

EST. **TD** 1978
THOMAS DUKE
COMMERCIAL REAL ESTATE

51391 WILLIS ROAD

51391 Willis Rd, Belleville, MI 48111



FOR SALE

248.476.3700

EXCLUSIVELY LISTED BY:

STEVE VALLI

Partner

svalli@thomasduke.com

OFFERING SUMMARY: 51391 Willis Rd | Belleville, MI 48111



PROPERTY OVERVIEW

0.42 acre corner lot with 2,646 SF commercial building in Belleville, Michigan

OFFERING SUMMARY

Sale Price: \$445,000
Building Size: 2,646 SF
Zoning: Residential & Commercial

PROPERTY HIGHLIGHTS

- Redevelopment opportunity
- Adjacent single family home also available for sale - 9045 Rawsonville Rd
- 0.42 acre corner lot
- The property includes a 1,608 SF (+ 892 SF second floor) retail/commercial building

BUILDING/PROPERTY INFORMATION: 51391 Willis Rd | Belleville, MI 48111

BUILDING INFORMATION

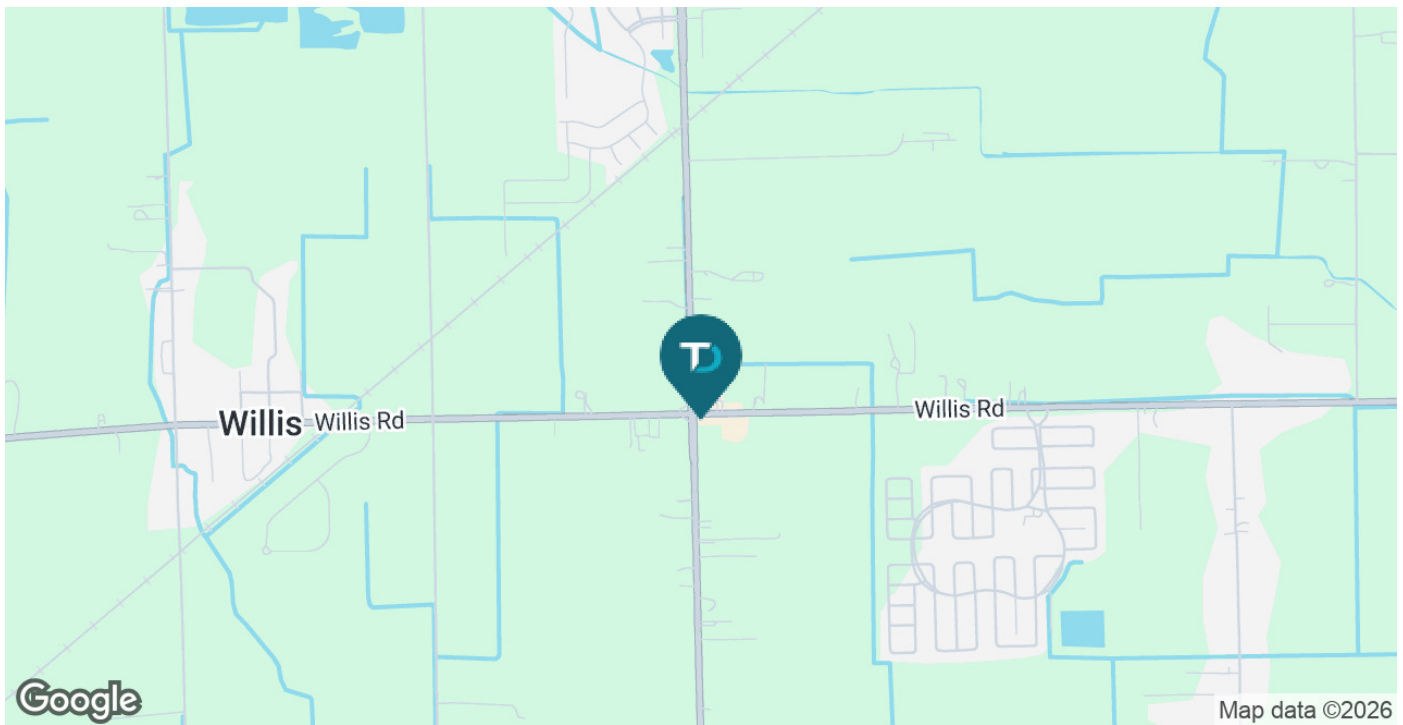
Sale Price: \$445,000
Building Size: 2,646 SF
Utilities: At Site
Frontage: 252' on Rawsonville Rd

PROPERTY INFORMATION

Lot Size: 0.42 Acres
Property Type: Retail
Property Subtype: Free Standing Building
Zoning: Residential & Commercial
Traffic Count: Rawsonville Rd - 8,191 vpd
Willis Rd - 3,844 vpd
Legal Description: Available Upon Request
APN: 81-026-99-0016-000

LOCATION INFORMATION

Located South of I-94 at the southeast corner of Rawsonville & Willis Road in Belleville, Michigan



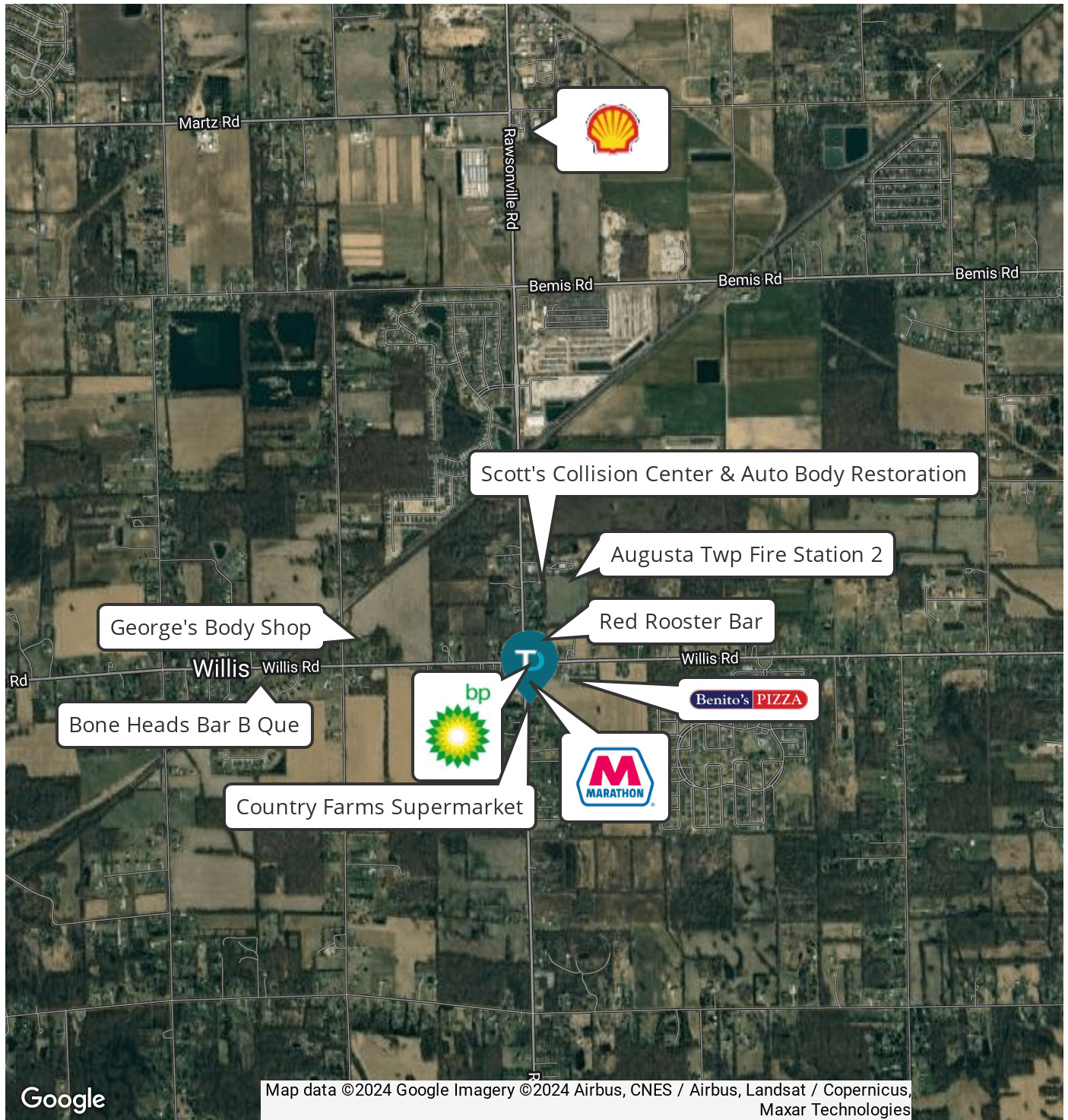
ADDITIONAL PHOTOS: 51391 Willis Rd | Belleville, MI 48111



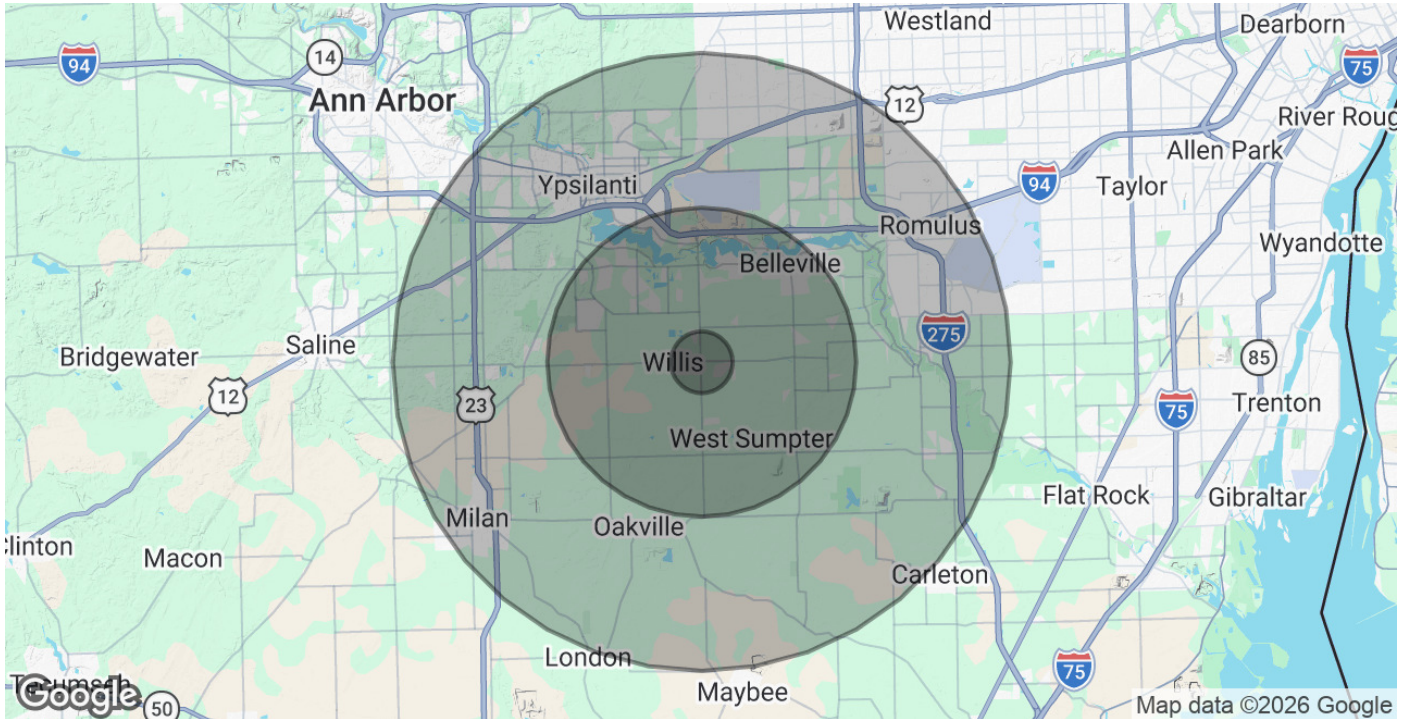
AERIAL MAP: 51391 Willis Rd | Belleville, MI 48111



RETAILER MAP: 51391 Willis Rd | Belleville, MI 48111



DEMOGRAPHICS MAP & REPORT: 51391 Willis Rd | Belleville, MI 48111



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	979	48,404	214,706
Average Age	39.7	36.0	35.0
Average Age (Male)	39.2	36.1	34.3
Average Age (Female)	40.7	36.7	35.6

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	346	18,850	83,129
# of Persons per HH	2.8	2.6	2.6
Average HH Income	\$66,710	\$69,035	\$66,496
Average House Value		\$170,228	\$185,506

2020 American Community Survey (ACS)