FOR LEASE

2,353 SF

RESTAURANT SPACE

1304 E. 11 MILE RD
ROYAL OAK, MI

Forward Commercial Group



AVAILABLE:
2,353 SF

USES:
Restaurant

LEASE RATE:
$26.00/SF/YR, NNN

NEARBY:
Subway, Chicken Shack, Domino's Pizza, Taco Bell, Tubby's Submarines, and more.

LOCATION:
E. 11 Mile Road west of Campbell Road.

SUMMARY:
Move-in ready 2,353 SF former restaurant space on E. 11 Mile Road approximately one mile from downtown Royal Oak. The property features 41 parking spaces, excellent visibility, and a pylon sign for added exposure. Situated on 0.47 acres, the space is well-suited for restaurant operators looking to establish or expand their presence in the Royal Oak market.

FORWARD COMMERCIAL GROUP
240 MARTIN STREET, SUITE 200
BIRMINGHAM, MI 48009
www.forwardcommercial.com

EMIL CHERKASOV
Principal Broker
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Above information is subject to verification and no liability for errors or omissions is assumed. Price is

OVERVIEW

1304 E. 11 MILE RD

FOR LEASE

FOMER RESTAURANT SPACE

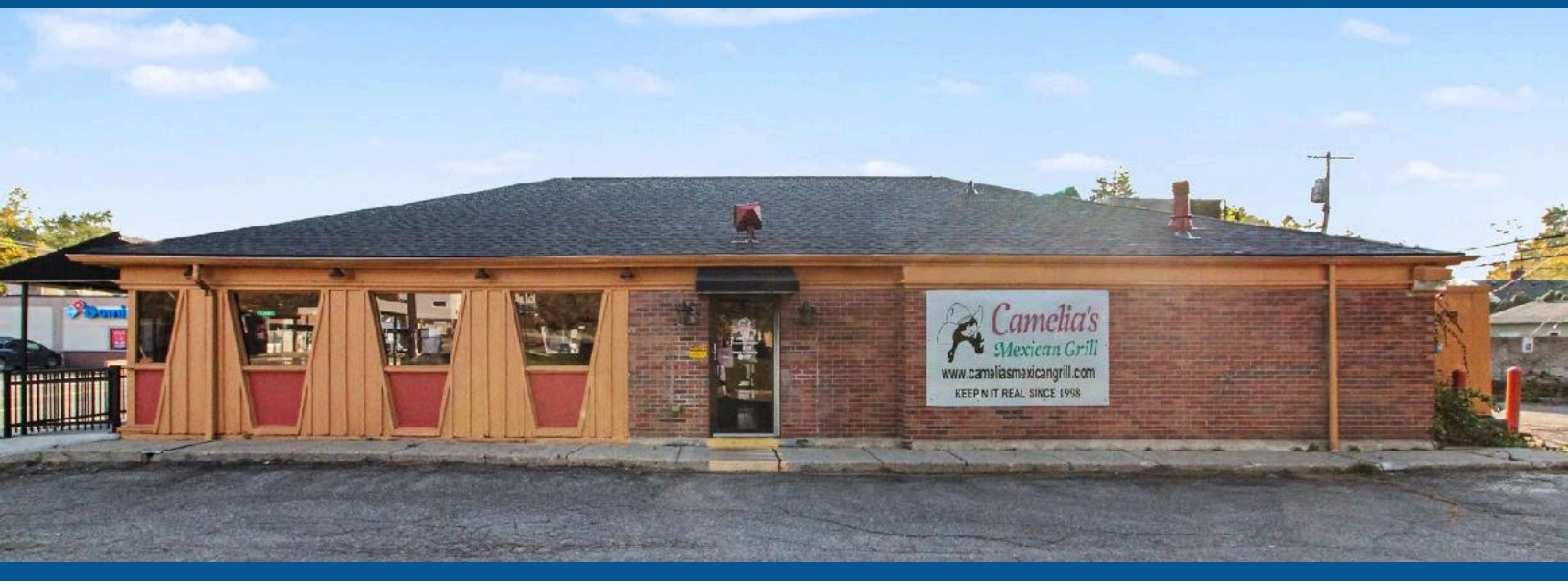
DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
POPULATION	18,529	140,255	350,354
HOUSEHOLDS	9,588	66,299	155,632
MEDIAN HOME VALUE	$298,502	$265,293	$236,957

PROPERTY HIGHLIGHTS

- One mile from downtown Royal Oak
- Pylon signage
- Ample parking
- Significant future improvements on 11 Mile Road approved by the City of Royal Oak

PROPERTY SUMMARY

- Year Built 1979
- Lot Size: 0.47 Acres
- Building: 2,353 SF
- Freestanding building
- Parking lot with ingress and egress



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EXTERIOR PHOTOS

1304 E. 11 MILE RD

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AERIAL MAP

1304 E. 11 MILE RD

AMPLE PARKING

FOMER RESTAURANT SPACE



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CoStar POWERBROKER AWARD MULTI-YEAR WINNER

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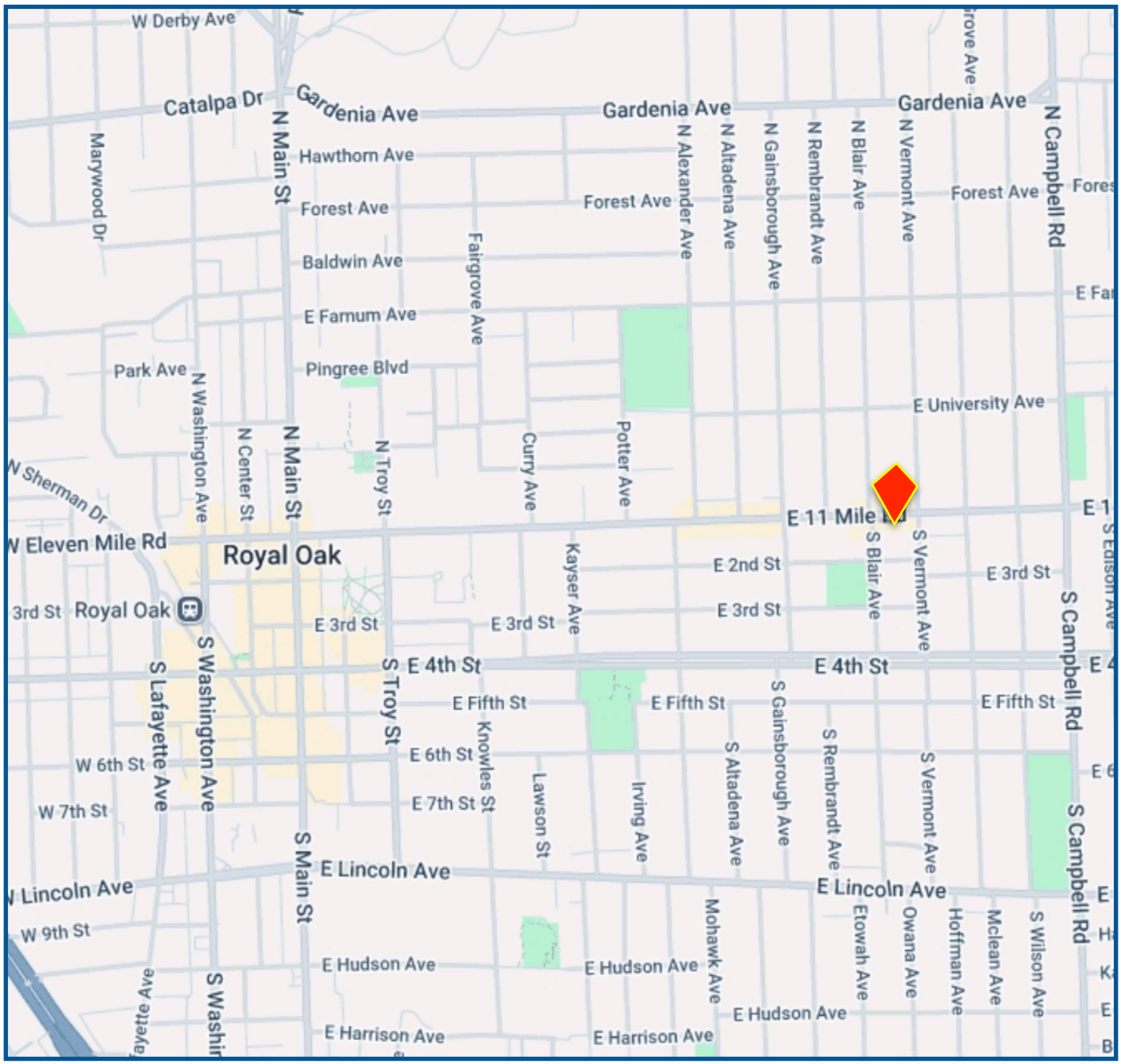
STREET MAP

1304 E. 11 MILE RD

FOR LEASE

2,353 SF
RESTAURANT SPACE



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