

9645 SHOEMAKER ST

9645 Shoemaker St, Detroit, MI 48213



FOR SALE

248.476.3700

EXCLUSIVELY LISTED BY:

ANDREW BATTERSBY

Senior Associate

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OFFERING SUMMARY: 9645 Shoemaker St | Detroit, MI 48213



PROPERTY OVERVIEW

Vacant 30 unit apartment building for sale on Detroit's east side.

OFFERING SUMMARY

Sale Price:	\$599,000
Building Size:	35,000 SF
Number of Units:	30
Price / UN:	\$19,966.67
Year Built:	1928
Zoning:	R2

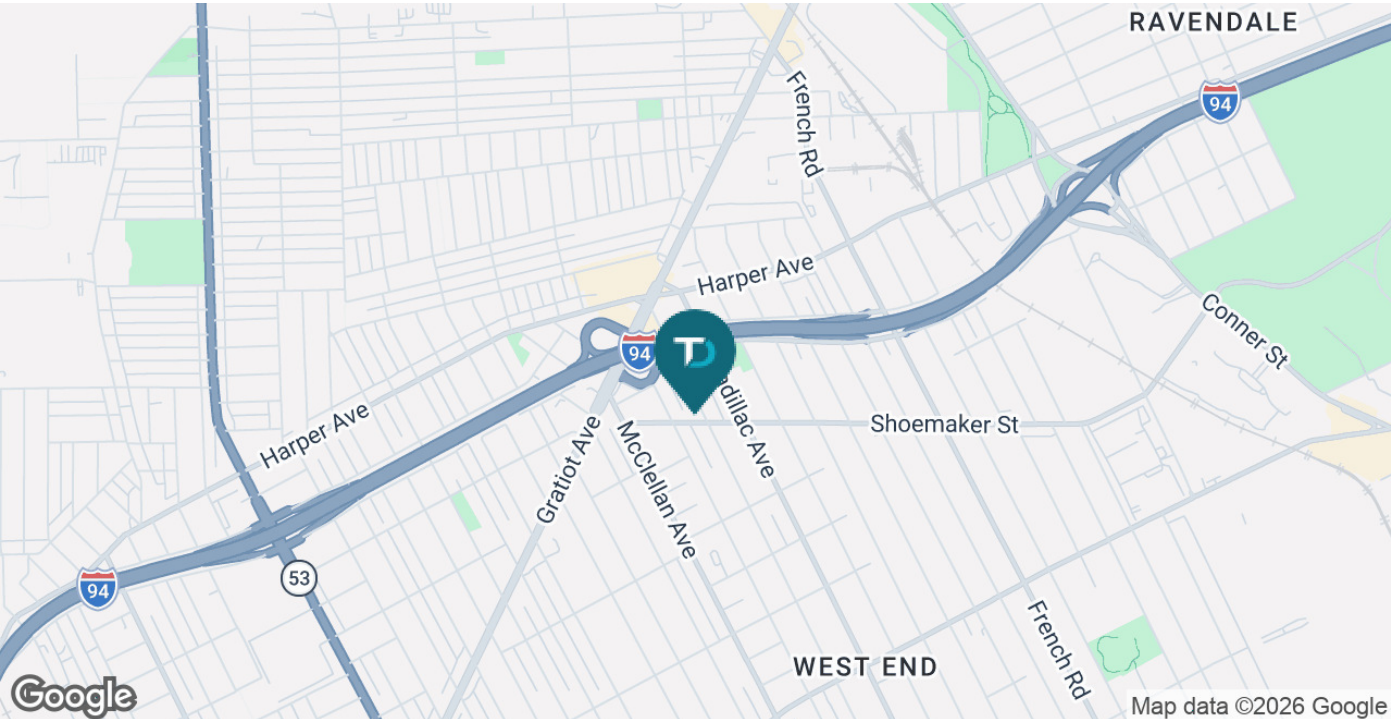
PROPERTY HIGHLIGHTS

- Thirty (30) unit vacant apartment building
- Previously operated as 100% section 8
- Large units
- Located near Gratiot Ave & I-94
- Unit Mix: 13 2BR units; 17 3BR units
- Contact Broker for additional information

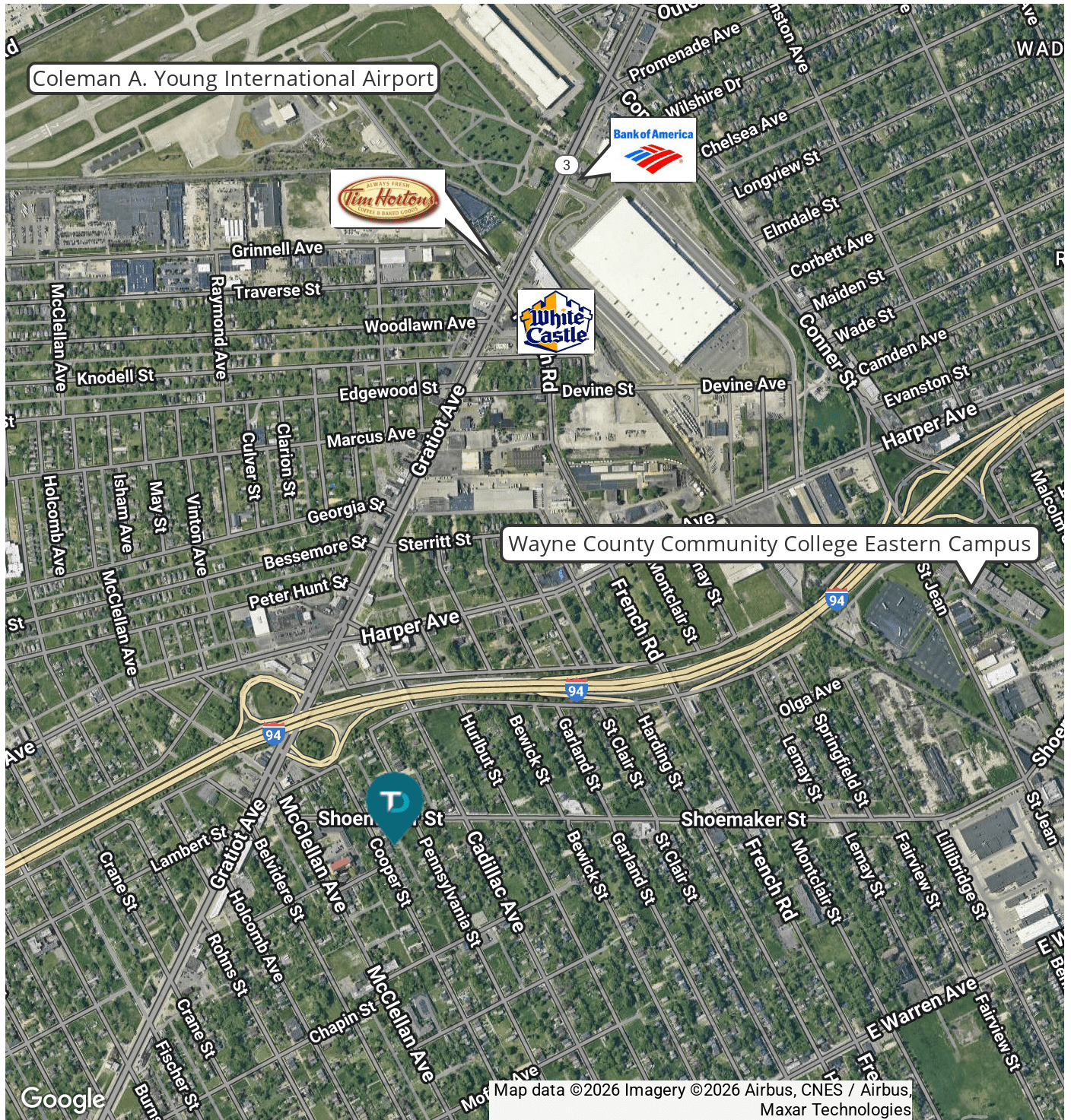
BUILDING/PROPERTY INFORMATION:
9645 Shoemaker St | Detroit, MI 48213

BUILDING INFORMATION		PROPERTY INFORMATION	
Price/UN:	\$19,966.67	Lot Size:	0.29 AC
Building Size:	35,000 SF	Property Type:	Multifamily
Year Built:	1928	Property Subtype:	Mid-Rise
Number of Floors:	4	2025 Taxes:	\$48,173
Utilities:	City water and sewer	Zoning	R2
Parking Spaces:	-	Traffic Count:	7,136 Vehicles/Day (Costar, 2025)
		Legal Description:	Available upon request
		APN:	19-001413

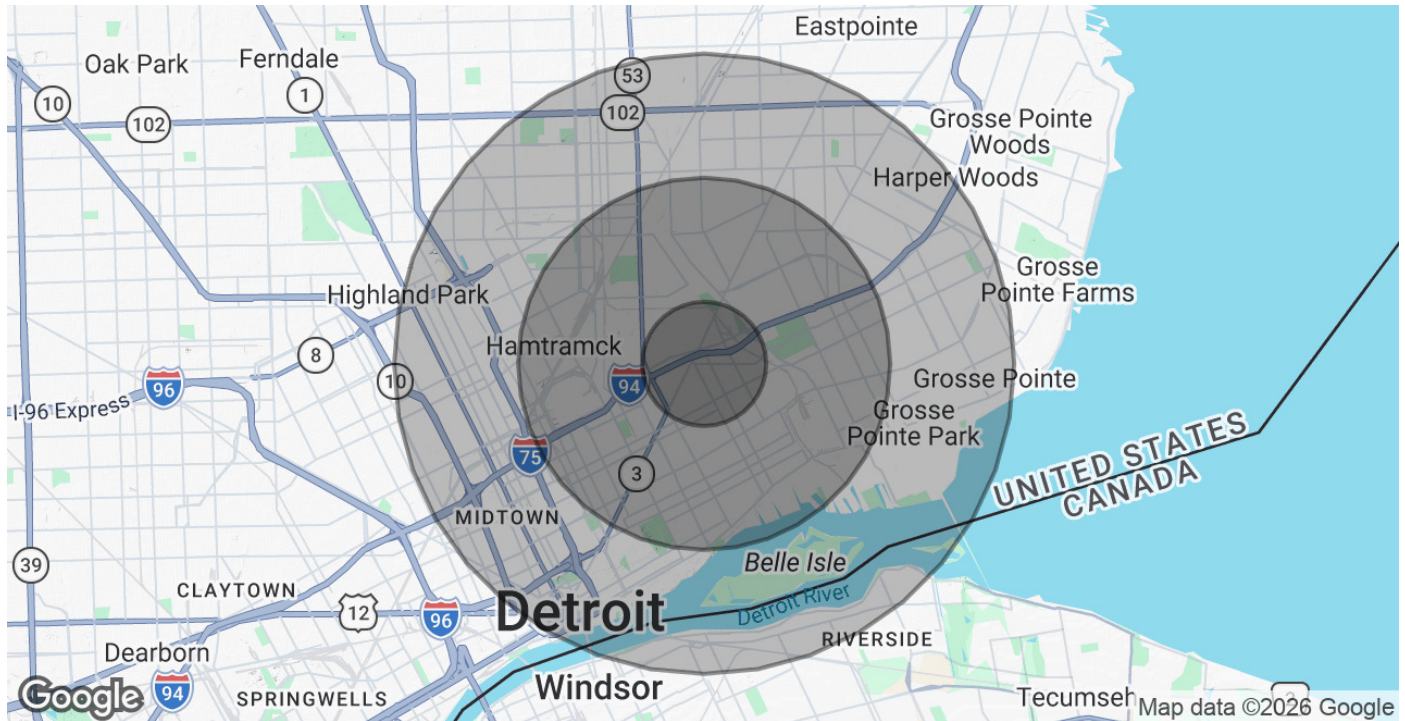
LOCATION INFORMATION
 Located on the north side of Shoemaker St, three blocks east of Gratiot Ave.



RETAILER MAP: 9645 Shoemaker St | Detroit, MI 48213



DEMOGRAPHICS MAP & REPORT: 9645 Shoemaker St | Detroit, MI 48213



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	7,375	101,089	322,361
Average Age	43	38	38
Average Age (Male)	41	37	37
Average Age (Female)	44	39	39

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	3,035	38,913	130,178
# of Persons per HH	2.4	2.6	2.5
Average HH Income	\$42,677	\$50,843	\$63,204
Average House Value	\$112,435	\$150,495	\$182,575

2020 American Community Survey (ACS)