

**ICONIC**  
REAL ESTATE

# FOR LEASE

**2,800 SQUARE FEET  
ENDCAP UNIT**



## RETAIL SPACE

CONTACT

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BALDWIN CROSSING  
1011-1083 S. BALDWIN ROAD  
LAKE ORION, MI 48360

## PROPERTY FEATURES

- Join Jet's Pizza & Ignite Tavern
- 2,800 SF Endcap Unit
- Lease Rate: \$22.00/SF NNN
- SE Corner of Baldwin Rd & Clarkston Rd
- Signage Available
- Under New Ownership and Management
- Contact Broker for more information



# BALDWIN CROSSING INTERIOR PHOTOS





## DEMOGRAPHICS

DISTANCE	POPULATION	AVERAGE AGE	TOTAL HOUSEHOLDS	HH INCOME
3 MILE	25,126	39.40	8,875	\$103,450
5 MILE	79,397	38.90	29,005	\$87,583

## DAILY TRAFFIC COUNTS

### ROADS

### DAILY TRAFFIC

S. BALDWIN RD/CLARKSTON RD	13,257
S. BALDWIN RD/YOSEMITE DR	12,309