

23700 Harper Avenue, St. Clair Shores, Michigan 48080

MLS#: **2200075065**
 Status: **Active**

Prop Type: **Commercial**

LP: **\$2,900**
 OLP: **\$3,300**



Location Information

County: **Macomb**
 City: **St. Clair Shores**
 Mailing City: **St. Clair Shores**
 MLS Area: **03151 - St. Clair Shores**
 School Dist: **South Lake**
 Location: **N of 9 Mile Rd. / E of Little Mack**
 Directions: **East Side of Harper Ave. North of 9 Mile Rd. At Corner of Pleasant St.**

Lot Information

Acreage: **0.52**
 Lot Dim: **110 X 160**
 Road Frt Feet: **110**
 Water Frt Ft:
 Side of Str:

General Information

Year Built/Rmd: **1945**
 #Units/ \$ Lsd: **0 / -%**
 # Loft Units:
 # Eff/Std Units:
 # 1 BR Units:
 # 2 BR Units:
 # 3 BR Units:
 # 4 BR Units:
 Encroachments: **No**

Business Information

Zoning: **Commercial**
 Current Use: **Restaurant/Food Service**
 Bus Type: **Service**
 Licenses:
 Rent Incl:
 Inv List:
 Inv Incl:
 APOD Avail:

Zone Conform: **Yes**
 Rent Cert'd:
 Restrictions:

Income and Expenses

Monthly Sales: **0**
 Annl Net Inc: **0**
 Annl Gross Inc: **0**
 Annl Oper Exp: **0**

Access To / Distance To

Airport:
 Interstate:
 Railroad:
 Waterway:

Square Footage

Est Sqft Ttl: **2,200**
 Est Sqft Main:
 Est Sqft Office:

Listing Information

Listing Date: **09/11/2020** Pending Date:
 Terms Offered: **Triple Net Lease**
 Access: **Appointment**
 Off Mkt Date:
 Exclusions: **No**
 Possession: **Rental Agreement**
 Trans Type: **Lease**
 Short Sale: **No**

Features

Arch Level: **1 Story**
 Foundation: **Slab**
 Foundation Ft:
 Exterior: **Block/Concrete/Masonry, Wood**
 Comm Feat: **3 Phase Power, 220V Available, Cable TV, Smoke Alarm**
 Comm Ext Feat: **Awning/Overhang(s), Chimney Caps, Outside Lighting**
 Exterior Feat:
 Heating Fuel: **Natural Gas**
 Wtr Htr Fuel: **Natural Gas**
 Water Source: **Municipal Water**
 Out Buildings:
 Entry Location:
 Foundation Mtrl: **Poured**
 Roof Mtrl: **Rubber, Other**
 Heating: **Central Air, Forced Air**
 Plant Heating:
 Office Heating:
 Sewer: **Sewer-Sanitary**
 Road Frontage: **Class A**

Unit Information

Unit Type	Baths	Lavs	Square Ft	Furnished	# of Unit Type	Rent
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Legal/Tax/Financial

Property ID: **1427351046** Ownership: **Private - Owned**
 Tax Summer: **\$7,900** Tax Winter: **\$200** Other/Spec Asmt:
 SEV: **111,200.00** Taxable Value: **66,806.00**
 Legal Desc: **LAKEVIEW GARDENS SUBDIVISION (L4, P88) LOTS 106 AND 107 EXCEPT THE E 15' AND EXCEPT THE W 30' EXC THAT PART TAKEN FOR HARPER AVE also A 28.46% INTEREST IN A PARCEL OF LAND DESCRIBED AS LAKEVIEW GARDENS SUBDIVISION (L4, P88) LOTS 101 & 108 EXC. THE E 3' ALSO THE E 15' OF LOTS 104-107 AND THE E 15' OF THE S 35' OF LOT 103**
 Subdivision: **LAKEVIEW GARDENS**

Office Information

Office: **Keller Williams Home**

Remarks

Pub Rmks: **Bring your restaurant concept to this HOT high traffic count corner location and join the casual, traditional family, ethnic and fast/fresh culinary resurgence of The Gateway To The Great Lakes and Boating Capital of Michigan. An operator with culinary passion can't miss with any offering situated at the junction of Little Mack and Harper surrounded by dense residential, several chain and local eateries and chic retail shops. Owner offers 2,200 sq. ft., a 70 seat floor plan, walk-in cooler, plenty of kitchen space to be creative, comm. water heater, dish wash machine station, 2 restrooms, 3-phase 220v power, vent hoods, rooftop HVAC unit, 3 comp. sinks, sound rubber roof, vinyl plank floor in dining room, tiled service area floors, very ample parking and 2 MONTHS FREE RENT FOR YOUR BUILD OUT. Lease is NNN and can be long term if desired. Contact leasing agent Roy S Callan 248-881-7202 direct/voice/text.**