



FOR SUBLEASE

2375 28th Street SW Wyoming, MI

10,880 SF of Retail Building

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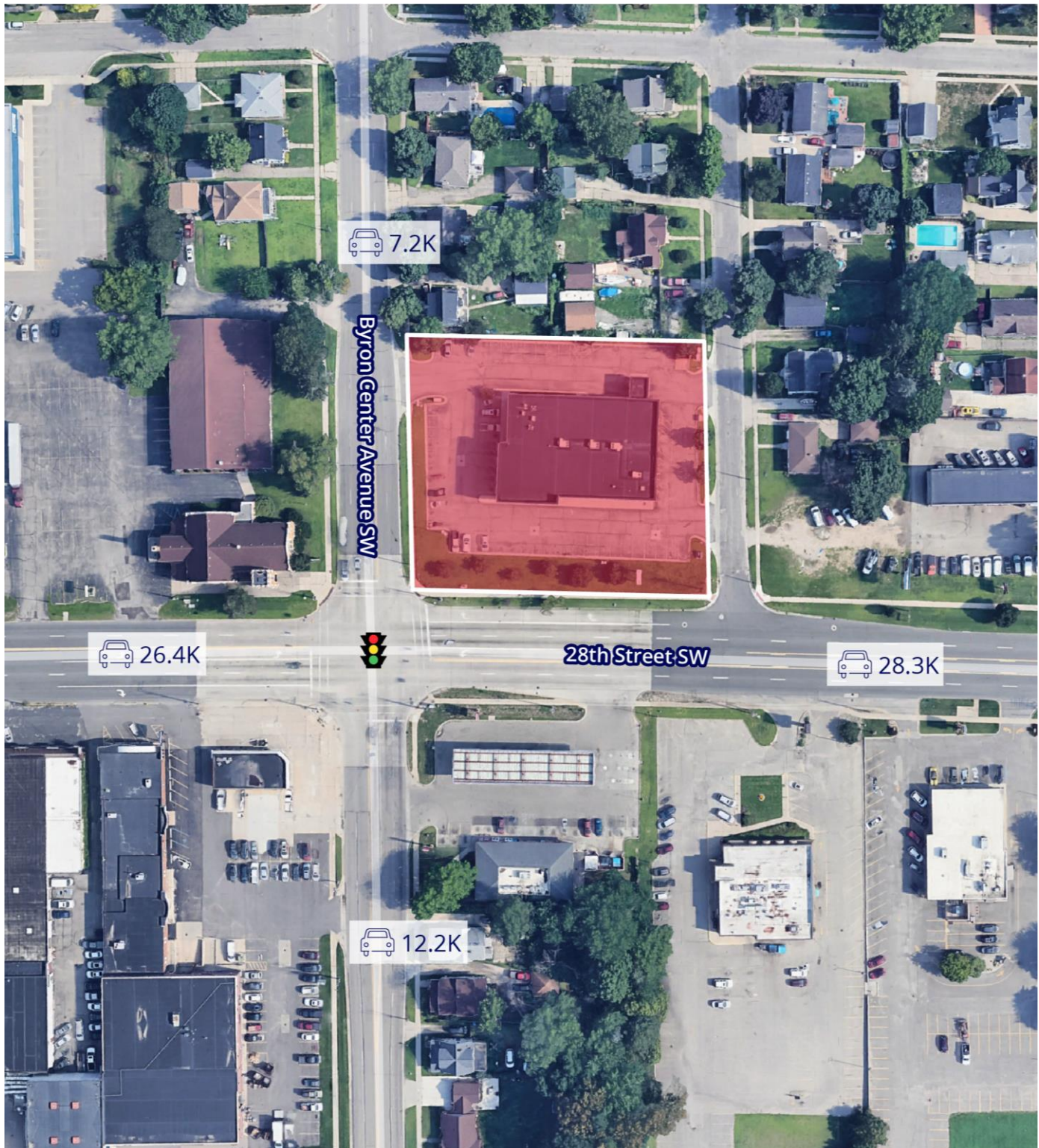
Property Highlights

- Former CVS built in 2003
- Traffic Counts: 28,300 on 28th Street
7,200 on Byron Center
- Zoning: B-2 General Business
- Pylon Sign and Drive Through Window
- 52 Parking Spaces

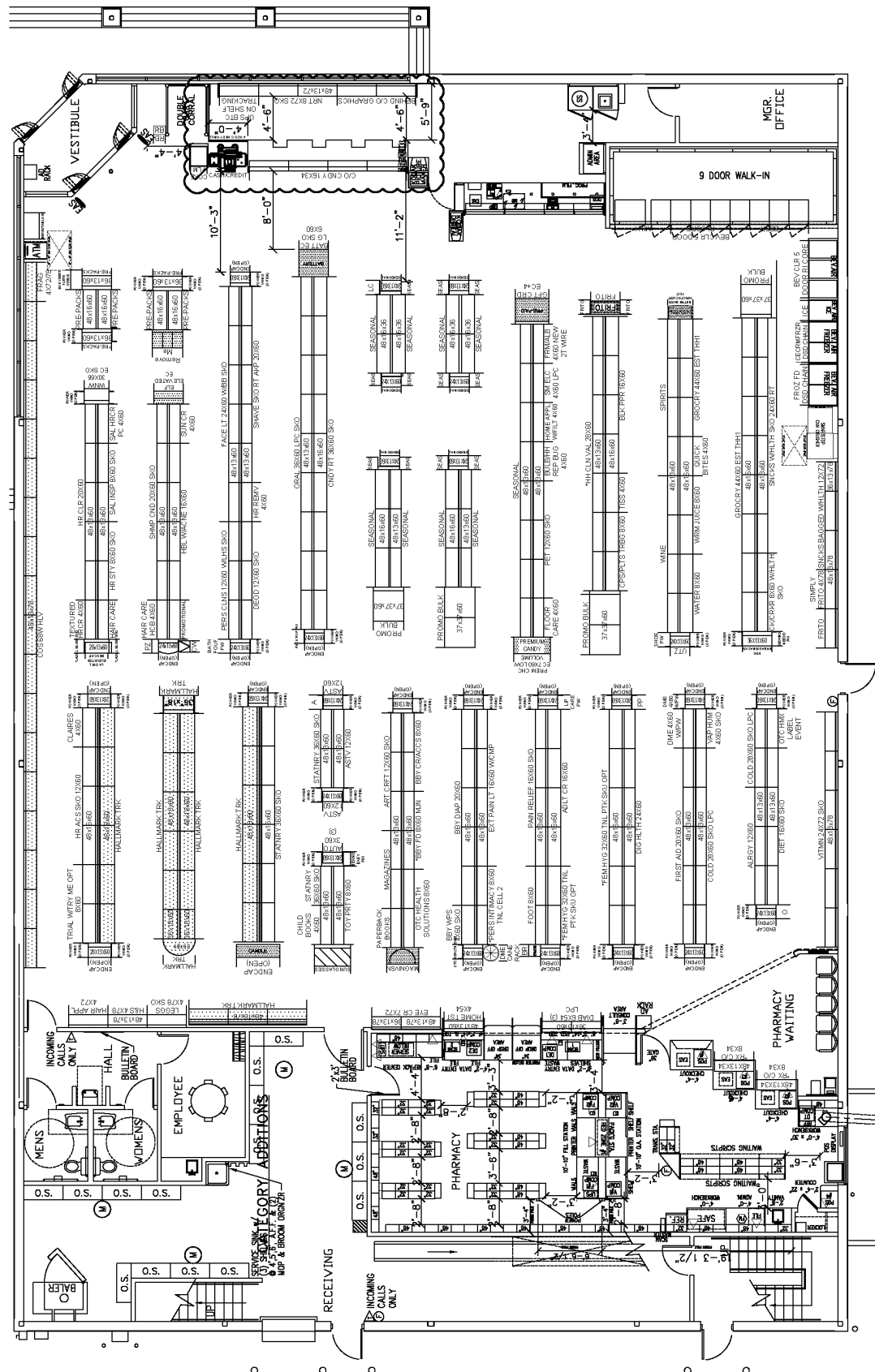
FORMER CVS FOR SUBLEASE

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Aerial Map



Floor Plan



LOT 70
 44-17-10-350-003
 MATTHEW SILVERMAN
 2716 BYRON CENTER SW
 WYOMING, MI. 49509

LOT 68

LOT 78
 44-17-10-350-004
 SILVANO CALDERA
 2720 BYRON CENTER SW
 WYOMING, MI. 49509

LOT 69
 44-17-10-350-011
 DOUG BIBLER
 2707 FOREST GROVE SW
 WYOMING, MI. 49509

LOT 71
 1.29 ACRES
 ZONED B-2
 EXISTING
 CVS PHARMACY
 10,890 GROSS SFT.
 ONE STORY
 F.F. ELEV. = 626.76

LOT 72

LOT 73

LOT 74

28th STREET (M-11) - PUBLIC

BYRON CENTER AVE. (PUBLIC)

FOREST GROVE AVE. (PUBLIC)

WILSON and CHALMERS' GARDEN ADDITION TO WYOMING PARK
 L. 21, P. 19, K.C.A.

EXISTING HOUSE #2707

EXISTING HOUSE #2760

EXISTING HOUSE #2761

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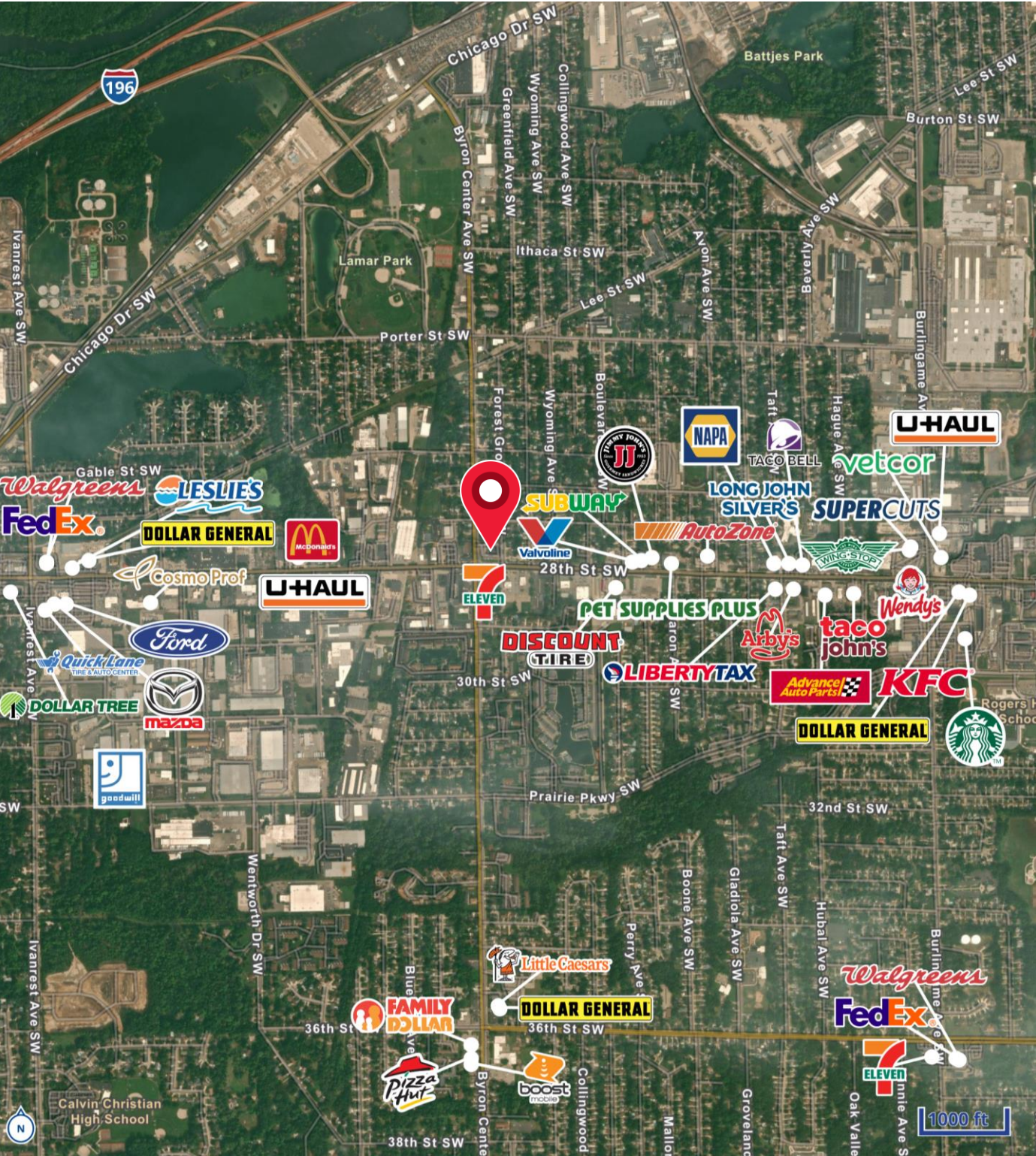
EXISTING HOUSE #2953

EXISTING HOUSE #2954

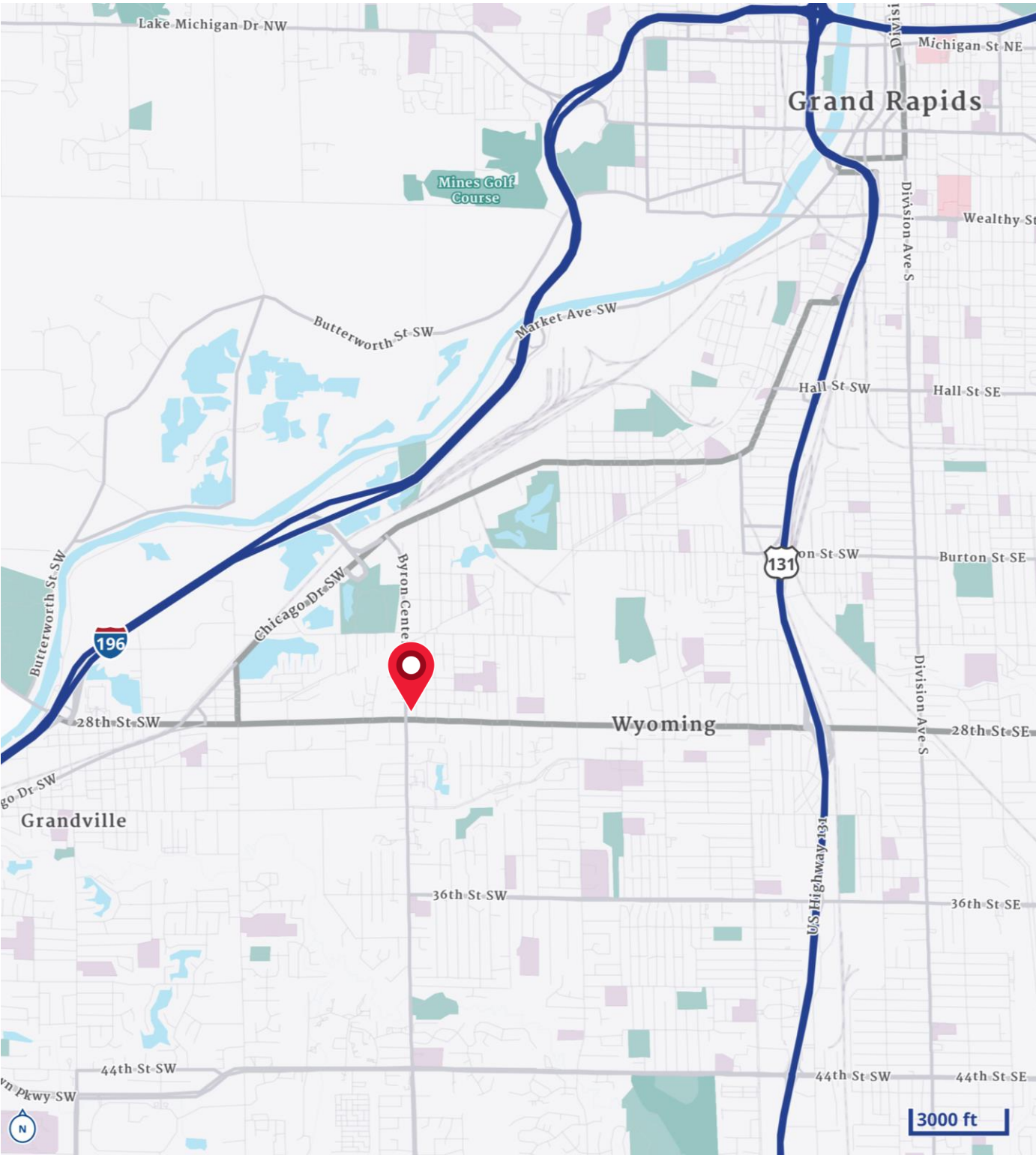
EXISTING HOUSE #2955

EXIST

Merchant Map



Location Map



Demographics

CURRENT YEAR SUMMARY	1 MILE RADIUS	3 MILE RADIUS	5 MILE RADIUS
Total Population	13,468	82,193	222,251
Total Households	5,618	30,539	86,611
Total Family Households	3,146	19,409	50,820
Average Household Size	2.37	2.67	2.54
Median Age	34.2	34.1	33.9
Population Age 25+	9,050	53,980	147,856
2010 – 2021 Population: Annual Growth Rate (CAGR)	0.41%	0.48%	0.70%
2022 – 2023 Population: Annual Growth Rate (CAGR)	0.31%	0.28%	0.53%
5 YEAR PROJECTED TRENDS: ANNUAL RATE			
Population	0.13%	0.25%	0.29%
Households	0.39%	0.52%	0.58%
Families	0.15%	0.35%	0.35%
Median Household Income	3.10%	3.16%	2.96%
CURRENT YEAR POPULATION BY SEX			
Male Population / % Male	6,618 / 49.1%	41,102 / 50.0%	110,560 / 49.8%
Female Population / % Female	6,850 / 50.9%	41,091 / 50.0%	111,691 / 50.3%
INCOME & HOUSEHOLDS SUMMARY			
2020 Median Household Income	\$59,066	\$67,210	\$67,450
Average Household Income	\$71,259	\$83,934	\$86,547
Per Capita Income	\$29,589	\$31,146	\$33,738
SUMMARY BUSINESS DATA			
Total Businesses	506	2,683	8,893
Total Daytime Population	12,824	77,784	249,017
Daytime Population: Workers	6,608	39,759	144,764
Daytime Population: Residents	6,216	38,025	104,253

Data Notes:

- Household population includes persons not residing in group quarters. Average Household Size is the household population divided by total households. Persons in families include the householder and persons related to the householder by birth, marriage, or adoption.
- Income represents the preceding year, expressed in current dollars. Household income includes wage and salary earnings, interest dividends, net rents, pensions, SSI and welfare payments, child support, and alimony.
- Per Capita Income represents the income received by all persons aged 15 years and over divided by the total population.



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