



FOR LEASE

CHESTERFIELD SQUARE

51305-51313 GRATIOT AVE, CHESTERFIELD TWP, MI 48051

**FOR
LEASE**



**AVAILABLE
1,200 SF**

**AVAILABLE
1,400 SF**

RESTAURANT SPACE AVAILABLE

LANDMARK
COMMERCIAL ▲ REAL ESTATE ▲ SERVICES

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PROPERTY DETAILS

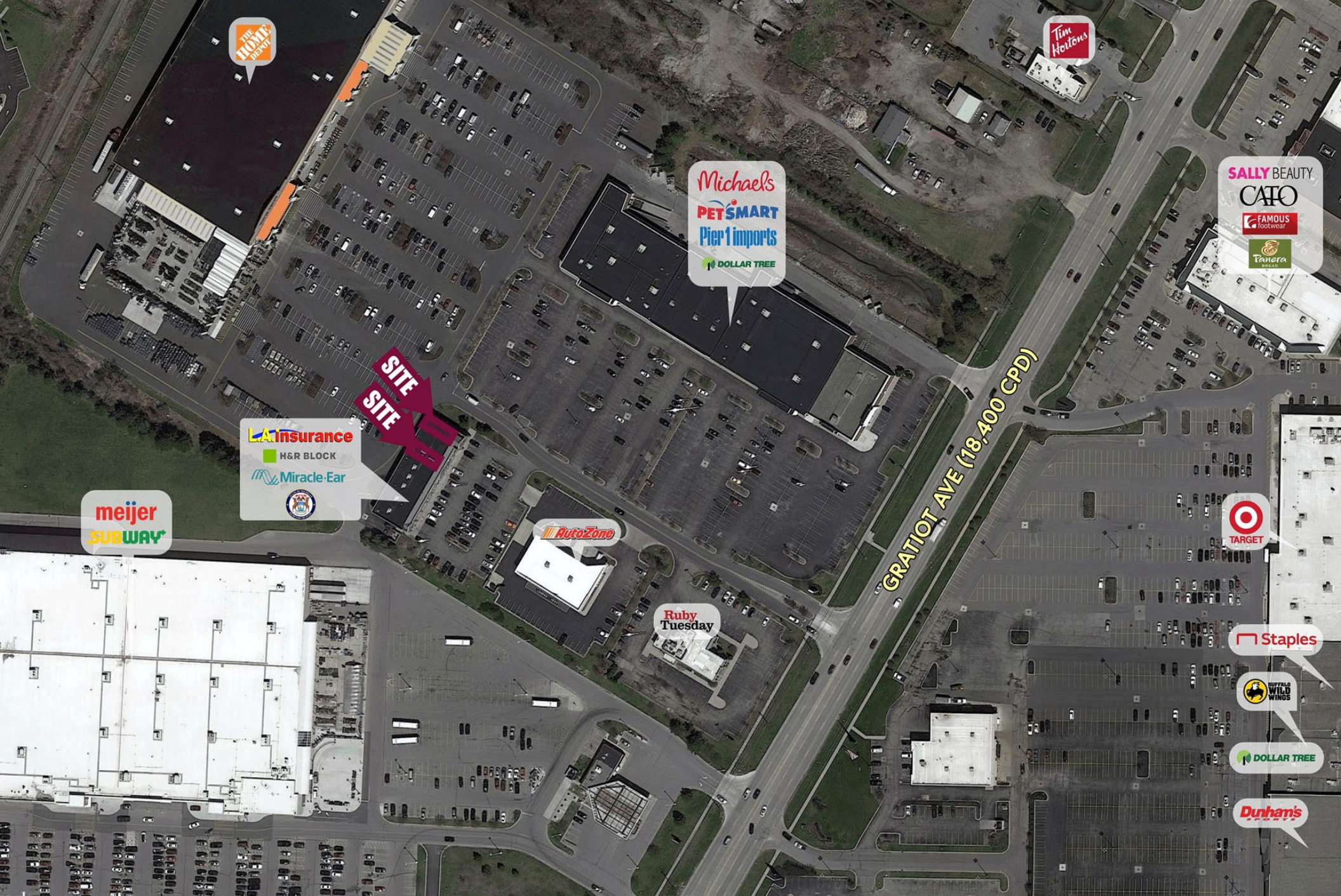
Location:	51305-51313 Gratiot Ave Chesterfield, MI 48051
Property Type:	Shopping Center
Date Available:	Immediately
Rent:	\$22.00/SF NNN
NNN Expense:	\$4.00/SF
Building Size:	8,679 SF
Available Space:	1,200 - 1,400 SF
Zoning:	C-2
Traffic Count:	Gratiot Ave: 18,400 CPD 23 Mile Rd: 19,400 CPD
Contact:	Anthony J. Vitale avitale@landmarkcres.com Louis J. Ciotti lcotti@landmarkcres.com (248) 488-2620

ANCHOR



DESCRIPTION

Chesterfield Square features an excellent opportunity to locate at the vibrant intersection of Gratiot Avenue and 23 Mile Road. This well-established community center is situated in a densely populated sub-regional market in the heart of one of Macomb County's major retail corridors which boasts traffic counts in excess of 100,000 cars-per-day. Chesterfield Square is located in the immediate area of other retailers such as Target, Meijer, Kohl's and many more.



MACRO

LA Insurance
H&R BLOCK
Miracle-Ear

SITE

meijer

23 MILE RD (19,400 CPD)

GRATIOT AVE (18,400 CPD)

(37,800 CPD)

I-94 (59,339 CPD)

23 MILE RD (42,600 CPD)

I-94 (79,600 CPD)

(32,308 CPD)

Michaels
PET SMART
Pier 1 imports
DOLLAR TREE

CATFO
SALLY BEAUTY
Payless

Target
Starbucks
HARBOR FREIGHT TOOLS
Staples
Dunham's
GNC
CVS pharmacy
DOLLAR TREE

QDOBA
meijer
AutoZone
noodles
Ruby Tuesday
Citizens Bank
Jersey Mike's
Tropical CAFE
Applebees
Wilgreens

Little Caesars
ANYTIME FITNESS

CHASE
PET SUPPLIES PLUS
O'Reilly
PLAY IT AGAIN SPORTS

verizon
ATHLETICO
Svs VISION
Olzgas
PureSleep
Beaumont Urgent Care
Huntington

BURGER KING
White Castle
Arbys
Starbucks
PNC
DUNKIN'
McDonald's
U-HAUL
LOWE'S
petco
BIG LOTS
Hobby Lobby
Great Clips
JOANN

DISCOUNT TIRE
TACO BELL

KOHL'S
COLD STONE
RITE AID
NAPA

dressbarn
TJ-maxx
BED BATH & BEYOND
JCPenney
ULTA
OLD NAVY
Party City
fIVE BEL'W
SEPHORA
claire's
Bath&BodyWorks
Justice
DSW
DESIGNER SHOE WAREHOUSE



SITE PLAN



DEMOGRAPHICS

DESCRIPTION		1 MILE	3 MILE	5 MILE
POPULATION	2020 Estimated Population	5,611	45,869	104,804
	2025 Projected Population	5,680	46,236	106,016
	2010 Census Population	4,719	39,146	91,803
	2000 Census Population	3,788	33,231	67,624
	Projected Annual Growth 2020 to 2025	0.2%	0.2%	0.2%
	Historical Annual Growth 2000 to 2020	2.4%	1.9%	2.7%
HOUSEHOLDS	2020 Estimated Households	2,239	17,601	38,740
	2025 Projected Households	2,276	17,881	39,486
	2010 Census Households	1,807	14,521	32,618
	2000 Census Households	1,342	11,743	24,122
	Projected Annual Growth 2020 to 2025	0.3%	0.3%	0.4%
	Historical Annual Growth 2000 to 2020	3.3%	2.5%	3.0%
RACE	2020 Est. White	82.0%	84.4%	83.0%
	2020 Est. Black	10.7%	9.5%	10.3%
	2020 Est. Asian or Pacific Islander	2.1%	2.4%	3.0%
	2020 Est. American Indian or Alaska Native	0.3%	0.4%	0.4%
	2020 Est. Other Races	4.9%	3.3%	3.4%
INCOME	2020 Est. Average Household Income	\$67,990	\$90,884	\$97,113
	2020 Est. Median Household Income	\$58,257	\$77,511	\$82,263
	2020 Est. Per Capita Income	\$27,133	\$34,890	\$36,015
BUSINESS	2020 Est. Total Businesses	375	1,176	2,748
	2020 Est. Total Employees	5,505	14,007	30,459

