PAD DEVELOPMENT OPPORTUNITY

28TH STREET SW RETAIL

1001 28TH STREET SW | WYOMING, MI 49509

LAND AVAILABLE: +/- 0.93 ACRES

- HIGH PROFILE LOCATION AT THE INTERSECTION OF BUSY 28TH STREET SW & RILEY AVENUE SW SECONDS FROM US-131 & MINUTES TO I-196
- LARGE DAYTIME, PROFESSIONAL EMPLOYEE PRESENCE IN AREA
- MANY HIGH INCOME ROOFTOPS IN SURROUNDING AREA
- APPROXIMATELY 265' OF ROAD FRONTAGE
- PROMINENT, HIGHLY VISIBLE SIGNAGE AVAILABLE
- ABUNDANT AMOUNT OF PARKING AVAILABLE
- NUMEROUS RETAILERS & RESTAURANTS IN IMMEDIATE AREA
- LESS THAN 10 MINUTES TO DOWNTOWN GRAND RAPIDS
- 185,000 SF OF ADJACENT OFFICE SPACE ATTRACTING QUALITY, PROSPECTIVE CUSTOMERS TO SITE

1 MILE	3 MILE	5 MILE
DAYTIME P	OPULATION	
13,880	108,510	279,053
AVERAGE I	HH INCOME	
\$61,691	\$66,398	\$78,564
HOUSEHO	LDS	
5,158	38,004	105,604





RETAIL TRADE AREA SERVES A POPULATION OF OVER 1,064,215 PEOPLE & 83,500 HIGHER EDUCATION STUDENTS



VISIBLE TO APPROXIMATELY **32,613**VEHICLES PER DAY ON 28TH STREET SW



OVER 500,000 SF OF CRITICAL RETAIL & RESTAURANT MASS ADJACENCIES TO 1001 28TH STREET SW



VISIBILITY EQUIVALENT TO BILLBOARD ADVERTISING COSTS OF \$62,019 PER YEAR

LEASING //





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SITE PLAN





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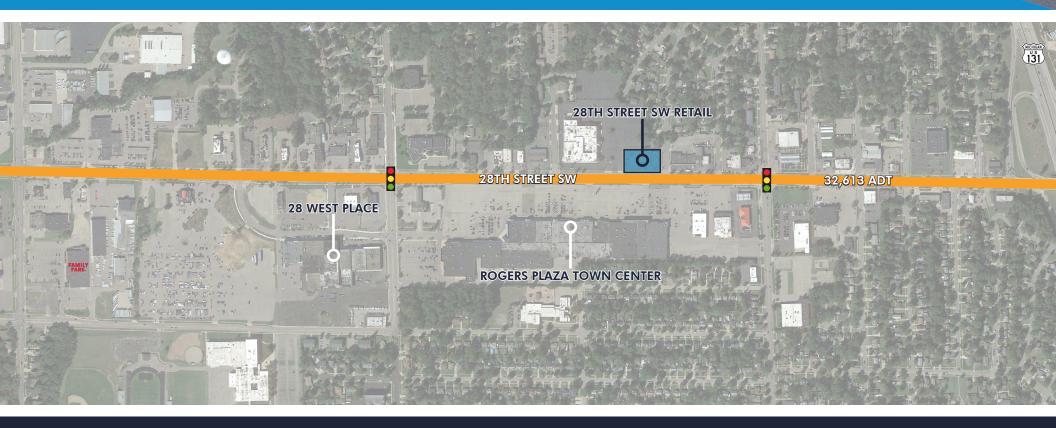
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28TH STREET SW CORRIDOR





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