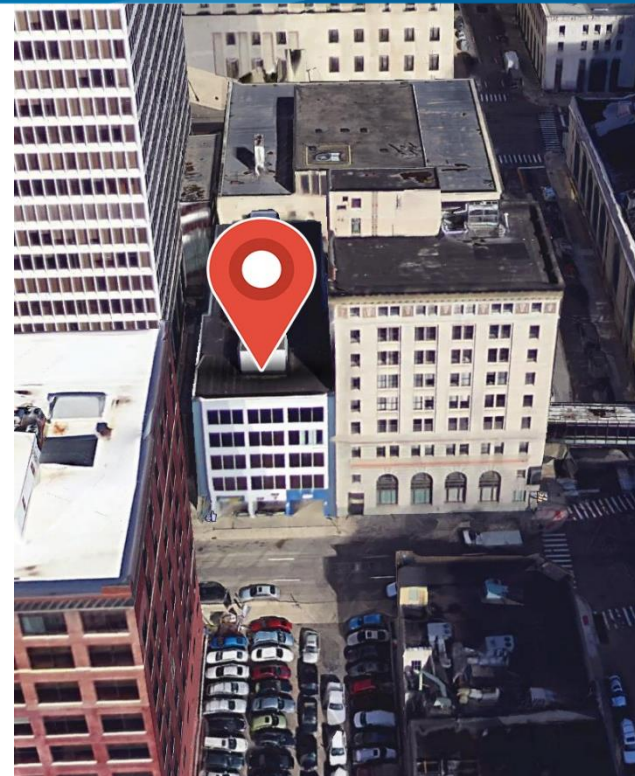


FOR LEASE > RETAIL / MIXED-USE

PRIME RETAIL OPPORTUNITY

220 WEST CONGRESS STREET | DETROIT, MICHIGAN



PREMIER RETAIL LOCATION NEXT TO COBO HALL

> PROPERTY HIGHLIGHTS

- 1,500-6,000 SF Retail Spaces Available
- 57 FT of Frontage on West Congress Street
- Walkable Adjacent Alley

> DEMOGRAPHICS

	1 MILE	3 MILE	5 MILE
POPULATION	10,312	129,467	319,098
AVG. INCOME	\$38, 532	\$36,472	\$37,683
HOUSEHOLDS	5,119	55,692	129,656

COLLIERS INTERNATIONAL

2 Corporate Drive | Suite 300

Southfield, Michigan 48076

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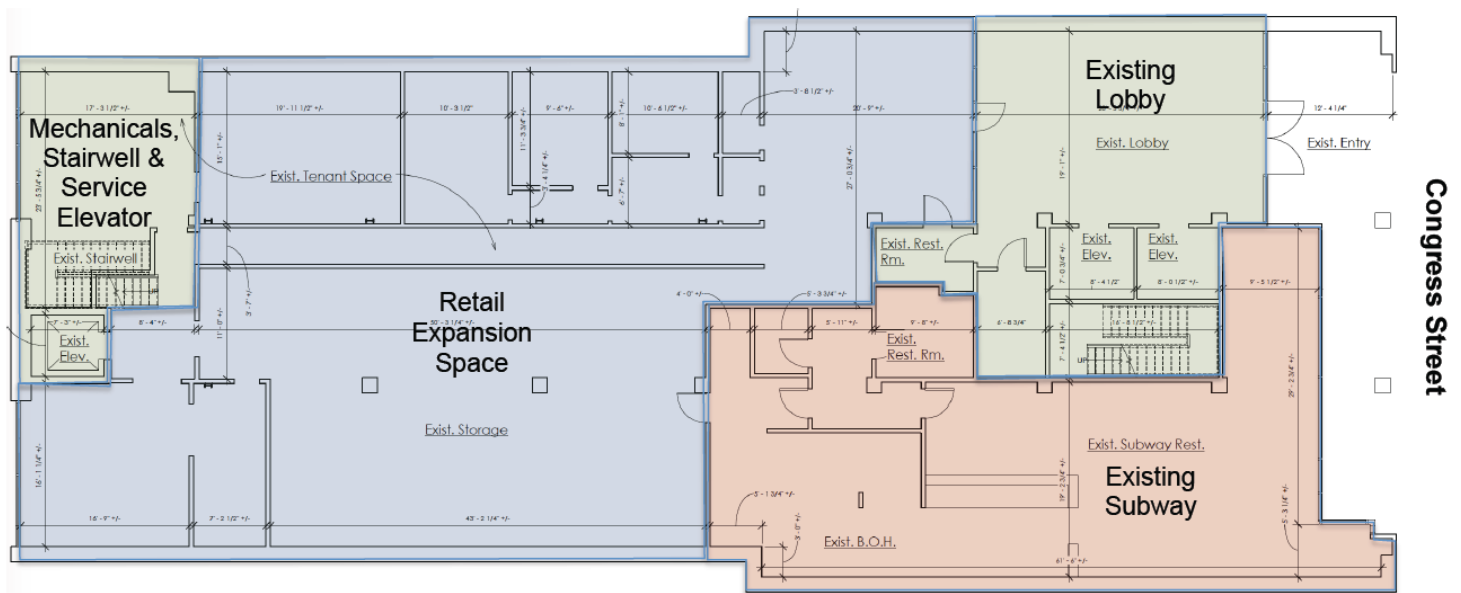
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> SITE PLAN



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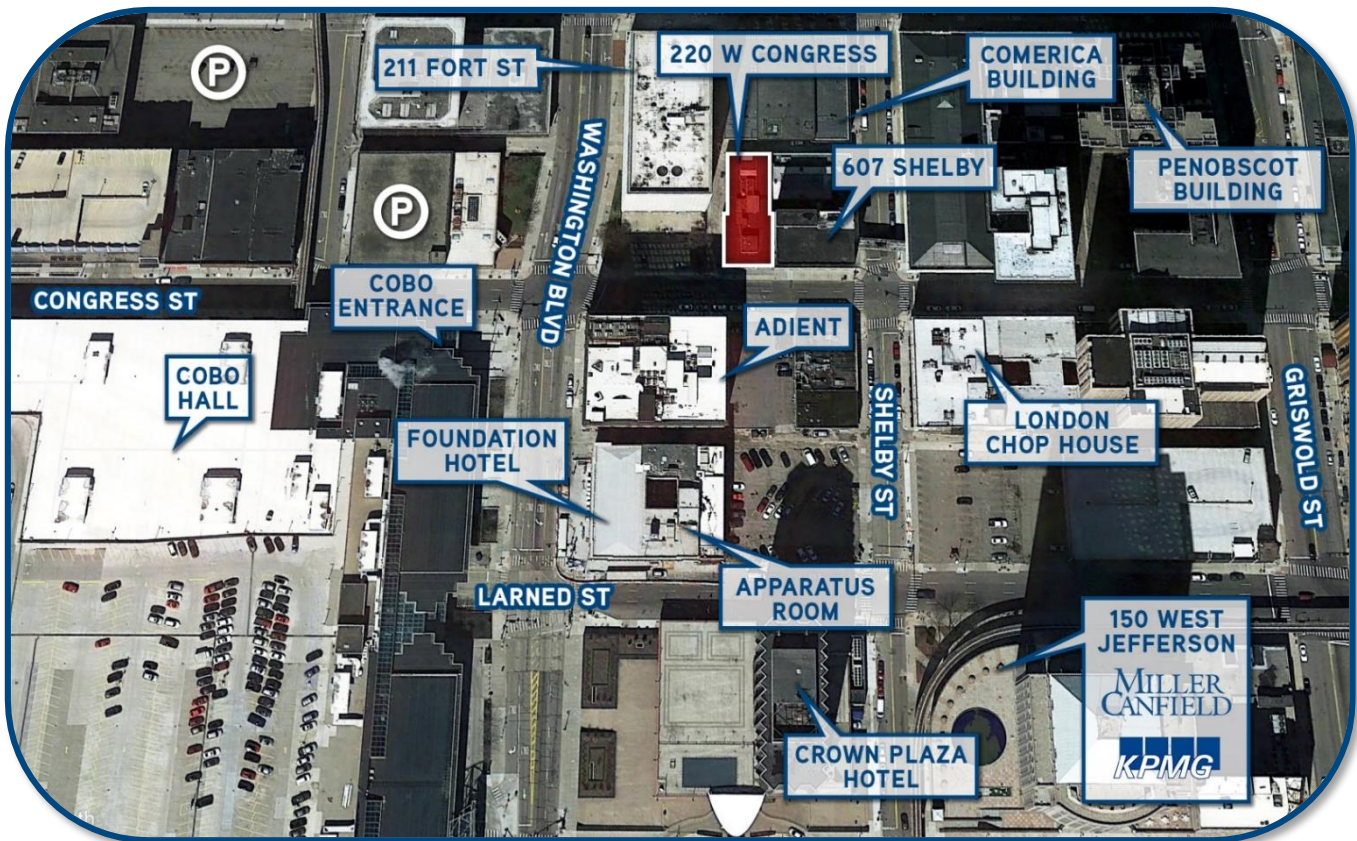
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> AREA AMENITIES



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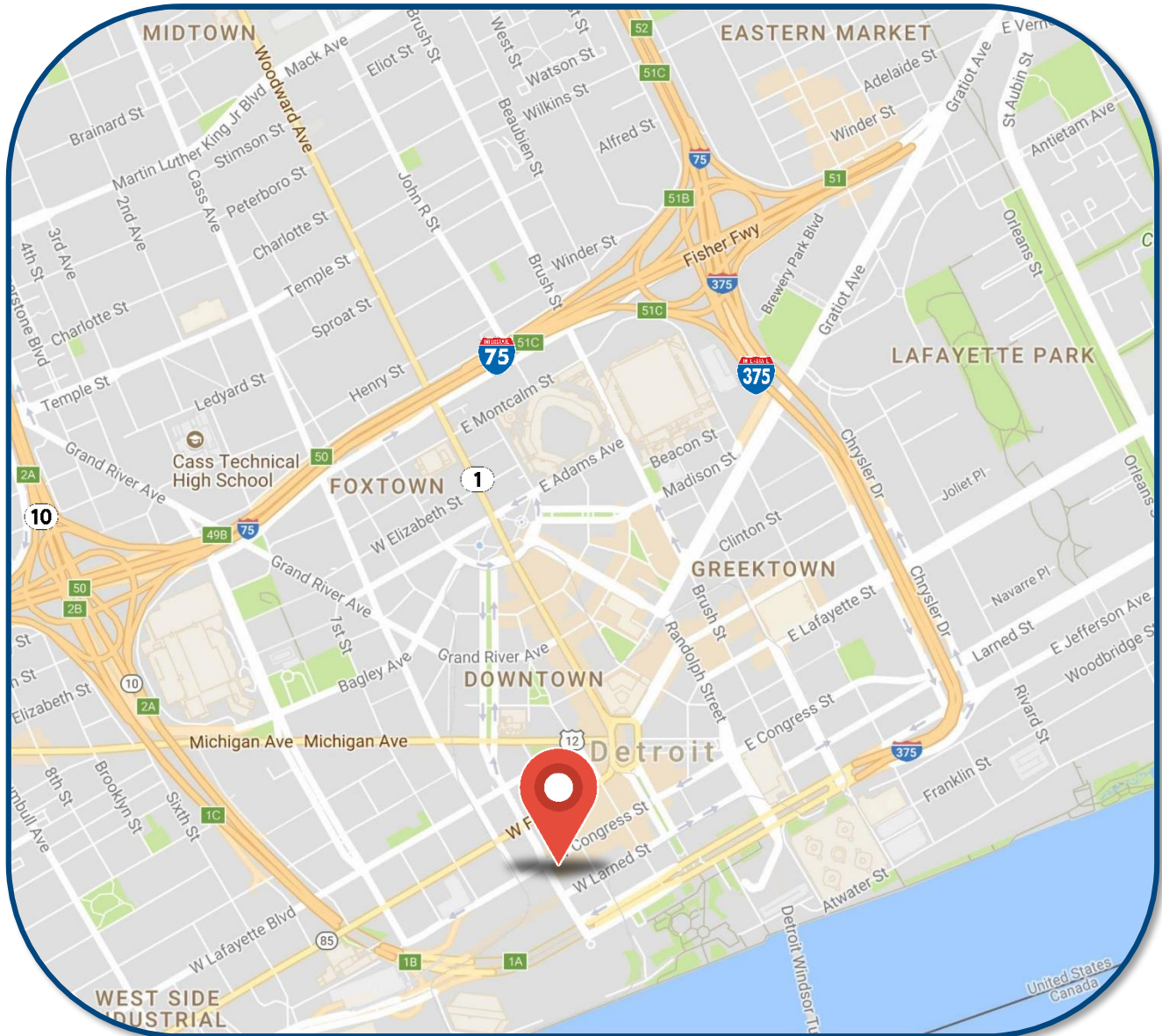
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> LOCATION MAP



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PRIME RETAIL OPPORTUNITY



This is a circular map of downtown Detroit, Michigan, showing a network of streets and various businesses. A red location pin is placed in the center of the map, near the intersection of W Congress St and W Larned St. Numerous business logos are overlaid on the map, including Subway, Dunkin' Donuts, Starbucks, CVS Pharmacy, Tim Hortons, Poibelly, Verizon, Burger King, Domino's, and others. The map also shows major roads like I-75 and I-94, and landmarks like Comerica Park and Ford Field.



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SUMMARY PROFILE

2000-2010 Census, 2017 Estimates with 2022 Projections

Calculated using Weighted Block Centroid from Block Groups



Lat/Lon: 42.3292/-83.0486

RS1

220 W Congress St

Detroit, MI 48226

1 mi radius

3 mi radius

5 mi radius

POPULATION	2017 Estimated Population	8,363	64,963	197,031
	2022 Projected Population	8,706	66,635	209,741
	2010 Census Population	8,194	66,544	207,481
	2000 Census Population	9,558	77,703	271,756
	Projected Annual Growth 2017 to 2022	0.8%	0.5%	1.3%
	Historical Annual Growth 2000 to 2017	-0.7%	-1.0%	-1.6%
	2017 Median Age	43.2	37.5	35.6
HOUSEHOLDS	2017 Estimated Households	5,394	32,693	82,625
	2022 Projected Households	5,789	34,357	90,178
	2010 Census Households	5,036	31,903	83,174
	2000 Census Households	4,462	33,582	101,658
	Projected Annual Growth 2017 to 2022	1.5%	1.0%	1.8%
	Historical Annual Growth 2000 to 2017	1.2%	-0.2%	-1.1%
RACE AND ETHNICITY	2017 Estimated White	30.3%	26.1%	27.2%
	2017 Estimated Black or African American	61.2%	61.4%	56.9%
	2017 Estimated Asian or Pacific Islander	3.8%	2.9%	3.1%
	2017 Estimated American Indian or Native Alaskan	0.6%	0.5%	0.6%
	2017 Estimated Other Races	4.1%	9.0%	12.1%
	2017 Estimated Hispanic	5.0%	13.6%	19.1%
INCOME	2017 Estimated Average Household Income	\$57,386	\$39,740	\$37,968
	2017 Estimated Median Household Income	\$35,902	\$28,159	\$27,396
	2017 Estimated Per Capita Income	\$38,896	\$20,821	\$16,350
EDUCATION (AGE 25+)	2017 Estimated Elementary (Grade Level 0 to 8)	2.3%	6.6%	10.2%
	2017 Estimated Some High School (Grade Level 9 to 11)	6.7%	13.0%	16.3%
	2017 Estimated High School Graduate	18.7%	25.0%	29.6%
	2017 Estimated Some College	26.8%	23.4%	21.7%
	2017 Estimated Associates Degree Only	6.7%	5.6%	5.5%
	2017 Estimated Bachelors Degree Only	19.7%	13.5%	9.3%
	2017 Estimated Graduate Degree	19.1%	12.7%	7.5%
BUSINESS	2017 Estimated Total Businesses	2,712	7,266	10,708
	2017 Estimated Total Employees	71,663	134,666	187,482
	2017 Estimated Employee Population per Business	26.4	18.5	17.5
	2017 Estimated Residential Population per Business	3.1	8.9	18.4

This report was produced using data from private and government sources deemed to be reliable. The information herein is provided without representation or warranty.