THE DISTRICT - RIVERTOWN

3104 WOODBRIDGE STREET | DETROIT, MICHIGAN

Colliers INTERNATIONAL

THE EAST RIVERFRONT DISTRICT

› PROPERTY HIGHLIGHTS

- 13,000 SF to 27,394 SF Spaces Available
- Formerly Walter Marine & Screw Company
- 24 Foot Ceilings, 2 Drive-In Docks and Surround Parking
- Residential Developments Include: Orleans Landing, Stroh's River Place & Pasadena Apartments
- Area Retail Includes: The Rattlesnake Club, Dollar Tree, Bucharest Grille, Elite, 7-Eleven, Atwater Brewery and Meijer & Gordon Food Service Are Coming Soon

› DEMOGRAPHICS

	1 MILE	**3** MILE	**5** MILE
POPULATION	12,418	65,218	171,993
AVG. INCOME	$52,154	$47,909	$45,453
HOUSEHOLDS	7,897	34,818	75,841

COLLIERS INTERNATIONAL
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BEN AND BENJI
COLLIERS DETROIT RETAIL DIVISION

> RENDERING

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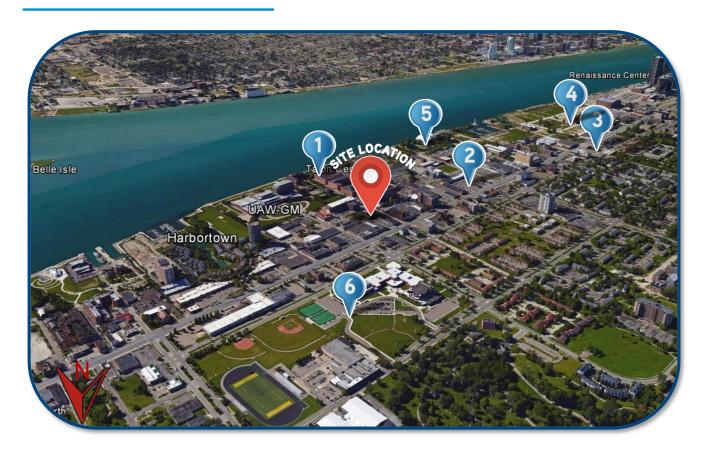
THE DISTRICT - RIVERTOWN

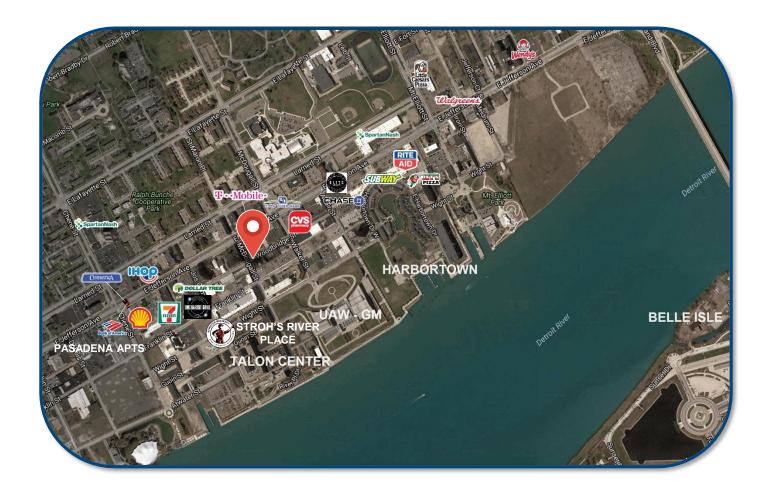## 3104 WOODBRIDGE STREET | DETROIT, MICHIGAN

› LOCATION MAP

1. Stroh River Place Apartments/Condos
2. Bucharest, 7-Eleven, New Gordon Food Service Site
3. New Meijer Site
4. Orleans Landing
5. Chene Park
6. MLK JR High School

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> AREA AMENITIES MAP

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SUMMARY PROFILE

2000-2010 Census, 2018 Estimates with 2023 Projections

Calculated using Weighted Block Centroid from Block Groups

Lat/Lon: 42.3395/-83.0171

3104 Woodbridge St

Detroit, MI 48207

	1 mi radius	3 mi radius	5 mi radius
POPULATION			
2018 Estimated Population	12,418	65,218	171,993
2023 Projected Population	11,970	66,663	177,879
2010 Census Population	12,482	66,741	178,831
2000 Census Population	13,279	86,987	233,998
Projected Annual Growth 2018 to 2023	-0.7%	0.4%	0.7%
Historical Annual Growth 2000 to 2018	-0.4%	-1.4%	-1.5%
2018 Median Age	44.2	41.1	36.9
HOUSEHOLDS			
2018 Estimated Households	7,897	34,818	75,841
2023 Projected Households	7,718	35,850	79,469
2010 Census Households	7,534	33,606	74,670
2000 Census Households	7,727	38,101	89,439
Projected Annual Growth 2018 to 2023	-0.5%	0.6%	1.0%
Historical Annual Growth 2000 to 2018	0.1%	-0.5%	-0.8%
RACE AND ETHNICITY			
2018 Estimated White	18.7%	19.9%	25.1%
2018 Estimated Black or African American	75.5%	73.0%	63.1%
2018 Estimated Asian or Pacific Islander	1.7%	3.1%	4.9%
2018 Estimated American Indian or Native Alaskan	0.4%	0.4%	0.4%
2018 Estimated Other Races	3.7%	3.6%	6.5%
2018 Estimated Hispanic	2.5%	2.7%	7.8%
INCOME			
2018 Estimated Average Household Income	$52,154	$47,909	$45,453
2018 Estimated Median Household Income	$33,833	$30,302	$30,129
2018 Estimated Per Capita Income	$33,241	$26,301	$20,566
EDUCATION (AGE 25+)			
2018 Estimated Elementary (Grade Level 0 to 8)	2.4%	3.8%	6.7%
2018 Estimated Some High School (Grade Level 9 to 11)	8.7%	13.0%	14.1%
2018 Estimated High School Graduate	21.3%	25.5%	29.9%
2018 Estimated Some College	25.6%	23.8%	22.5%
2018 Estimated Associates Degree Only	5.5%	6.1%	6.0%
2018 Estimated Bachelors Degree Only	19.1%	14.8%	11.7%
2018 Estimated Graduate Degree	17.4%	12.9%	9.2%
BUSINESS			
2018 Estimated Total Businesses	543	6,595	10,889
2018 Estimated Total Employees	6,346	128,966	193,305
2018 Estimated Employee Population per Business	11.7	19.6	17.8
2018 Estimated Residential Population per Business	22.9	9.9	15.8