- GAS RISER
- U.S. GAS MARKER
- WALKWAY
- SEWER
- OBSCURED TREE
- STEEL ROD SET
- STEEL ROD/TYPE FOUND
- HOARDING
- SAFETY SIGN
- WATER MAIN
- WATER LEAK
- STORM SEWER
- GAS MAIN
- ELECTRIC
- TELEPHONE
- OVERHEAD WIRE
- SURFICIAL
- CONCRETE
- CONCRETE
- STORM MANHOLE
- STORM MANHOLE
- CEMENTLINE
- LEAK
- PAVE
- M.C.R. MICHIGAN COUNTY RECORDS
- RECORD AND MEASUREMENT
- POINT OF BEGINNING
- TO BE REMOVED



SCHEDULE B - SECTION 8 EXCEPTIONS PER FIRST AMERICAN TITLE INSURANCE COMPANY, COMMITMENT NO. NCS-401470-311-ACTY, WITH AN EFFECTIVE DATE OF FEBRUARY 24, 2016 AT 8:00 AM.

6. Building and use restrictions and other terms, covenants and conditions, but excluding any easements, conditions or restrictions relating to a preference, limitation or discrimination based on race, color, religion, sex, handicap, familial status or national origin to the extent such covenants, conditions or restrictions relate to the subject property as defined in the instrument recorded in Liber 838, Page 518. (SUBJECT TO THE EXTENT OF ANY APPLICABLE STATE OR FEDERAL LAW.)
7. Agreement and the terms and conditions stated between Teacup, Inc., a Delaware Corporation, and the City of East Detroit, a Michigan Municipal Corporation, dated March 17, 1973, recorded in Liber 2173, Page 168, Wayne County Records. (SUBJECT TO THE EXTENT OF ANY APPLICABLE STATE OR FEDERAL LAW.)
8. Easements, covenants, and other restrictions to Synder's Enlarge Subdivision Plat, recorded in Liber 8, Page 20 of plat, Wayne County Records. (THESE ARE NOT COVENANTS, CONDITIONS OR RESTRICTIONS WHICH AFFECT THE SUBJECT PROPERTY.)

Contact Information:
 Eastpointe City Hall, 22300 Grand Ave., Eastpointe, MI 48021 588-440-3881
 City of Eastpointe Consulting Engineer, Stephen Pappalardo, Eastpointe and Westport, Inc. at 588-1728-1234 or spappal@eastpointe.com
 Consumers Energy Website: www.consumersenergy.com/ems

CERTIFIED TO:
 First American Title Insurance Company
 Christopher S. Torgue P.L. 847023





DEMOGRAPHICS

DESCRIPTION		1 MILE	3 MILE	5 MILE
POPULATION	2018 Estimated Population	17,687	151,973	317,122
	2023 Projected Population	18,289	153,209	324,601
	2010 Census Population	17,697	153,683	323,858
	2000 Census Population	18,149	161,625	369,800
	Projected Annual Growth 2018 to 2023	0.7%	0.2%	0.5%
	Historical Annual Growth 2000 to 2018	-0.1%	-0.3%	-0.8%
HOUSEHOLDS	2018 Estimated Households	7,406	63,022	127,966
	2023 Projected Households	7,781	64,640	133,044
	2010 Census Households	7,228	61,679	126,019
	2000 Census Households	7,573	65,322	139,803
	Projected Annual Growth 2018 to 2023	1.0%	0.5%	0.8%
	Historical Annual Growth 2000 to 2018	-0.1%	-0.2%	-0.5%
RACE	2018 Est. White	69.1%	67.5%	59.3%
	2018 Est. Black	26.0%	26.9%	35.1%
	2018 Est. Asian or Pacific Islander	1.7%	2.3%	2.4%
	2018 Est. American Indian or Alaska Native	0.2%	0.3%	0.3%
	2018 Est. Other Races	2.9%	3.0%	3.0%
INCOME	2018 Est. Average Household Income	\$71,442	\$70,329	\$68,560
	2018 Est. Median Household Income	\$54,748	\$56,681	\$53,814
	2018 Est. Per Capita Income	\$29,920	\$29,200	\$27,712
BUSINESS	2018 Est. Total Businesses	661	4,600	9,882
	2018 Est. Total Employees	5,407	36,961	103,019

