

# VACANT RETAIL SPACE

29227-29245 6 MILE RD.  
LIVONIA, MI 48152



**FOR LEASE**

**1,450  
SQUARE FEET**



## PROPERTY FEATURES:

- Rare corner endcap availability of 1,450 SF
- Former T-Mobile space with built-in retail identity
- Prime southeast corner of Middlebelt & 6 Mile Rd.
- Direct frontage and exposure to Middlebelt Rd.
- Signalized, hard-corner intersection with strong drive-by visibility
- Combined traffic counts exceeding 46,000 VPD across 6 Mile/Middlebelt Rd.
- Dense, established residential trade area — 9,136 population within 1 mile, 89,488 within 3 miles
- Strong household incomes — \$114,666 average within 1 mile
- Pylon tenant signage available for maximum visibility
- Strong national co-tenancy nearby: Menards, Aldi, Walgreens, Home Depot, Costco, Tim Hortons
- Asking rate: Contact broker



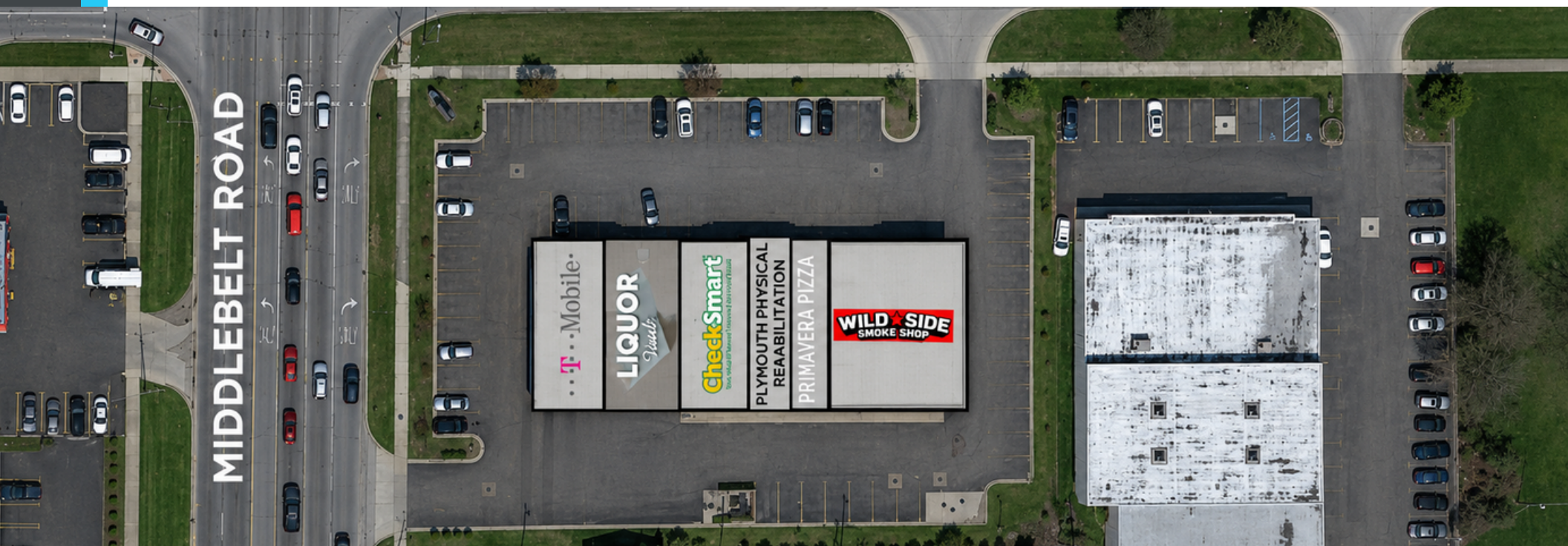
THE PROPERTIES THAT  
DEFINE YOUR BUSINESS,  
ARE OUR BUSINESS.

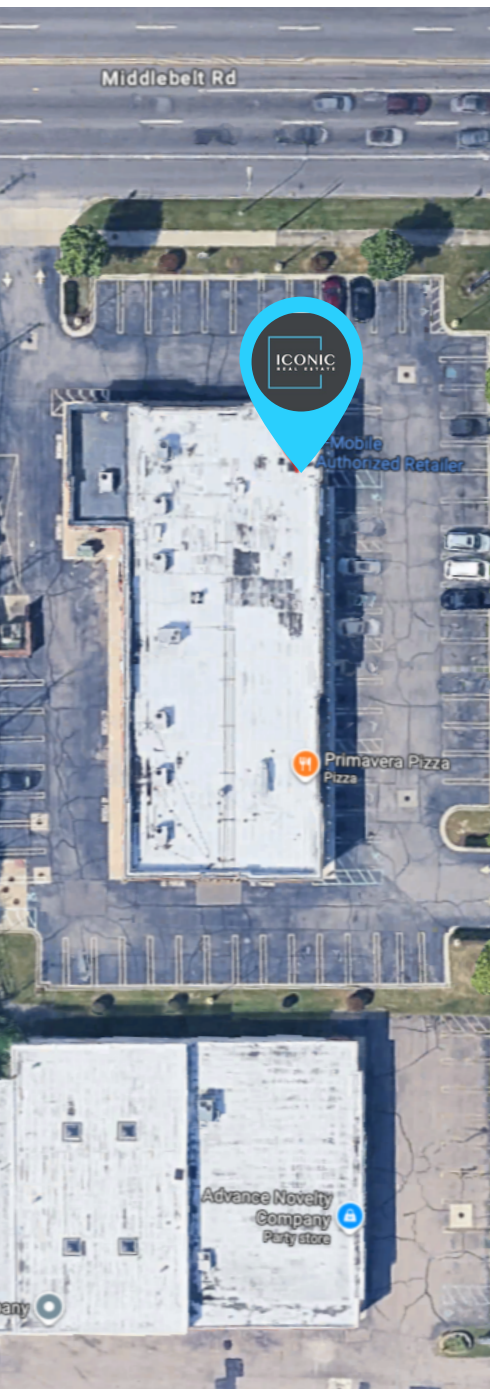
## DEMOGRAPHICS

|             |           |          |
|-------------|-----------|----------|
| DISTANCE    | 1 MILE    | 3 MILE   |
| POPULATION  | 7,673     | 83,150   |
| AVERAGE AGE | 43.40     | 42.20    |
| HOUSEHOLDS  | 3,065     | 34,009   |
| HH INCOME   | \$114,666 | \$97,672 |

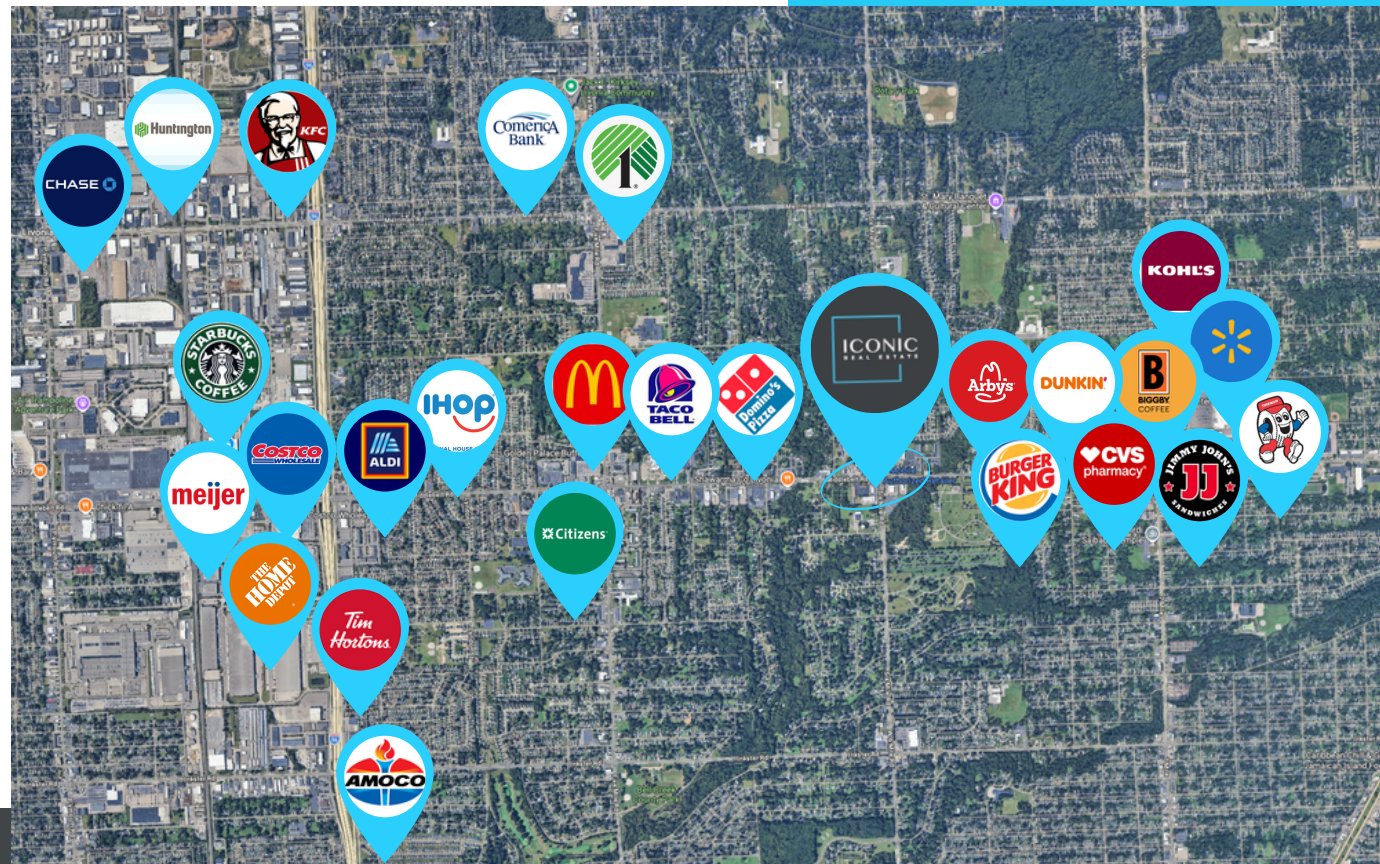
## TRAFFIC COUNTS

|                                  |        |
|----------------------------------|--------|
| 6 MILE/<br>MIDDLEBELT RD S       | 24,126 |
| MIDDLEBELT/<br>MIDDLEBELT ROAD N | 24,760 |





313-603-ICON (4266)



## Contact Us

-  Broker  
Jacob Sworski
-  Email  
[jacob@ICONICdet.com](mailto:jacob@ICONICdet.com)
-  Website  
[www.iconicrealestate.com](http://www.iconicrealestate.com)
-  Address  
300 E. Long Lake Road, Ste.  
280  
Bloomfield Hills, MI 48304

## 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.