FOR LEASE

4,292 SF -10,400 SF RETAIL AVAILABLE

2055-2323-GRATIOT BLVD

MARYSVILLE, MI

Forward Commercial Group

AVAILABLE:
Suite F: 10,400 SF
Suite Q: 4,292 SF

USES:
Retail

LEASE RATE:
Suite F: $6.50/SF/YR, NNN
Suite Q: $9.50/SF/YR, NNN

JOIN TENANTS:
Planet Fitness, Little Caesar's, Goodwill, Salon Centric, Spicy Thai Kitchen, Great Lakes Insurance, TP Logos, Sheldon Medical Supply, Marysville Village Laundromat, Urban Paws Grooming and more.

LOCATION:
Located on Gratiot Blvd near Huron Blvd, one mile east of I-94.

SUMMARY:
JOIN NEWLY OPENED PLANET FITNESS
Major renovations completed including new exterior façade, new lights, parking lot, brand new roof (2026), new hvac and much more. Village Green Plaza is a 71,000 SF retail strip center with heavy daytime traffic in the heart of Marysville. Abundant parking. Large monument sign.

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

EMIL CHERKASOV
Principal Broker
248.662.5066 Office
emil@forwardcommercial.com

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

OVERVIEW

2055-2323 GRATIOT BLVD

RETAIL SPACE

AVAILABLE

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
HOUSEHOLDS	2,342	6,780	15,411
MEDIAN HOME VALUE	$145,833	$143,192	$138,960
AVERAGE HH INCOME	$80,676	$71,321	$67,978

TRAFFIC COUNTS	17,063 GRATIOT BETWEEN HURON AND MICHIGAN

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PROPERTY PHOTOS

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CoStar POWER BROKER AWARD MULTI-YEAR WINNER

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STREET MAP

2055-2323 GRATIOT BLVD HEAVY DAYTIME TRAFFIC IN HEART OF MARYSVILLE

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AERIAL VIEW

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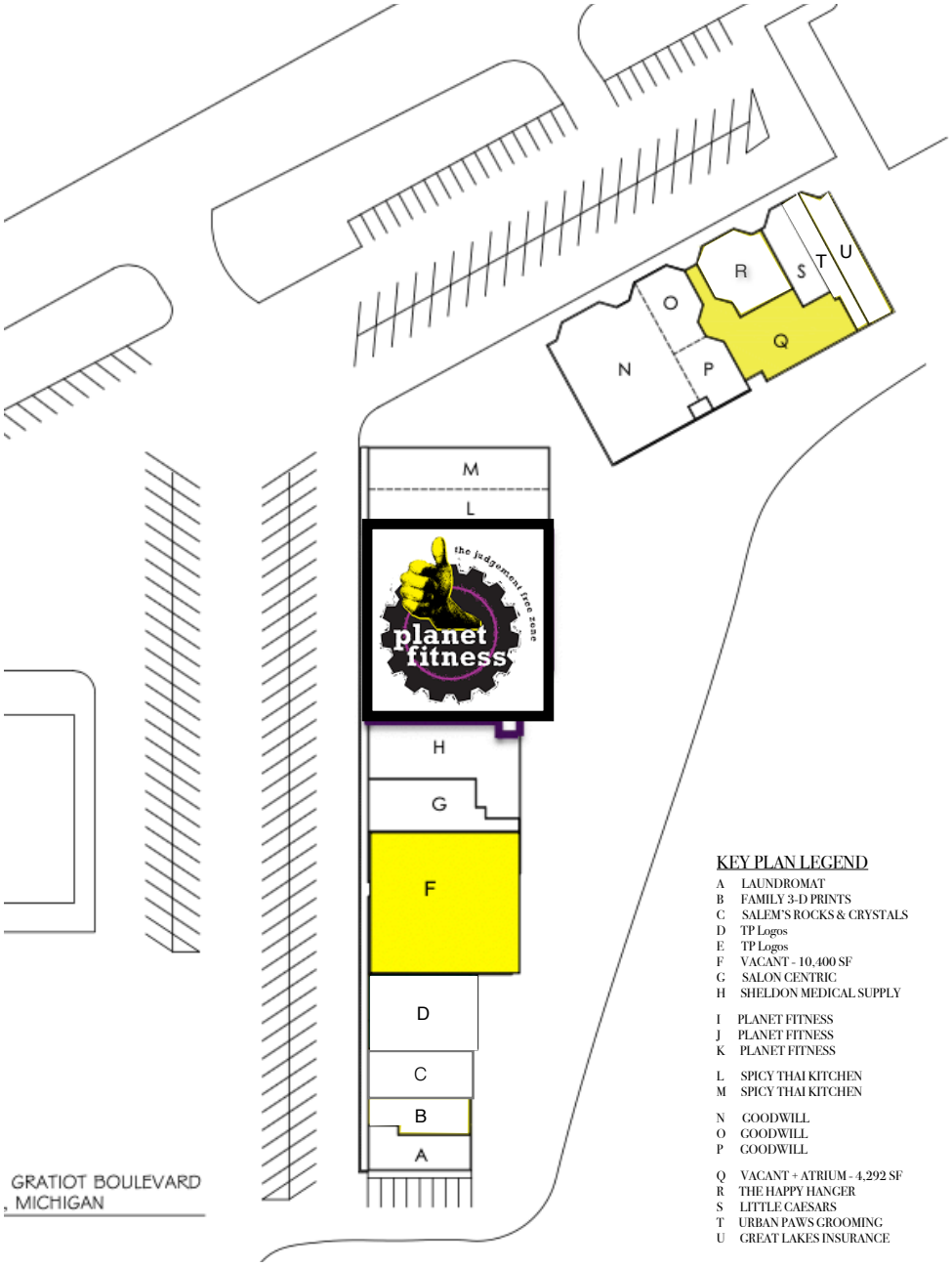
SITE PLAN

2055-2323 GRATIOT BLVD

RETAIL SPACE

AVAILABLE



KEY PLAN LEGEND

A LAUNDROMAT
B FAMILY 3-D PRINTS
C SALEM'S ROCKS & CRYSTALS
D TP Logos
E TP Logos
F VACANT - 10,400 SF
G SALON CENTRIC
H SHELDON MEDICAL SUPPLY

I PLANET FITNESS
J PLANET FITNESS
K PLANET FITNESS

L SPICY THAI KITCHEN
M SPICY THAI KITCHEN

N GOODWILL
O GOODWILL
P GOODWILL

Q VACANT + ATRIUM - 4,292 SF
R THE HAPPY HANGER
S LITTLE CAESARS
T URBAN PAWS GROOMING
U GREAT LAKES INSURANCE

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