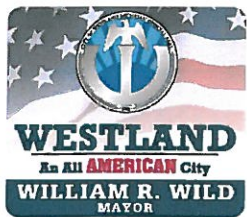


## Former Macy's– 35000 Warren Westland, Michigan



### Property Information

- Westland Shopping Center - 333,969 SF retail space for sale
- New outlots created under new ownership
- 66 acre Regional Shopping Center - 4,500 off-street parking spaces
- Population 96,240 within 3 mile trade area
- Average Household Income \$51,964
- In Westland's Shop and Dine District that includes Westland Shopping Center, Target, Kohl's, Best Buy, Art Van, MJR Theater and many more national retailers and restaurants



Contact David P Long @ (248) 351-2051

For More Information please contact Bruce Thompson, AICP, Building/Planning/Economic Development Director at [bthompson@cityofwestland.com](mailto:bthompson@cityofwestland.com) or (734) 467-3219

## 35000 Warren Rd - Macy's



Westland Shopping Center  
 Westland, MI 48185 - Southern I-275 Corridor Submarket  
 333,969 SF For Sale at \$2,750,000 (\$8.23/SF) Fully Leased Building  
 333,969 SF Retail Department Store (Super Regional Mall) Building

### Sale

For Sale	\$2,750,000 (\$8.23/SF)		
Sale Type	Investment	Status	Active

### Building

Type	2 Star Retail Department Store (Super Regional Mall)		
Center	Westland Shopping Center		
GLA	333,969 SF	Tenancy	Single
Stories	2	Owner Occup	No
Typical Floor	166,984 SF		
Docks	1 ext		
Construction	Steel		
Frontage	651' on Central City Pky 587' on Wayne Rd		
Taxes	\$0.85/SF (2016)		
Walk Score®	Somewhat Walkable (57)		
Transit Score®	Minimal Transit (0)		

### Land

Parcel	56-015-99-0011-703
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### Tenants

Name	SF Occupied
● Macy's	333,468 SF
Macy's Hearing Care Center	500 SF
● Anchors	

### Amenities

Bus Line	Signage
Pylon Sign	

### Public Transportation

Airport	Drive	Distance
Detroit Metropolitan Airport	24 min	17.7 mi
Detroit City Airport	37 min	26.2 mi

### Location

Zip	48185
Submarket	Southern I-275 Corridor
Submarket Cluster	West Wayne
Market	Detroit
County	Wayne
State	Michigan
CBSA	Detroit-Warren-Dearborn, MI
DMA	Detroit, MI

### Market Conditions

Vacancy Rates	Current	YOY Change
Current Building	0.0%	↔ 0.0%
Submarket 1-3 Star	7.3%	↓ 0.3%
Market Overall	6.1%	↓ 0.9%
<u>NNN Asking Rents Per SF</u>		
Submarket 1-3 Star	\$11.46	↓ 2.4%
Market Overall	\$12.91	↑ 5.1%
<u>Submarket Leasing Activity</u>		
12 Mo. Leased SF	417,748	↓ 15.5%
Months on Market	21.4	↓ 5.0 mo
<u>Submarket Sales Activity</u>		
12 Mo. Sales Volume (Mil.)	\$67.8	\$85.3
12 Mo. Price Per SF	\$116	\$78

### Property Contacts

Recorded Owner	Macy's & May Dept Stores
Sale Broker	CBRE

### Demographics

	1 Mi	3 Mi
Population	15,300	96,240
Households	7,789	41,733
Average Age	39.40	40.00
Median HH Income	\$34,861	\$51,964
Daytime Employees	6,161	52,497
Population Growth '17-'22	↓ 0.7%	↓ 1.3%
Household Growth '17-'22	↓ 0.6%	↓ 1.3%

### Traffic

Collection Street	Cross Street	Traffic Vol	Year	Distance
N Wayne Rd	Warren Rd S	31,841	2015	0.19 mi
Warren Rd	Hambleton St W	23,672	2010	0.21 mi
Warren Rd	Nankin Blvd W	23,446	2015	0.25 mi
Warren Rd	Yale St E	33,229	2012	0.25 mi
N Wayne Rd	Nankin Blvd N	47,627	2015	0.28 mi

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### Documents

For Sale
Marketing Brochure/Flyer

Property ID: 8874313