

JOLLY OAK CONVENIENCE CENTER

3520 OKEMOS RD. OKEMOS, MI 48864



FOR SALE
12,990
SQUARE FEET



PROPERTY FEATURES:

- Signalized Corner Location at Okemos Rd. & Jolly Oak Rd., with traffic counts of up to 27,808 vehicles per day
- Prime Location with immediate proximity to I-96 and minutes from Michigan State University
- Fully Renovated in 2025 multi-tenant retail center with 100% occupancy
- Strong Tenant Mix featuring national and regional tenants including Wingstop, Biggby Coffee, Subway, Sport Clips, and Jars Cannabis
- Affluent Trade Area with an average household income of \$143,152 within 1 mile
- Ample On-Site Parking
- NOI: \$349,358.65
- Asking Price: Contact Broker



THE PROPERTIES THAT
DEFINE YOUR BUSINESS,
ARE OUR BUSINESS.

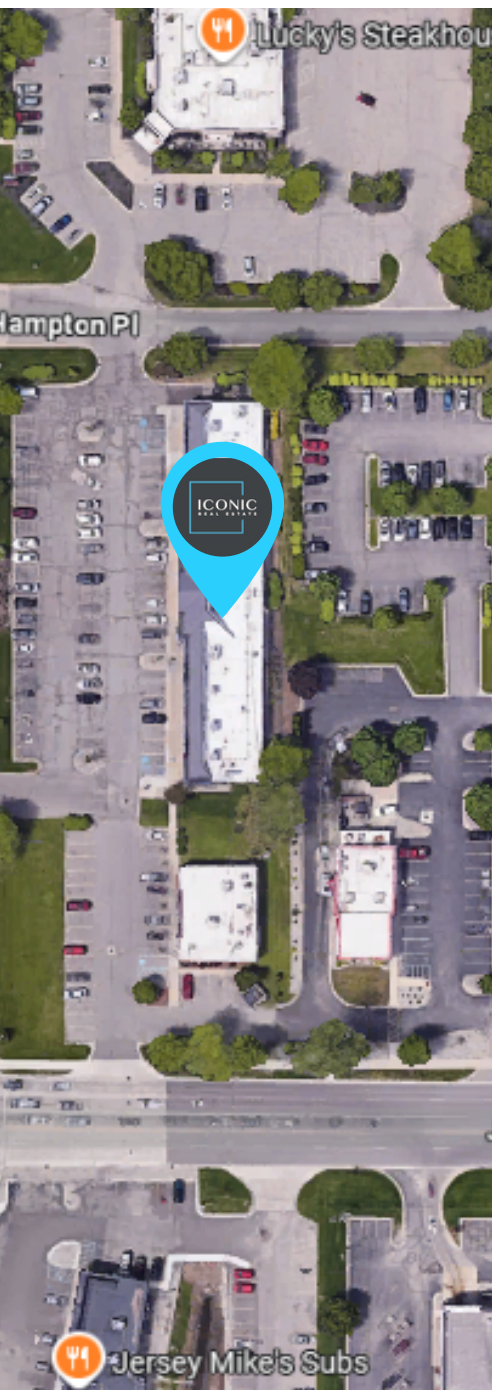
DEMOGRAPHICS

DISTANCE	1 MILE	3 MILE
POPULATION	5,697	22,229
AVERAGE AGE	37.50	38.40
HOUSEHOLDS	2,197	8,834
HH INCOME	\$143,152	\$135,646

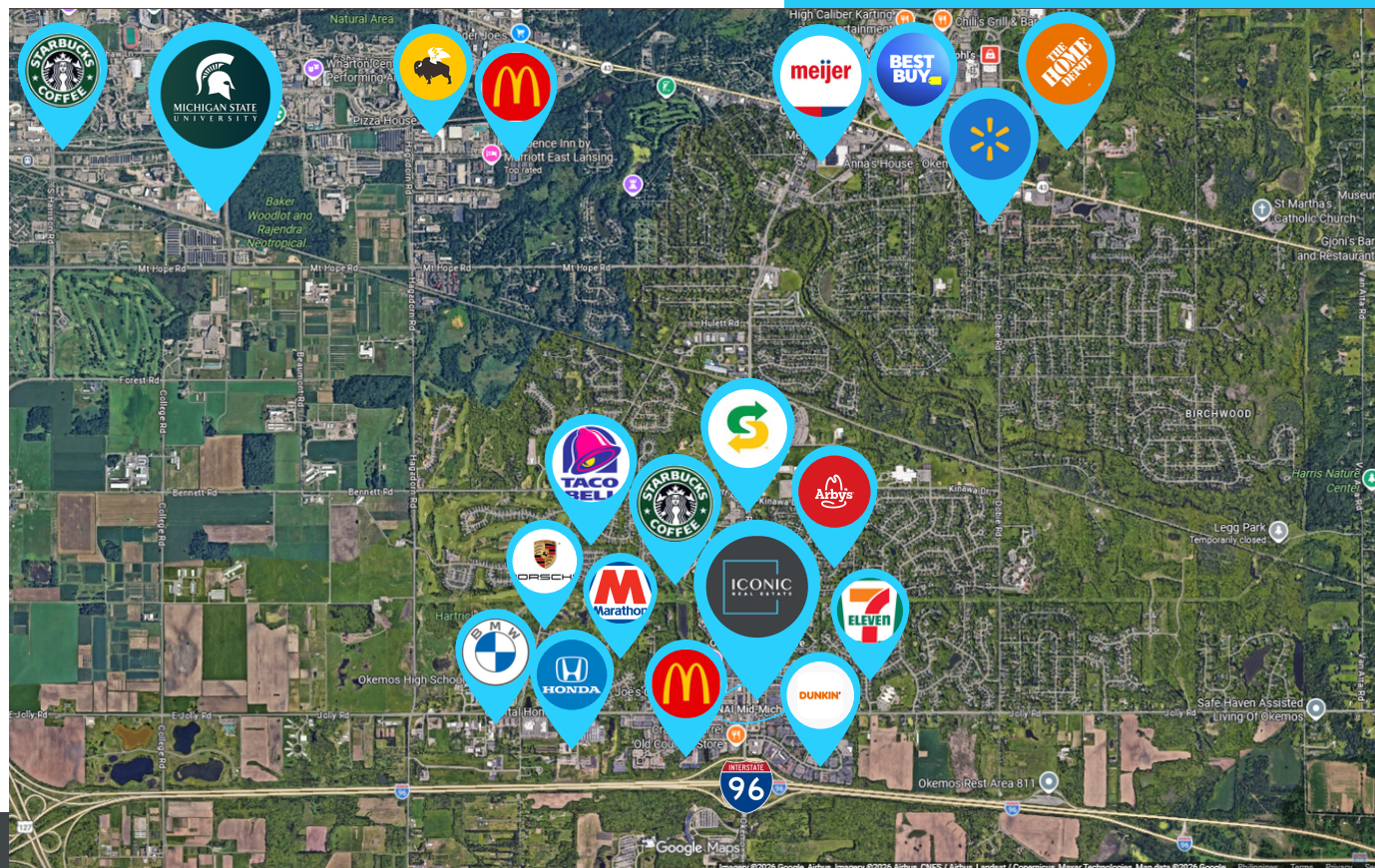
TRAFFIC COUNTS

OKEMOS RD / JOLLY OAK RD	20,791
OKEMOS RD / JOLLY OAK RD NW	27,808





313-603-**ICON** (4266)



Contact Us

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WHY **ICONIC?**

Detroit is our home, and we know how to find the right space for your business to thrive. With **ICONIC**, you get local expertise and a perfect fit for your brand. Let us turn your vision into reality—because the right location makes all the difference.