FOR LEASE

CMP

25239 – 25293 Telegraph Road | **Southfield, MI**

TEL-EX PLAZA

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PROPERTY **OVERVIEW**

PROPERTY INFORMATION

Property Address	25239 – 25293 Telegraph Road
City/Township	Southfield
Shopping Center Size	70,000 SF
Space Available	7,326 SF
Minimum Available	1,760 SF
Maximum Available	3,300 SF
Asking Rental Rate	$20.00 PSF
Estimated NNN's	$5.00 PSF
Parking	800 Spaces

DEMOGRAPHICS *(5-MILE RADIUS)*

1,045,722
PEOPLE

$102,011
AVG. HOUSEHOLD INCOME

437,150
HOUSEHOLDS

$13 B
OF CONSUMER SPENDING

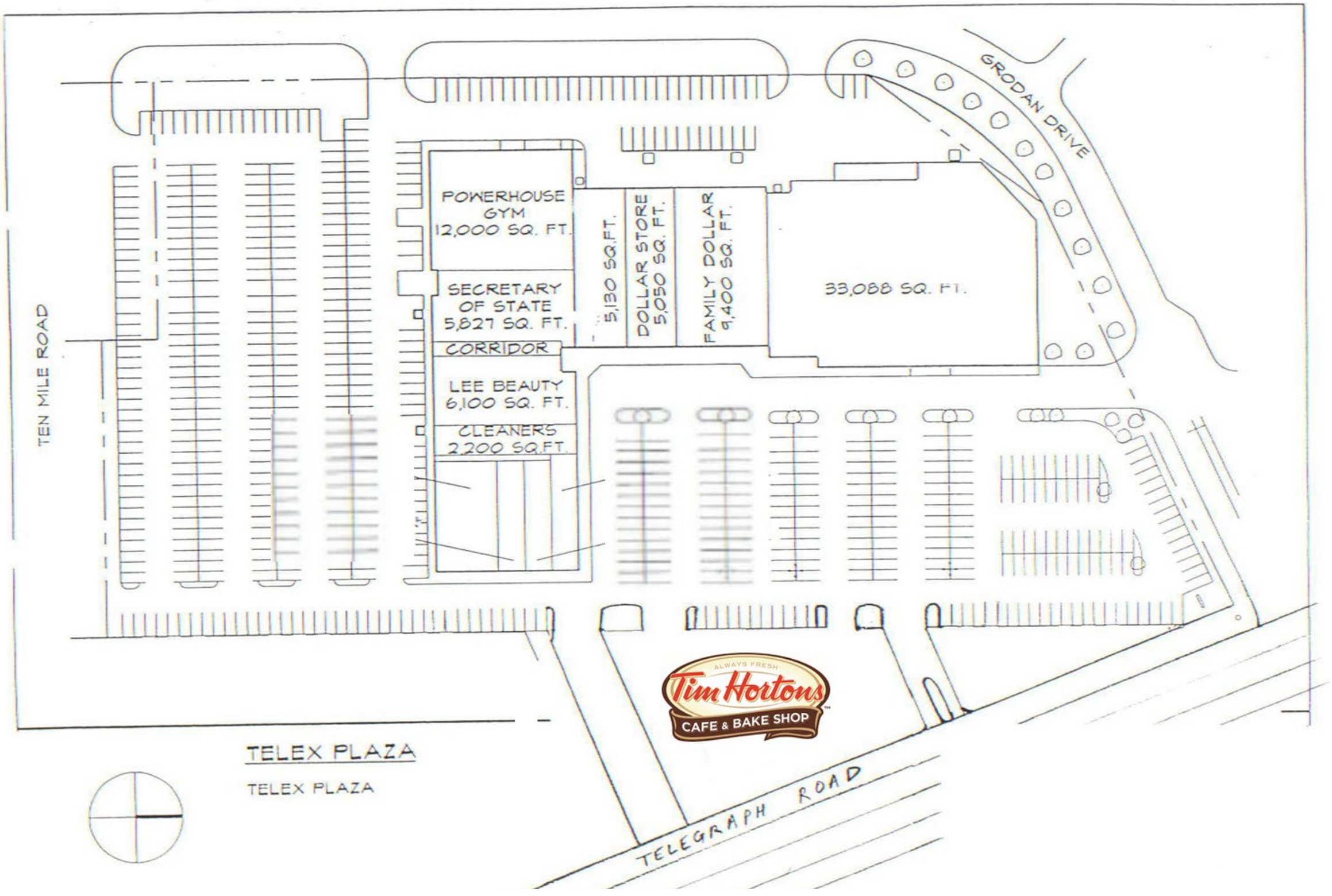
PROPERTY HIGHLIGHTS

- Join Powerhouse Gym, Secretary of State and Family dollar in this Grocery anchored shopping center.
- Tel-Ex Plaza is located on the heavily traveled Telegraph Road, on the NWQ of Telegraph and Ten Mile Roads.
- Shopping center offers a great tenant mix for service retailers and restaurants to take advantage of.
- Site is easily accessible with multiple access points from both Telegraph and Ten Mile Roads.
- Vacant unit available on the end-cap, landlord can demise.

JOIN

AREA TENANTS

SITE PLAN


GRODAN DRIVE
TEN MILE ROAD
POWERHOUSE GYM 12,000 SQ. FT.
SECRETARY OF STATE 5,827 SQ. FT.
CORRIDOR
LEE BEAUTY 6,100 SQ. FT.
CLEANERS 2,200 SQ.FT.
5,130 SQ.FT.
DOLLAR STORE 5,050 SQ. FT.
FAMILY DOLLAR 9,400 SQ. FT.
33,088 SQ. FT.
ALWAYS FRESH
Tim Hortons
CAFE & BAKE SHOP
TELEX PLAZA
TELEX PLAZA
TELEGRAPH ROAD

PHOTOS

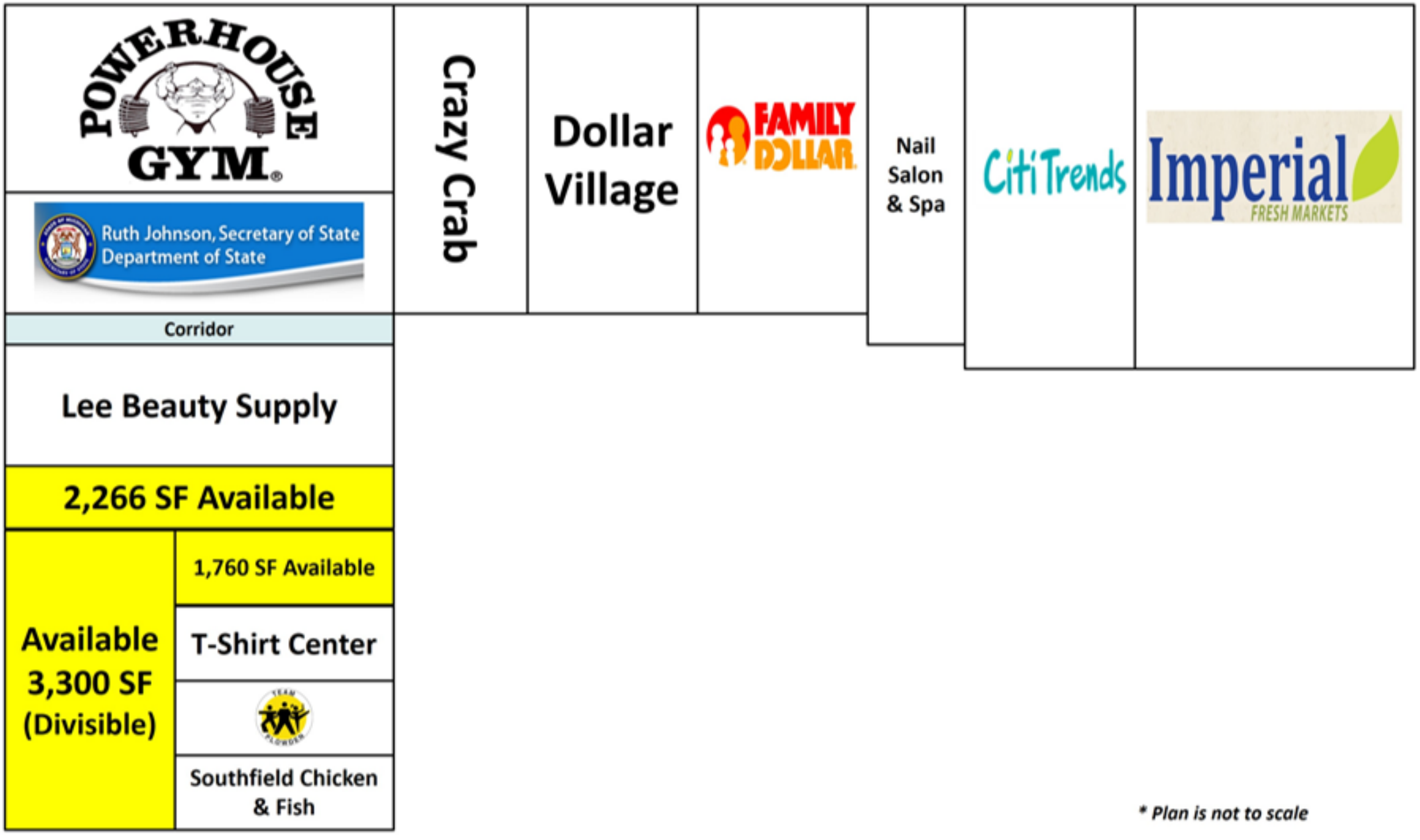
T-SHIRT
JIMMY JOHN'S
LEE BEAUTY SUPPLY

FAMILY DOLLAR
NAILS
BAR & SPA

IMPERIAL
YOUR NEIGHBORHOOD MARKET
MEATS
PRODUCE
Citi Trends
NAILS

LEE BEAUTY SUPPLY
CRAZY CRAB
DOLLAR VILLAGE

FLOOR PLAN



** Plan is not to scale*

AERIAL

AutoZone
Tim Hortons
Shield's
KFC
HAPPY'S PIZZA
RIBS • CHICKEN • SEAFOOD
Tubby's
Steak N' Cheese
1968
COMERICA
Pizza Hut
NO ONE OUTPIZZAS THE HUT
DUNKIN' DONUTS
MIDAS
L.A. insurance
Little Caesars
POWERHOUSE GYM
FAMILY DOLLAR
Telegraph Road
W 10 Mile Road
N

DEMOGRAPHICS

POPULATION	1 MILES	3 MILES	5 MILES
2020 Population	26,463	248,793	1,049,515
2024 Population	26,194	245,391	1,045,722
2029 Population Projection	26,592	247,434	1,054,870
Annual Growth 2020-2024	-0.3%	-0.3%	-0.1%
Annual Growth 2024-2029	0.3%	0.2%	0.2%

HOUSEHOLDS			
2020 Households	13,098	105,551	438,084
2024 Households	12,955	104,179	437,150
2029 Household Projection	13,156	105,133	441,421
Annual Growth 2020-2024	-0.4%	0.2%	0.4%
Annual Growth 2024-2029	0.3%	0.2%	0.2%
Avg Household Size	1.90	2.30	2.30
Avg Household Vehicles	1.00	2.00	2.00

HOUSEHOLD INCOME			
Avg Household Income	$79,265	$91,481	$102,011
Median Household Income	$58,034	$65,938	$73,611

HOUSING DETAILS	1 MILES	3 MILES	5 MILES
Median Home Value	$241,952	$225,680	$257,500
Median Year Built	1972	1961	1959
Owner Occupied Households	4,930	61,939	281,255
Renter Occupied Households	8,225	43,194	160,167

HOUSING COMPOSITION			
1-Person Households	6,117	37,536	148,927
2-Person Households	3,822	32,070	136,642
3-Person Households	1,564	15,673	66,055
4-Person Households	944	11,086	50,800
5-Person Households	337	4,868	22,004
6-Person Households	111	1,809	8,278
7-Person Households	60	1,139	4,443

EMPLOYMENT			
Civilian Employed	12,695	117,003	506,240
Civilian Unemployed	662	6,839	29,439
Civilian Non-Labor Force	8,801	77,322	317,699

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