

ICONIC
REAL ESTATE

FOR SALE/LEASE

8,330 SQUARE FEET



FULLY RENOVATED
MULTI-TENANT
FLEX BUILDING

CONTACT

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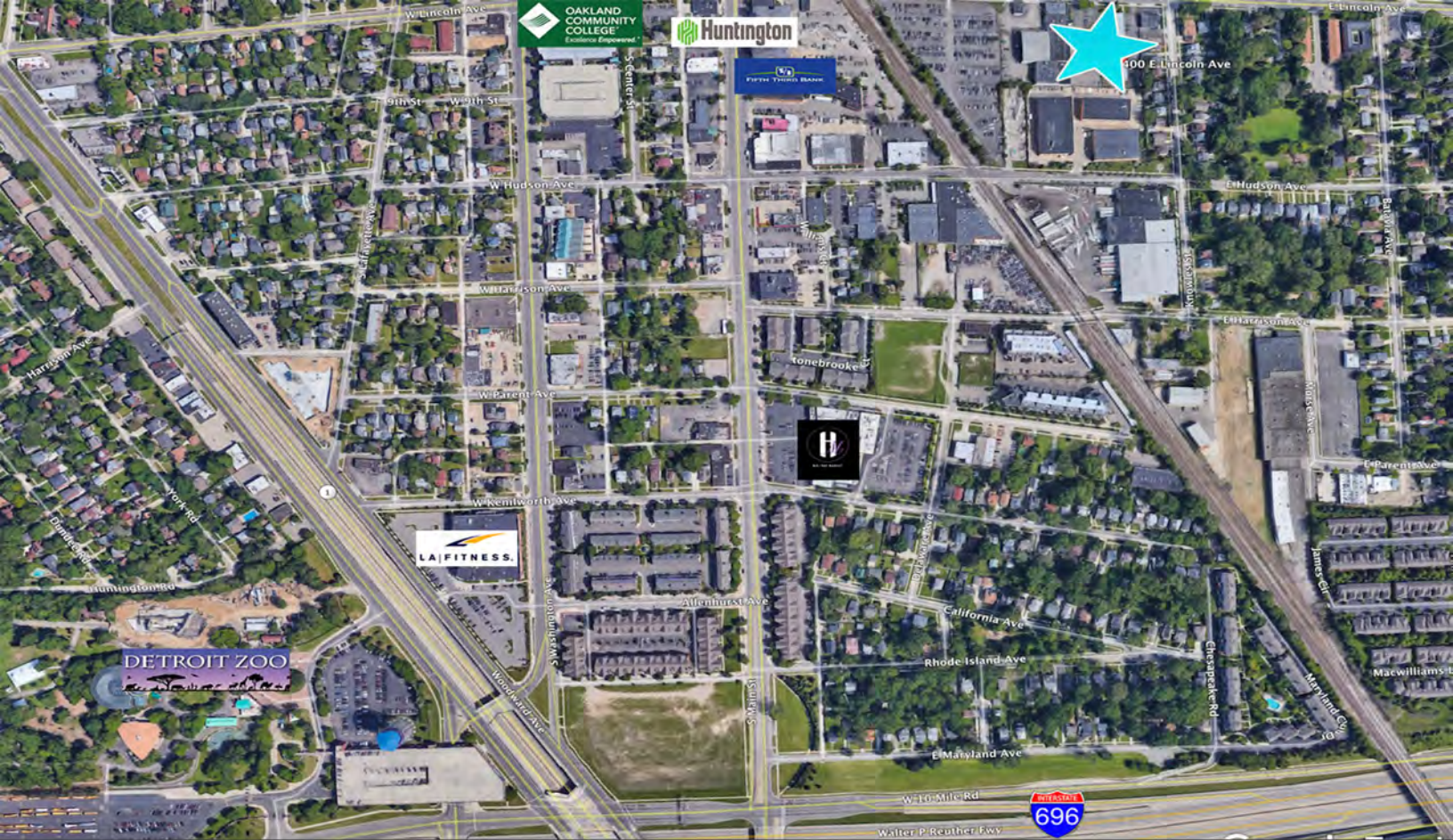
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400 E. LINCOLN AVE.
ROYAL OAK, MI 48067

PROPERTY FEATURES

- 8,330 SF of multi-tenant flex building in the heart of Royal Oak
- Ideal for owner occupant
- Fully renovated exterior/interior in 2019 which includes new roof and new store front and parking lot
- New overhead doors in each unit
- 5 units available - 1,388 SF each
- Dedicated parking lot
- Minutes from I-696 and I-75
- Asking Rate: \$20.00/SF NNN
- Asking Price: \$1,650,000.00





DEMOGRAPHICS

DISTANCE	POPULATION	AVERAGE AGE	TOTAL HOUSEHOLDS	HH INCOME
1 MILE	17,032	39.50	8,436	\$90,457
3 MILE	144,547	39.40	64,014	\$68,321

DAILY TRAFFIC COUNTS

ROADS

E. LINCOLN AVE/IRVING AVE

S. MAIN ST/E. 6TH ST SOUTH

DAILY TRAFFIC

6,613

22,409