

Now Offering For Sale



8589-8615 Grand River Avenue, Brighton, MI



THE OFFERING

JLL, as exclusive advisor, is pleased to present for sale the fee simple interest in Brighton Commercial Center (the "Property") located at 8589-8615 Grand River Ave in Brighton, MI. The property is a two-building, six-tenant regional strip center subject to leases with national credit tenants Chipotle, Five Guys, Mod Pizza, Panda Express, Verizon, Mattress Firm, and Detroit Wing Company. Ideally situated along a vibrant retail corridor, Brighton Commercial Center is shadow anchored by a freestanding Meijer and Target. The site comprised of two buildings consisting of 20,347 square feet and represents the opportunity to acquire a stabilized retail asset.

The Property's prime location and stabilized rent roll form an exceptional investment opportunity benefiting from the tenant roll's essential business nature.



Investment Summary

ADDRESS 8589-8615 Grand River Avenue, Brighton, MI

SQUARE FOOTAGE 20,347 rsf

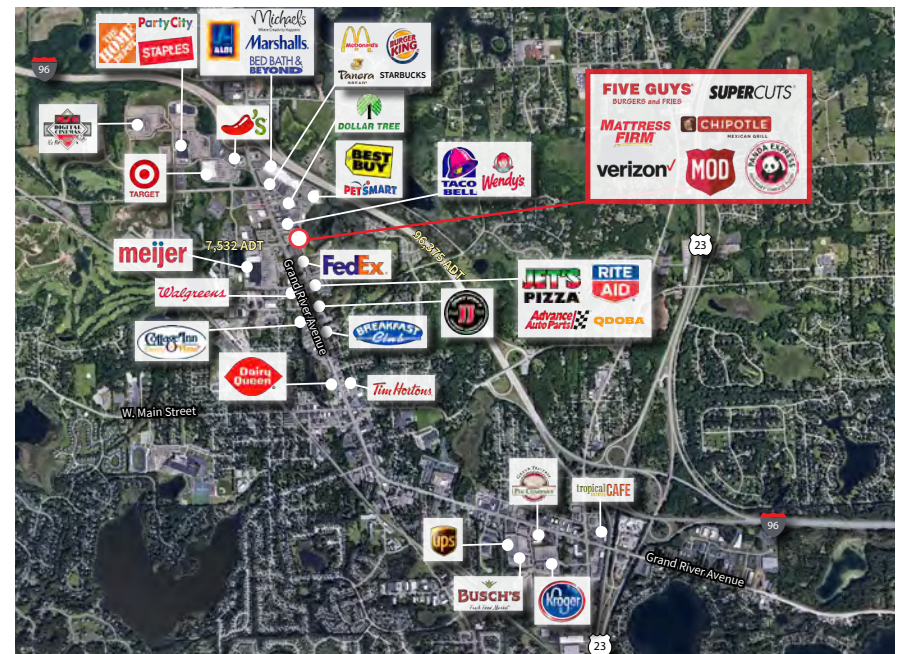
LAND AREA 3.19 AC

YEAR BUILT 2016

OCCUPANCY 100%

PARKING SPACES 176; 8.65/1,000

MAJOR TENANTS



PROPERTY OVERVIEW

Property Description

LOCATION	8589-8615 Grand River Avenue, Brighton, Livingston County, MI
AREA	3.24 Acres
PARCELS	The Property comprises of one tax parcel identified as 18-30-100-066
ZONING	C-2 Commercial
TOPOGRAPHY	The site is generally level and at street grade.
SHAPE	Irregular
NUMBER OF BUILDINGS	Two (2)
VISIBILITY	The Property has excellent visibility from W Grand River Avenue
ACCESS	Ingress and egress is provided via two points along W Grand River Ave and Best Buy Drive
PARKING	Asphalt paved parking with 176 spaces including several handicapped spaces reflecting 8.65/1,000 SF GLA.
LANDSCAPING	Medians located throughout parking field with plantings, trees and shrubs; the boundaries on all cardinal directions provide for grassy areas and on-site drainage
FLATWORK	GLA: 20,347
AGE	2016



Contact information

SALE ADVISORS

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