



# FOR SALE

## OFFICE BUILDING

15635 W 12 MILE RD, SOUTHFIELD, MI 48076

FOR  
SALE



**LANDMARK**  
COMMERCIAL ▲ REAL ESTATE ▲ SERVICES

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# FOR SALE

## PROPERTY DETAILS

<b>Location:</b>	15635 W 12 Mile Rd Southfield, MI 48076
<b>Property Type:</b>	Freestanding
<b>Date Available:</b>	Immediately
<b>Sales Price:</b>	\$599,000
<b>Property Taxes:</b>	\$12,000
<b>Building Size:</b>	8,000 SF
<b>Lot Size:</b>	.57 AC
<b>Zoning:</b>	OS
<b>Traffic Count:</b>	W 12 Mile Rd (18,300 CPD) Greenfield Rd (25,900 CPD)

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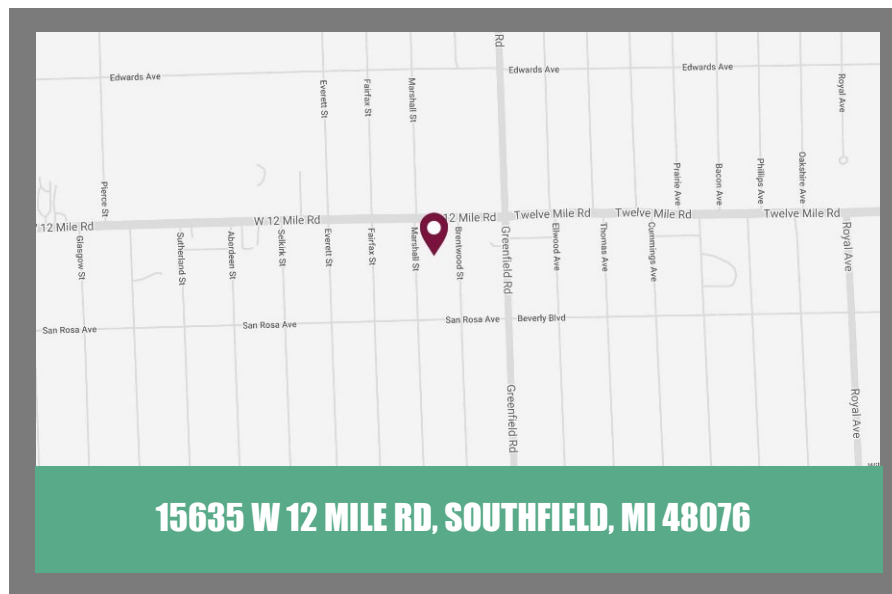
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## HIGHLIGHTS

- Freestanding office building for sale at Greenfield Rd & 12 Mile Rd
- Property includes additional lot to the east
- 25 parking spaces
- Close to major freeways
- Move-in ready offices for an owner/user





MICRO

W 12 MILE RD (18,300 CPD)

(26,200 CPD)

(15,000 CPD)

GREENFIELD RD (25,900 CPD)

SITE

Walgreens









# SITE PLAN



# PLAT





# PICTURES





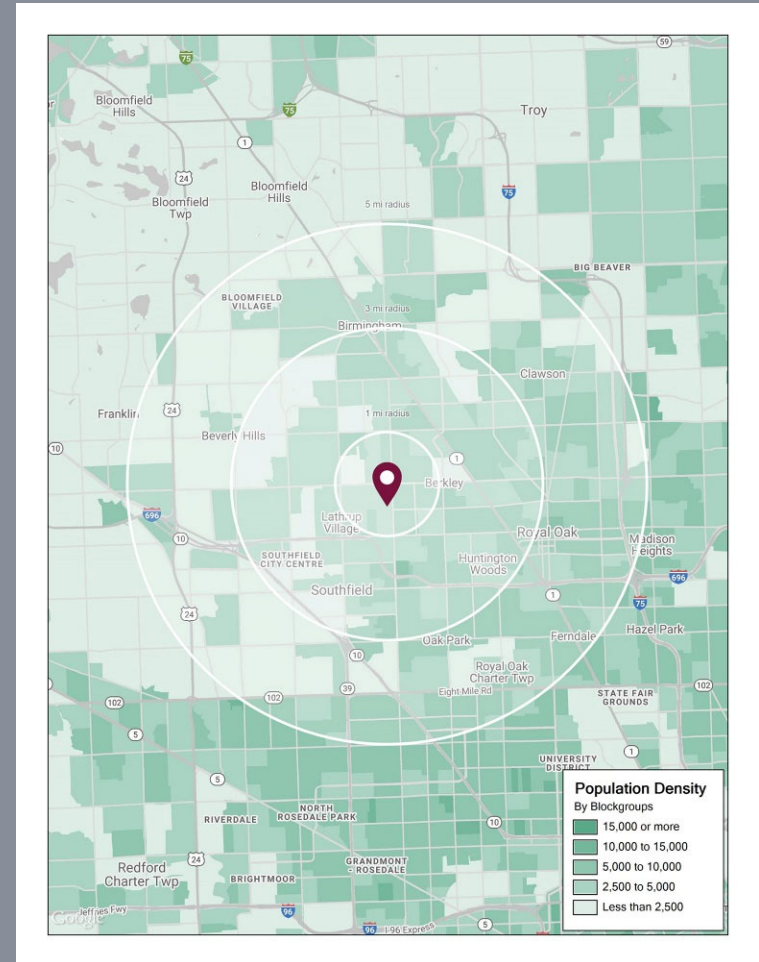
# PICTURES





# DEMOGRAPHICS

DESCRIPTION		1 MILE	3 MILE	5 MILE
POPULATION	2020 Estimated Population	16,412	124,478	301,737
	2025 Projected Population	16,648	125,079	303,109
	2010 Census Population	16,124	121,886	297,361
	2000 Census Population	17,893	127,787	316,683
	Projected Annual Growth 2020 to 2025	0.3%	-	-
	Historical Annual Growth 2000 to 2020	-0.4%	-0.1%	-0.2%
HOUSEHOLDS	2020 Estimated Households	6,967	55,611	135,716
	2025 Projected Households	7,193	56,913	138,889
	2010 Census Households	6,683	52,910	130,175
	2000 Census Households	7,184	54,744	135,617
	Projected Annual Growth 2020 to 2025	0.6%	0.5%	0.5%
	Historical Annual Growth 2000 to 2020	-0.2%	-	-
RACE	2020 Est. White	67.4%	63.4%	60.1%
	2020 Est. Black	25.8%	29.7%	31.3%
	2020 Est. Asian or Pacific Islander	3.7%	3.8%	5.3%
	2020 Est. American Indian or Alaska Native	0.2%	0.2%	0.2%
	2020 Est. Other Races	2.9%	2.9%	3.1%
INCOME	2020 Est. Average Household Income	\$89,705	\$109,611	\$108,521
	2020 Est. Median Household Income	\$79,512	\$88,265	\$85,289
	2020 Est. Per Capita Income	\$38,172	\$49,047	\$48,894
BUSINESS	2020 Est. Total Businesses	1,035	7,834	20,503
	2020 Est. Total Employees	6,321	80,843	243,798



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