

FOR SALE

THREE SEPARATE PARCELS
204 - 228 WEST ADAMS AVENUE
DETROIT, MICHIGAN 48226



EXCLUSIVE
— REALTY —



PROPERTY FEATURES:

- Sale Price: \$3,660,000
- 13,330 sq. ft.
- Three parking lots, can be divided
- 80 parking spaces
- Located in Central Business District
- Great development opportunity area
- High walk area
- Close to transit



FOR MORE INFO CONTACT: TERRY EDMONDSON

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WWW.EXCLUSIVE-REALTY.COM

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Any party contemplating or under contract or in escrow for a transaction is urged to verify all information and to conduct their own inspections and investigations including through appropriate third- party independent professionals selected by such party.

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Legal questions should be discussed by the party with an attorney. Tax questions should be discussed by the party with a certified public accountant or tax attorney. Title questions should be discussed by the party with a title officer or attorney. Questions regarding the condition of the property and whether the property complies with applicable governmental requirements should be discussed by the party with appropriate engineers, architects, contractors, other consultants and governmental agencies. All properties and services are marketed by ER in compliance with all applicable fair housing and equal opportunity laws.

FOR MORE INFORMATION CONTACT:

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TRAFFIC COUNTS	
INTERSECTION	CARS PER DAY
Cass Ave & W Elizabeth	5,130
Cass Ave & W Adams	1,657
W Adams & Clifford	1,383

	DEMOGRAPHICS		
	1 MILE	3 MILES	5 MILES
Total Households	7,101	37,019	92,988
Total Population	11,466	76,121	232,895
Median Home Value	\$192,380	\$107,093	\$71,123

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